



NATIONAL WESTERN CENTER

DENVER  COLORADO

INDUSTRY FORUM

National Western Center Program Update

September 14, 2017

TODAY'S AGENDA



Campus Vision – *setting the stage*

Program Update – *what's been going on*

Framework Agreement – *partnerships*

Scope, Schedule and Budget – *program governance*

Capital Build Procurements – *rounding out 2017*

FIVE PARTNERS ONE VISION



OUR SHARED VISION



**BE THE GLOBAL DESTINATION FOR AGRICULTURAL
HERITAGE AND INNOVATION**

OUR GUIDING PRINCIPLES

**Community &
Neighborhood
Integration**

**Engage River
& Nature**

**Inspire Health
& Wellness**

**Grow Local,
Regional &
Global
Intelligence**

**Create Fun &
Entertaining
Experiences**

**Embrace An
Ethic of
Regeneration**

**Build Cultural
Crossroads**

**Be Pioneering:
Break Trail &
Foster
Innovation**

**Celebrate
Western
Heritage**

**The National
Western Center**

A UNIQUE CAMPUS

Opportunities - Past, Present & Future

- 250-acres at buildout
- Creates a new front door into downtown Denver
- A place that honors our past for future generations
- Year-round uses across entertainment, education and agribusiness
- “Bridge” between rural and urban interests
- Positions Colorado to become the “silicon valley of agriculture”



