

Project Review Committee (PRC)
Application Evaluation Sheet
Public Agency Design-Build Project

Date: 3/27/2025
 Public Agency: Wenatchee School District #246
 Project Name: Wenatchee Valley Technical Skills Center Modernization Project
 PRC Member: Timothy Buckley, Representing the Private Sector

Approved X
 Denied _____

Project Evaluation Criteria
Design-Build

Determine that the Agency's proposed use of Design-Build on the project meets the requirements for alternative contracting procedures:

- A. Provides substantial fiscal benefit or traditional delivery method is not practical.
- B. Project meets qualifying criteria under RCW 39.10.300.
 Public bodies may utilize the DB procedure for public works projects in which the total project cost is over two million dollars and where: *(Pass if meets 1 of 3)*
 1. The construction activities are highly specialized, and a DB approach is critical in developing the construction methodology, or
 2. The projects selected provide opportunity for greater innovation or efficiencies between the designer and the builder; or
 3. Significant savings in project delivery time would be realized.
- C. Public Body has necessary experience or team:
(must meet all 6 to pass; 1 fail fails all)
 1. Project delivery knowledge and experience
 2. Sufficient contract administration personnel with construction experience
 3. Written management plan with clear & logical lines of authority
 4. Necessary & appropriate funding and time to carry out the project
 5. Continuity of project management team with project type & scope experience
 6. Necessary and appropriate construction budget
- D. For Design-Build projects, construction personnel independent of the DB team is knowledgeable in DB process & capable to oversee & administer the contract.
- E. Public Body has resolved any audit findings relative to previous projects.

	Pass	Fail
A.	X	
B.	X	
1.	x	
2.	x	
3.	x	
C.	X	
1.	x	
2.	x	
3.	x	
4.	x	
5.	x	
6.	x	
D.	X	
E.	X	

Overall Evaluation by Committee/Panel Member

Reason for Determination:

Occupied site and buildings justifies the use of alternative delivery as phasing, limiting disruptions, and maintaining risk control for safety is critical in developing the construction methodology.

Observations/Concerns:

All questions and clarifications were satisfactorily provided (the Q&A addendum did not intend to add a full "burn building" to the scope that was not included in the application, but instead a smaller training burn box (perhaps something like a Connex box outfitted for simulation, located somewhere on-site).



Signature

Project Review Committee (PRC)
Application Evaluation Sheet
Public Agency Design-Build Project

Date: 03-27-25
 Public Agency: Wenatchee School District
 Project Name: Technical Skills Center Project
 PRC Member: Marvin Doster

Approved X
 Denied _____

Project Evaluation Criteria
Design-Build

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B. Project meets qualifying criteria under RCW 39.10.300. Public bodies may utilize the DB procedure for public works projects in which the total project cost is over two million dollars and where: <i>(Pass if meets 1 of 3)</i>	X	
1. The construction activities are highly specialized, and a DB approach is critical in developing the construction methodology, or	X	
2. The projects selected provide opportunity for greater innovation or efficiencies between the designer and the builder; or	X	
3. Significant savings in project delivery time would be realized.	X	
C. Public Body has necessary experience or team: <i>(must meet all 6 to pass; 1 fail fails all)</i>		
1. Project delivery knowledge and experience	X	
2. Sufficient contract administration personnel with construction experience	X	
3. Written management plan with clear & logical lines of authority	X	
4. Necessary & appropriate funding and time to carry out the project	X	
5. Continuity of project management team with project type & scope experience	X	
6. Necessary and appropriate construction budget	X	
D. For Design-Build projects, construction personnel independent of the DB team is knowledgeable in DB process & capable to oversee & administer the contract.	X	
E. Public Body has resolved any audit findings relative to previous projects.	N/A	

Overall Evaluation by Committee/Panel Member

Reason for Determination:

SP staff has done educational work for their role.
(clarified in Q&A)

Observations/Concerns:

Construction within an occupied building/campus

[Signature]
 Signature

Project Review Committee (PRC)
Application Evaluation Sheet
Public Agency Design-Build Project

Date: 3/27/25
 Public Agency: Wenatchee School District
 Project Name: Wenatchee Valley Technical Skills Center Modernization Project
 PRC Member: Heather Munden

Approved X
 Denied _____

Project Evaluation Criteria
Design-Build

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	Pass	Fail
A.	X	
B.		
1.	X	
2.	X	
3.	X	
C.		
1.	X	
2.	X	
3.	X	
4.	X	
5.	X	
6.	X	
D.	X	
E.	X	

Overall Evaluation by Committee/Panel Member

Reason for Determination:

Very well thought out proposal and presentation. Based on the information provided, PDB seems to make a lot of sense.

Observations/Concerns:

If there are any other agencies near you that have PDB experience I would suggest reaching out to them for feedback/lessons learned.

Heather Munden
 Signature

Project Review Committee (PRC)
Application Evaluation Sheet
Public Agency Design-Build Project

Date: March 27, 2025
 Public Agency: Wenatchee School District
 Project Name: Wenatchee Valley Technical Skills Center
 PRC Member: Jeannie Natta

Approved X
 Denied _____

Project Evaluation Criteria
Design-Build

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	Pass	Fail
A.	X	
B.	X	
1.	X	
2.	X	
3.	X	
C.	X	
1.	X	
2.	X	
3.	X	
4.	X	
5.	X	
6.	X	
D.	X	
E.	X	

Overall Evaluation by Committee/Panel Member

Reason for Determination:

Love that they are engaging students. I appreciate that they are making an effort to educate themselves on progressive design build. I encourage them to send some of their staff to DBIA training.

