

OFFICE OF FINANCIAL MANAGEMENT							
2023-25 Biennium							
WASHINGTON STATE MAJOR PROJECT STATUS REPORT							
June 2025							
Agency	Bellingham Technical College						
Project Name	Campus Center Emergency						
OFM Project Number(s)	40000916						
Contact Information							
Name	Dave Jungkuntz						
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Project Information							
Project Description: (Include a brief summary of the project and the programs it supports.)	A major structural failure on a 3-story truss was discovered in Fall 2022. Emergency repairs followed and additional structural investigations found more design and construction issues related to both gravity load and seismic integrity. Building occupants were relocated to other areas on campus until construction is completed. The 70,000 square foot building houses campus Library & e-Learning, Associated Student Body space, Campus Tutoring, Trio-support, Computer Networking program, Business Computing						
Project Status: (Include scope or budget changes, phase updates, identified project delivery issues, discussion of critical path for construction and any potential for project cost overruns or claims.)	Since the December 2025 status update, foundation and interior building demolition scope completed; Micropile scope has been completed; Steel Brace Frame material were received and are nearing completion; concrete rebar has been installed and concrete slabs are being repoured and nearing completion; interior finish restoration is starting with the initial steel framing scope; Roof demolition and structural deck improvements are getting started to align with the better summer weather. Gusset plate work continues on the main trusses and will continue through the summer. Roof work demolition will provide roof deck conditions that may impact scope of roof deck repairs. Interior restoration and system restarts are scheduled for the Summer and Fall of 2025 with substantial completion planned for December 2025.						
Funding							
All State & Local Sources, Project Transfers and Amounts							
	Expenditures		Current Plan				
Phase & Fund Type	Prior Expended	2023-25 Expended	2023-25 Remaining	2025-27 Plan	Future Plan	TOTAL	Notes
Predesign	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
057 - State Bldg. Const Acct						0	
XXX - Other State Funding						0	
Local Funds						0	
Other Funds & Transfers - Insert Row Here						0	
Design	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
057 - State Bldg. Const Acct						0	
XXX - Other State Funding						0	
Local Funds						0	
Other Funds & Transfers - Insert Row Here						0	
Construction	\$ -	\$ 10,349,108	\$ 13,428,892	\$ -	\$ -	\$ 23,778,000	
057 - State Bldg. Const Acct		7,155,108	7,228,892			14,384,000	D25-R709
057 - State Bldg. Const Acct		500,000	0			500,000	D09-R551
060 - State Bldg. Const Acct		229,000	0			229,000	D06-R609
057 - State Bldg. Const Acct		70,000	0			70,000	D12-R611
057 - State Bldg. Const Acct		1,231,000	0			1,231,000	D14-R615
057 - State Bldg. Const Acct		1,164,000	0			1,164,000	D17-R616
060 - Other State Funding		0	5,000,000			5,000,000	D24-R676
147 - Local Funds		0	1,200,000			1,200,000	R10-R601
Other Funds & Transfers - Insert Row Here						0	
TOTALS	\$ -	\$ 10,349,108	\$ 13,428,892	\$ -	\$ -	\$ 23,778,000	
Details							
Construction Type	College classroom facilities	Project Administered By		DES			
% of Bldg. Area that is being remodeled	100%	Art Requirement Applies		Yes			
Procurement Method	GCCM	Higher Ed Institution		Yes			
Statistics							
Complete the table below with information from the cost estimate submitted with the predesign study, the cost estimate of the project as funded and the actual cost data to date or at completion. Explain any variances in the Notes column or below.	Estimate at Approved Predesign	Estimate of the Project as Currently Funded	Actuals to Date	Estimate as Currently Funded to Actuals Variance	Notes		
Gross Sq Ft (GSF)		68,093	68,093	-			
Usable Sq Ft (USF)		63,258	63,258	-			
Space Efficiency (USF/GSF %):		93%	93%	0%			
Site Work SF:				-			
Demolition SF (provide building names in comments):				-			
MACC/Bid Award COST/GSF		\$ 175.43	\$ 95.81	\$ (79.61)			
Construction Subtotal COST/GSF (Includes change orders)		\$ 276.96	\$ 115.64	\$ (161.32)			
Milestone Dates							
Predesign Complete							
Start Design		3/1/2023	3/1/2023	0 mo.			
Bid Due Date		6/1/2024	6/1/2024	0 mo.			
Notice to Proceed		7/1/2024	7/1/2024	0 mo.			
Substantial Completion		6/1/2026					
Final Acceptance/Project Close-out Date							

Project Costs					
Complete the table below with information from the cost estimate submitted with the predesign study, the cost estimate of the project as funded and the actual cost data to date or at completion. Explain any variances in the Notes column or below.	Cost Estimate at Approved Predesign	Cost Estimate of the Project as Currently Funded	Actual Costs to Date	Estimate as Currently Funded to Actuals Variance	Notes
Acquisition					
Acquisition Costs Total				\$ -	
Consultant Services					
Pre-Schematic Design Services		15,030	6,500	\$ (8,530)	23-077: A&E
AE Basic Service Fee - Construction Documents		1,249,317	385,826	\$ (863,491)	24-049: A&E
Extra Services - Pre-Bid		712,505	238,431	\$ (474,074)	3rd Party Testing
AE Basic Service Fee - Bid/Construction/Closeout		475,029	385,826	\$ (89,203)	24-049: A&E
Other Services - Post Bid		226,309		\$ (226,309)	
Design Services Contingency		139,109		\$ (139,109)	
Consultant Services Total	\$ -	\$ 2,817,299	\$ 1,016,583	\$ (1,800,716)	
Construction					
Site Work				\$ -	
Related Project Costs				\$ -	
Facility Construction		11,945,366	6,524,229	\$ (5,421,137.00)	23-077; 24-049: E & H
Maximum Allowable Construction Cost (MACC) Subtotal	\$ -	\$ 11,945,366	\$ 6,524,229	\$ (5,421,137.00)	
Construction Contingencies		2,389,074		\$ (2,389,074.00)	
Non-Taxable Items				\$ -	
Sales Tax		1,525,373	647,717	\$ (877,656.00)	24-049: E
GCCM Costs		2,402,075	702,334	\$ (1,699,741.00)	24-049: G
GCCM Risk Contingency		597,269		\$ (597,269.00)	
Construction Contracts Total	\$ -	\$ 18,859,157	\$ 7,874,280	\$ (10,984,877.00)	
Other Project Costs					
Equipment		883,199	265,511	\$ (617,688)	Prtbles; Eqmt;
Art Work		106,912	-	\$ (106,912)	
Project Management		22,737		\$ (22,737)	
Other Costs (describe)				\$ -	
Other Project Costs Total	\$ -	\$ 1,012,848	\$ 265,511	\$ (747,337.00)	
Total Project Costs	\$ -	\$ 22,689,304	\$ 9,156,374	\$ (13,532,930)	
Additional comments:					
WA Arts Commission June 2025: Consultation initiated					