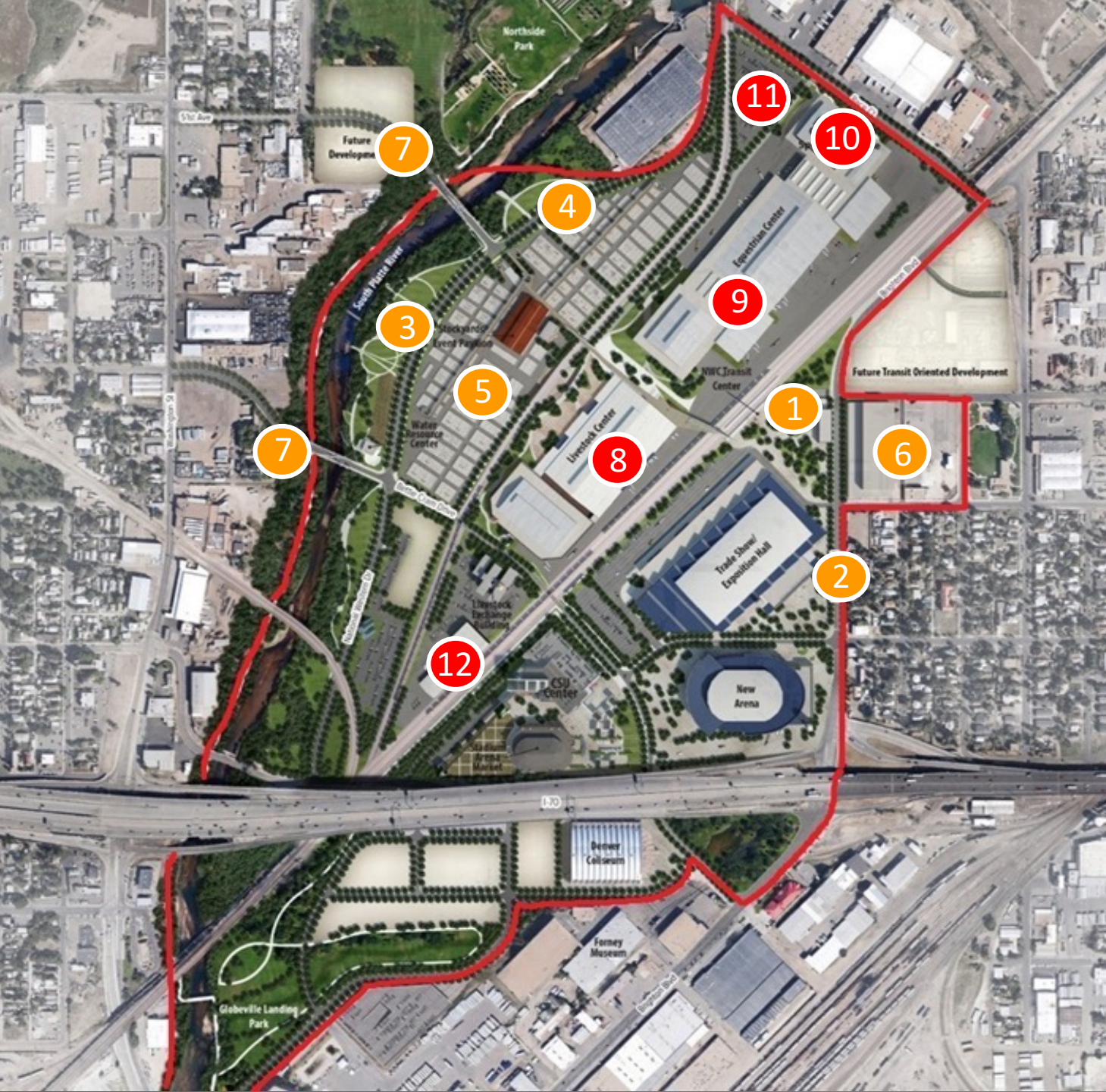
NWC MASTER PLAN

PHASE 1

- 1 NWC TRANSIT STATION
- 2 BRIGHTON BLVD.
- 3 SOUTH PLATTE RIVERFRONT
- 4 NEW NAT'L WESTERN DRIVE
- 5 STOCK YARDS AND STOCK YARDS EVENT CENTER
- 6 MIXED-USE TRANSIT-ORIENTED DEVELOPMENT W/PARKING
- 7 NEW BRIDGES AT 49TH & 51ST STREETS

PHASE 2

- 8 LIVESTOCK CENTER
- 9 EQUESTRIAN CENTER
- 10 CSU EQUINE FACILITY
- 11 CSU WATER RESOURCE CENTER
- 12 MAINTENANCE FACILITY



FRAMEWORK AGREEMENT

Equity Partners



The Framework Agreement represents the first legally binding “agreement” between the three equity partners who have been working together on the National Western Center since 2013.