Observations/Concerns:

Jeannie Natta
Digitally signed by Jeannie Natta
 DN: C=US, E=jnatta@uw.edu, O=UW Facilities, OU=Project Delivery Group, CN=Jeannie Natta
 Date: 2025.03.27 15:19:02-0700

Signature

Project Review Committee (PRC)
Application Evaluation Sheet
Public Agency Design-Build Project

Date: March 27, 2025

Approved X

Public Agency: Wenatchee School District #246

Denied _____

Project Name: Wenatchee Valley Technical Skills Center Modernization Project

PRC Member: Ron Paananen

Project Evaluation Criteria
Design-Build

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- D. For Design-Build projects, construction personnel independent of the DB team is knowledgeable in DB process & capable to oversee & administer the contract.
- E. Public Body has resolved any audit findings relative to previous projects.

	Pass	Fail
A.	X	
B.		
1.		X
2.	X	
3.	X	
C.		
1.	X	
2.	X	
3.	X	
4.	X	
5.	X	
6.	X	
D.	X	
E.	X	

Overall Evaluation by Committee/Panel Member

Reason for Determination:

A relatively large PDB project for a small agency without alternative delivery experience, but WSD has done a good job engaging with the DB industry and has brought on appropriate subject matter experts and Project Management support.

Observations/Concerns:

Given the staging issues and working within existing facilities, PDB is a good delivery choice for this project.


 Signature

Project Review Committee (PRC)
Application Evaluation Sheet
Public Agency Design-Build Project

Date: March 27, 2025
 Public Agency: Wenatchee School District
 Project Name: Wenatchee Valley Technical Skills Center Modifications Project
 PRC Member: Catina Patton

Approved X
 Denied _____

Project Evaluation Criteria
Design-Build

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A. Provides substantial fiscal benefit or traditional delivery method is not practical.	X	
B. Project meets qualifying criteria under RCW 39.10.300. Public bodies may utilize the DB procedure for public works projects in which the total project cost is over two million dollars and where: <i>(Pass if meets 1 of 3)</i>		
1. The construction activities are highly specialized, and a DB approach is critical in developing the construction methodology, or	X	
2. The projects selected provide opportunity for greater innovation or efficiencies between the designer and the builder; or	X	
3. Significant savings in project delivery time would be realized.	X	
C. Public Body has necessary experience or team: <i>(must meet all 6 to pass; 1 fail fails all)</i>		
1. Project delivery knowledge and experience	X	
2. Sufficient contract administration personnel with construction experience	X	
3. Written management plan with clear & logical lines of authority	X	
4. Necessary & appropriate funding and time to carry out the project	X	
5. Continuity of project management team with project type & scope experience	X	
6. Necessary and appropriate construction budget	X	
D. For Design-Build projects, construction personnel independent of the DB team is knowledgeable in DB process & capable to oversee & administer the contract.	X	
E. Public Body has resolved any audit findings relative to previous projects.	X	

Overall Evaluation by Committee/Panel Member

Reason for Determination:

Meets the criteria for Design Build

Observations/Concerns:

Great presentation!

Catina Patton

Signature

Project Review Committee (PRC)
Application Evaluation Sheet
Public Agency Design-Build Project

Date: 3/27/2025
 Public Agency: Wenatchee School District
 Project Name: Wenatchee Valley Tech Skills Ctr Modifications
 PRC Member: Kevin Thomas

Approved x
 Denied _____

Project Evaluation Criteria
Design-Build

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	Pass	Fail
A.	x	
B.		
1.	x	
2.	x	
3.	x	
C.		
1.	x	
2.	x	
3.	x	
4.	x	
5.	x	
6.	x	
D.	x	
E.	x	

Overall Evaluation by Committee/Panel Member

Reason for Determination:

A learning environment like this is critical to the development of future local workforce that will give the area an opportunity to maintain local labor and talent.

Observations/Concerns:

Complex construction project

K.M. Thomas
 Signature

Project Review Committee (PRC)
Application Evaluation Sheet
Public Agency Design-Build Project

Date: 3/27/25
 Public Agency: Wenatchee School District
 Project Name: WENATCHEE VALLEY TECHNICAL SKILLS CENTER MODIFICATIONS DESIGN-BUILD PROJECT
 PRC Member: Taine Wilton

Approved X
 Denied _____

Project Evaluation Criteria
Design-Build

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	Pass	Fail
A.	X	
B.	X	
1.	X	
2.	X	
3.	X	
C.	X	
1.	X	
2.	X	
3.	X	
4.	X	
5.	X	
6.	X	
D.	X	
E.	X	

Overall Evaluation by Committee/Panel Member
 Reason for Determination:

Cost control, long lead procurement, early collaboration with City of Wenatchee and early notice to contractors and architects of upcoming project. Already involving students, engaged in process. Budget includes unforeseen conditions and will upgrade fire/life safety as needed – part of 10-year masterplan, project includes apparatus bay and small self-contained controlled burn Connex. Many firms voiced approval of the project

Observations/Concerns:

Increased demand for programming. Outreach to other districts, has knowledgeable partners

Wilton, Taine E. (ESC)  Digitally signed by Wilton, Taine E. (ESC)
DN: CN="Wilton, Taine E. (ESC)", O=Edmonds School District
 Date: 2025.03.27 15:25:51-07'00'

Signature _____