



**Committee on Transportation and Infrastructure**  
**U.S. House of Representatives**

**Washington, DC 20515**

**Bill Shuster**  
**Chairman**

**Nick J. Rahall, III**  
**Ranking Member**

**AMENDED COMMITTEE RESOLUTION**

Christopher P. Bertram, Staff Director

James H. Zola, Democrat Staff Director

**ALTERATION**  
**911 FEDERAL BUILDING**  
**PORTLAND, OR**  
**POR-0033-PO15**

*Resolved by the Committee on Transportation and Infrastructure of the U.S. House of Representatives, that pursuant to 40 U.S.C. §3307, appropriations are authorized for repairs and alterations to upgrade the electrical system in the 911 Federal Building located at 911 NE 11<sup>th</sup> Avenue in Portland, Oregon, at a design cost of \$683,000, an estimated construction cost of \$6,083,000 and a management and inspection cost of \$673,000 for a total estimated project cost of \$7,439,000, a prospectus for which is attached to and included in this resolution. This resolution amends amounts authorized in the Committee on Transportation and Infrastructure resolution of February 28, 2013 authorizing prospectus number PEX-00001.*

*Provided, that the General Services Administration shall not delegate to any other agency the authority granted by this resolution.*

Adopted: July 16, 2014

Bill Shuster, M.C.  
Chairman

**PROSPECTUS – ALTERATION  
911 FEDERAL BUILDING  
PORTLAND, OR**

Prospectus Number: POR-0033-PO15  
Congressional District: 3

**FY2015 Project Summary**

The General Services Administration (GSA) proposes a repair and alteration project to upgrade the electrical system in the 911 Federal Building located at 911 NE 11th Avenue, Portland, OR. The majority of the electrical equipment is original to the 1953 construction and has reached the end of its useful life. The parts are no longer manufactured, therefore when replacement parts are needed, parts have to be fabricated at great expense to the government and repairs cause service interruptions for extended period of time.

This project was among those previously included in GSA's FY 2013 Capital Investment and Leasing Program's Exigent Needs prospectus. Although the prospectus was approved by the Senate Committee on Environment and Public Works and the House Committee on Transportation and Infrastructure on July 24, 2012, and February 28, 2013, respectively, no funds were ever appropriated. GSA will not seek to have the Exigent Needs prospectus funded in the aggregate. Instead, the agency will seek individual prospectus approval and funding for certain of the projects originally included as part of the Exigent Needs prospectus, such as the work described in this prospectus

For FY 2015, this prospectus proposes repairs and alterations to the 911 Federal Building at a total cost of \$7,439,000.

**FY2015 Committee Approval and Appropriation Requested**

(Design, ECC, M&I) .....\$7,439,000

**Major Work Items**

Electrical system upgrade

**Project Budget**

Design .....	\$683,000
Estimated Construction Cost (ECC) .....	6,083,000
Management and Inspection (M&I).....	<u>673,000</u>
<b>Estimated Total Project Cost (ETPC).....</b>	<b><u>\$7,439,000</u></b>

\*Tenant agencies may fund an additional amount for alterations above the standard normally provided by the GSA.

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<u>Schedule</u>	<u>Start</u>	<u>End</u>
Design and Construction	FY2015	FY2017

**Building**

Constructed in 1953, the 911 Federal Building is an eight-story steel-framed structure with 312,447 gross square feet of space. The basement level has one level of underground parking with 83 spaces. The 911 Federal Building is connected to and shares infrastructure with the neighboring Bonneville Power Administration Federal Building and together they are known as the Eastside Federal Complex.

**Tenant Agencies**

Congress; U.S. Department of Agriculture; Department of Energy; Department of Labor; Department of Interior; Department of Homeland Security; GSA

**Proposed Project**

The proposed project consists of upgrades to the electrical distribution system to meet current code and improve serviceability. In addition, a lightning protection system will be installed and sub-metering will be installed at strategic locations throughout the building to aid with energy conservation measures.

**Major Work Items**

Upgrade electrical system	<u>\$6,083,000</u>
<b>Total ECC</b>	<b>\$6,083,000</b>

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**Justification**

The electrical distribution system is original to the 1953 construction of the building and is near the end of its useful life. The current system has reliability issues and parts must be custom fabricated whenever repairs are done. These repairs cause service interruptions for extended time periods. While undertaking these upgrades, sub-metering will be installed at strategic locations through-out the building to aid with energy conservation measures.

The building does not have a lightning protection system and a facility condition assessment indicated that the building has a moderate to high risk per National Fire Protection Association standards.

**Summary of Energy Compliance**

This project will be designed to conform to requirements of the Facilities Standards for the Public Buildings Service and will implement strategies to meet the Guiding Principles for High Performance and Sustainable Buildings. GSA encourages design opportunities to increase energy and water efficiency above the minimum performance criteria.

**Prior Appropriations**

None

**Prior Committee Approvals**

<b>Prior Committee Approvals</b>			
<b>Committee</b>	<b>Date</b>	<b>Amount</b>	<b>Purpose</b>
Senate EPW	7/25/2012	\$7,000,000	Exigent Needs – Electrical Service & Distribution Equipment
House T&I	2/28/2013	\$7,000,000	Exigent Needs – Electrical Service & Distribution Equipment



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**Prior Prospectus-Level Projects in Building (past 10 years)**

<b>Prospectus</b>	<b>Description</b>	<b>FY</b>	<b>Amount</b>
111-5 (ARRA)	High Performance Green Building including HVAC upgrades, and green roof installation.	2010	\$4,079,000

**Alternatives Considered (30-year, present value cost analysis)**

There are no feasible alternatives to this project. This is a limited scope renovation and the cost of the proposed project is far less than the cost of leasing or constructing a new building.

**Recommendation**

ALTERATION

GSA

PBS

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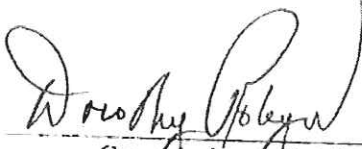
Prospectus Number: POR-0033-PO15  
Congressional District: 3

**Certification of Need**

The proposed project is the best solution to meet a validated Government need.

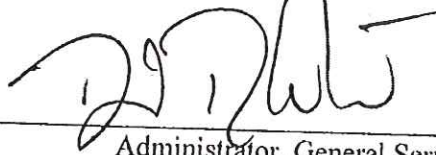
Submitted at Washington, DC, on March 6, 2014

Recommended:



Commissioner, Public Buildings Service

Approved:



Administrator, General Services Administration