FRAMEWORK AGREEMENT

Code of the West

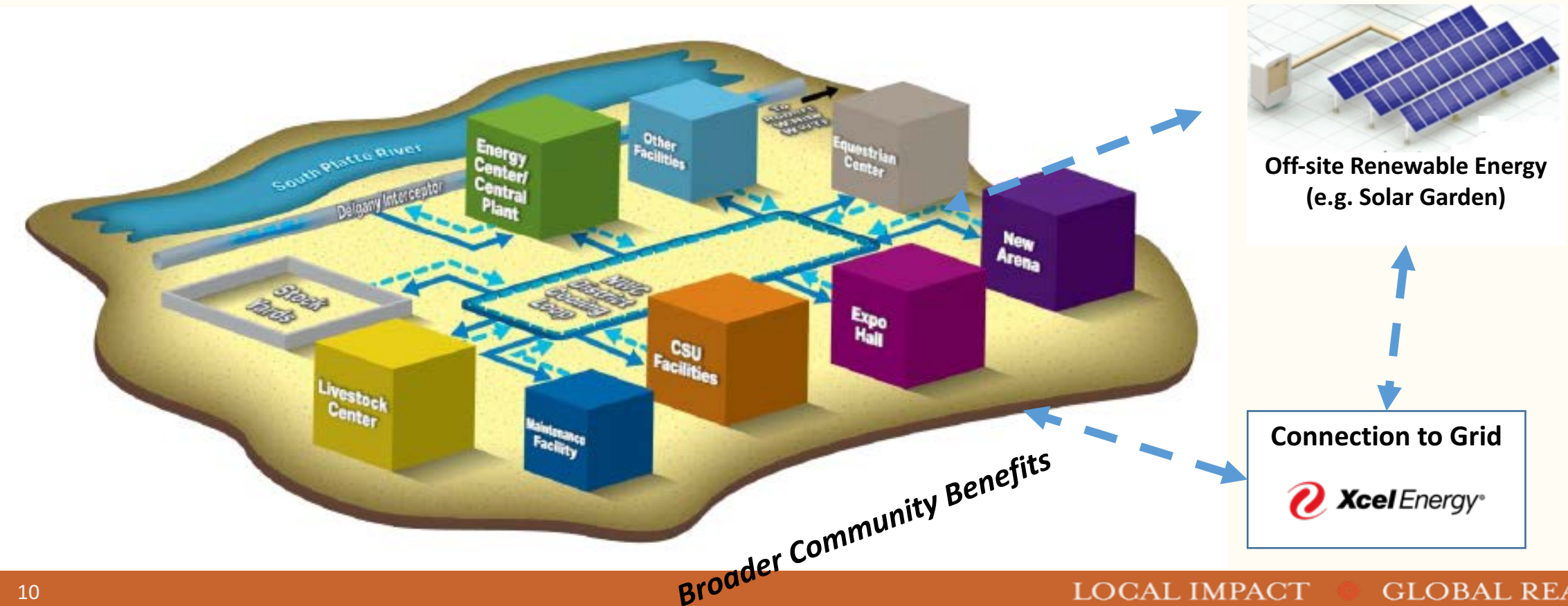
- 1. Live each day with courage*
- 2. Take pride in your work*
- 3. Always finish what you start*
- 4. Do what has to be done*
- 5. Be tough, but fair*
- 6. When you make a promise, keep it*
- 7. Ride for the brand*
- 8. Talk less and say more*
- 9. Remember that some things aren't for sale*
- 10. Know where to draw the line*

- The National Western Stock Show at the NWC campus for the next 100 years
 - Initial term of 50 years
 - Two (2) 25 year renewal periods
- Establishes an Authority Board as the Campus Operator
- 11 voting Directors
- Authority anticipated to be formalized in Q1 2018

AUTHORITY PROCUREMENT

NWC Campus-wide District Energy RFQ

Deliver a campus-wide district energy (thermal and electric) system to the National Western Center Authority (“Authority”)



