

Please see questions from the PRC Panel providing the review of the Seattle School District - Olympic Hills Replacement GC/CM project.

1. What incentives are you thinking of in regards to early completion & cost savings?
2. Have specific "top tier" contractors indicated they would not be competing if the project were delivered in the traditional fashion or is this stated as a generic understanding?
3. In Section 5 the applicant lists project "potential risk factors". Please clarify in more detail how the GC/CM Delivery method would specifically mitigate the following potential risks. What role exactly would a GC/CM Contractor play in assisting in mitigating these project risks?
  - \* Potentially volatile escalation period over the next 3 years
  - \* Unpredictable permitting processes for environmental elements
  - \* High degree of community interest in the project
  - \* Challenging geotechnical conditions
  - \* Adjacent property boundaries will require formal Lot Boundary Adjustment
  - \* The proximity to Thornton Creek
4. In Section 4 Project Construction Schedule the applicant describes the schedule as "ambitious," but the schedule provided in Section 4 appears to allow for approx. 22 months of construction and 4 months of FF&E/Owner move in, for a combined duration of 26 months. This schedule seems more than adequate for a new replacement elementary school, even one as large as this. Please explain in more detail why the Applicant considers this schedule challenging, and exactly how a GCCM delivery method would help mitigate such challenge(s).
5. Your documents state that there is, "no practical float in the schedule". What happens if PRC denies your request at this meeting?