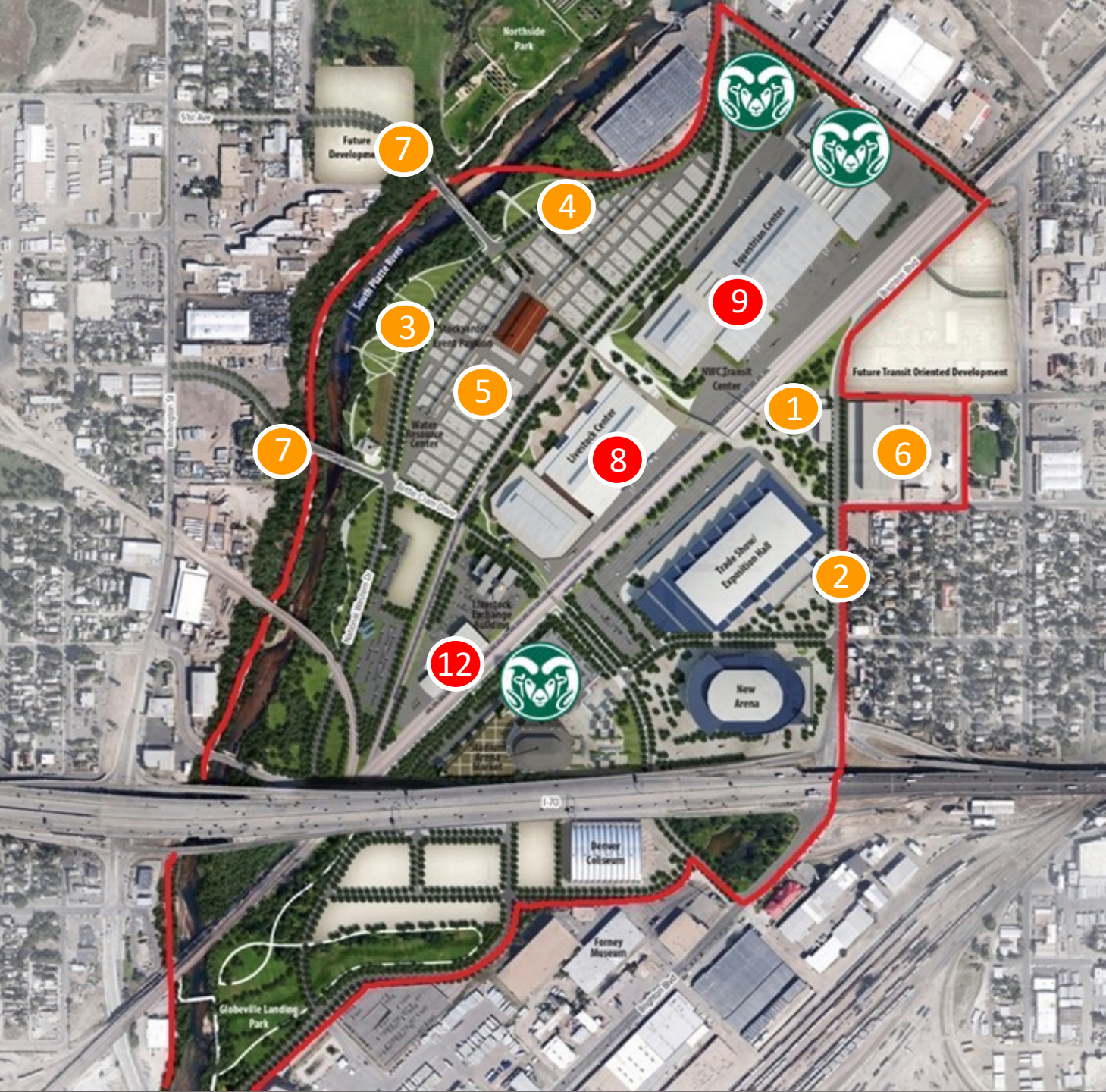
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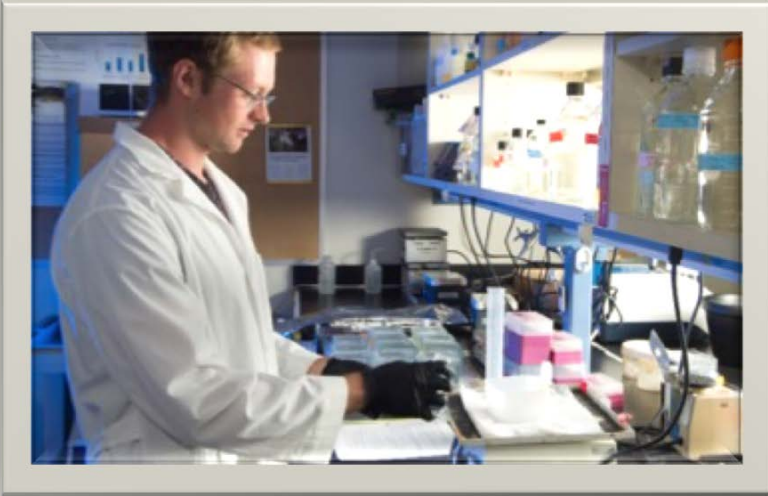
CSU UPDATE

House Bill 15-1344 Process

Funding stream is separate from all other higher education requests, allocated by House Bill 15-1344

Process for Each CSU Facility:

- Program Plans including cost estimate created
- Program Plan moves through usual steps for state approval
- If approved, included in the Governor's Annual Budget and approved by legislature



CSU UPDATE



Coordination with overall NWC program

- CSU will purchase pad-ready sites for CSU facilities
- Design standards for CSU facilities will follow site-wide standards
- CSU researchers will look for opportunities to use the full site as a “living lab” in collaboration with NWCA and partners
- CSU facilities will interact with public realm as determined via Placemaking



CONTACT INFORMATION

Shawn Ropp

Icon Venue Group

shawn.ropp@iconvenue.com

CSU UPDATE

Schedule and Procurement for CSU

- CSU/ICON evaluating delivery methodologies
- Animal Health Facility (ESMC and Small Animal Clinic) Program Plan
- Water Resources Center Design Procurement with Denver Water – Q1 2018
- Groundbreaking for Water Resources Center with Denver Water – Q3/Q4 2019
- Animal Health Design Procurement – Q1 2018
- Groundbreaking for Animal Health Facility – Q4 2019
- CSU Center timing – To Be Determined

Capital Improvements Program

Overview

Approximately \$1 million / year

Repairs & Upgrades to Existing Facilities

- Improve Safety
- Enhance Visitor Experience

The WSSA Legacy Building – a home for the next 100 years

100,000+/- GSF

3 to 4 Stories

Multi-Use:

- ✓ Offices, Board Room
- ✓ National Western Club
- ✓ Event & Meeting Spaces
- ✓ Balcony / Views to Yards
- ✓ National Western Permanent Art Collection
- ✓ Heritage Displays
- ✓ Flexible Exhibit / Gallery Space

How to be notified of WSSA Opportunities

Capital Improvements

- Post to NWC & NWSS sites
- E-mail blast using NWC list
- May not be on Work4Denver if procured directly by WSSA
- If by WSSA, will also advertise via notice to industry associations and/or in Daily Journal

Legacy Building

- Competitive process
- After Capital Campaign

NWSS Contact Information



Kye Holtan-Brown
Project Manager,
Owner's Representative

NWSS-CM@NationalWestern.com

303-299-8642



NATIONAL WESTERN CENTER



PHASES I & 2 CAPITAL BUILD

CAPITAL BUILD BASELINE BOOK

NWC Program Baseline Book

The official document for the inclusive scope, schedule and budget for a program

Scope: A detailed description of the facilities, infrastructure and services to be built.

Schedule: When we plan to do the scope items.

Budget: The maximum amount of money that we have to spend on the things we will build or do during the time we plan to do it.

It will inform all capital build procurements



PROGRAM UPDATE

CAMPUS PLACEMAKING

MIG

Project management

Community engagement

Built form, campus character and campus cultural plans

Market analysis

Program refinement

Public realm study

Design standards and guidelines

Design review implementation strategy

15% and 30% infrastructure design

M/WBE Goal of 24%

24-36 month contract term

PROGRAM UPDATE

**INTEGRATED
DEMOLITION**

**SAUNDERS
CONSTRUCTION**

Interim Property Management Services

Community Communications

Small Business Outreach/Inclusion

Cost Estimating

Project Scheduling/Planning Permitting

Facility Abatement

Facility Demolition

Minor Soil Remediation

Leave Behind Plan Implementation

M/WBE Goal of 18%
36 month contract term

NWC CAPITAL BUILD BASELINE BOOK SCHEDULE

Design and Construction Schedule Only

Program Activities	2016				2017				2018				2019				2020				2021				2022				2023				2024				2025											
	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4												
Program Milestones																																																
Initial Program Financing	◆																																															
Program Execution and Completion	■																																															
Program and Financial Closeout																																																
RTA Completion Deadline																																																
◆																																					◆											
Program Planning and Preliminary Design																																																
Mobilization					■																																											
Site Investigation and Survey					■				■																																							
Studies and Campus Placemaking					■				■																																							
Site Infrastructure																																																
Land Acquisition	■				■				■																																							
Main Access Road and Utilities	■				■				■																																							
Demolition and Abatement					■				■																																							
Rail Consolidation					■				■																																							
Environmental Remediation					■				■																																							
Site Clearance, Earthwork and Grading					■				■																																							
Campus Roads and Utilities					■				■																																							
Bridges and Tunnels					■				■																																							
NWC Grounds																																																
New Stockyards									■																																							
Cattle Tie Area									■																																							
Riverfront Open Space													■																																			
NWC Venues																																																
Stockyards Event Center									■																																							
Livestock Center									■																																							
Equestrian Center									■																																							
NWC Other Facilities																																																
Parking Garage									■																																							
Maintenance and Operations Building									■																																							
NWC Partners - Pad-Ready Sites																																																
Water Resources Center (CSU and DW)									■																																							
Equine Sports Medicine Clinic (CSU)									■																																							
NWC Partners - Future Development Sites																																																
CSU Center (Timing TBD)																																																
NWSS Legacy Building (Timing TBD)																																																

August 2017



Anticipated Trades:

- Site clearance
- Paving
- Utilities
- Landscape
- Traffic signals
- Bridge construction
- Striping

* This list is not all inclusive of the work to be performed

4TH QUARTER 2017 PROCUREMENTS

BRIGHTON BOULEVARD 47TH AVENUE TO RACE COURT

Widening of Brighton Blvd. to add a two-way left turn lane and a flex/parking lane. Addition of a two-way cycle track, sidewalks and amenity zones. Replacement of Brighton Blvd. Bridge over Race Street as well as concrete paving, traffic signals and lighting work.

Key Construction Procurement Information

Anticipated Advertisement Date: Mid to Late October 2017

Contract Type: Work Order; Brighton Blvd. Integrated Contract

Anticipated Project Budget: \$10m- \$13m

M/WBE: Pending Goals Committee

Anticipated Construction Start: February 2018



Anticipated Trades:

- Rail engineering
- Architecture
- Bridge engineering
- Grading and drainage

* This list is not all inclusive of the work to be performed

4TH QUARTER 2017 PROCUREMENTS

DRIR RAIL CONSOLIDATION & MAINTENANCE FACILITY

Professional Design Services for the Consolidation of the Denver Rock Island Rail Road (DRIR) through the NWC Campus and Design for the Replacement Maintenance Facility to enable the Capital Build.

Key Design Procurement Information

Anticipated Advertisement Date: Early October 2017

Contract Type: Not to Exceed

Anticipated Project Budget: \$3m-\$3.5m

M/WBE: 14%

Anticipated Design Start: February 2018

Anticipated Construction Start: October 2018

4TH QUARTER 2017 PROCUREMENTS

HORIZONTAL PORTFOLIO DESIGNER

Task Order Based Professional Design Services to design the Horizontal Portfolio for the Campus Development. Major scope elements are anticipated to include: Enabling Works, Riverfront Open Space, Site Wide Infrastructure, DPS Remediation, Site Investigations & Survey, Race Court, National Western Drive and Bettie Cram Drive.

Anticipated Trades:

- Civil, structural, geotechnical design
- Utilities design
- Landscape design
- Design coordination and integration
- Traffic engineering
- Hydrology and Hydraulics Design
- Environmental design
- Railroad coordination and permitting
- Geotechnical & environmental investigations
- Preconstruction/Construction support services

Key On-Call Contract Procurement Information

Anticipated Advertisement Date: Mid October 2017

Contract Type: On-Call; Task Order Based

Anticipated Contract Capacity: \$ 25m

M/WBE: 19%

Anticipated Contract Duration: 3 to 5 Years

Anticipated Design Start: March 2018

* This list is not all inclusive of the work to be performed

4TH QUARTER 2017 PROCUREMENTS

HORIZONTAL PORTFOLIO INTEGRATED CONSTRUCTION CONTRACT

Work Order Based Integrated Construction Contract to enable the Horizontal Portfolio. Major scope elements are anticipated to include: Enabling Works, Riverfront Open Space, Site Wide Infrastructure, DPS Remediation, Site Investigations & Survey, Race Court, National Western Drive, Bettie Cram Drive and DRIR Rail Consolidation.

Anticipated Trades:

- Site clearance
- Paving
- Utilities
- Landscape
- Traffic signals
- Bridge construction
- Striping

* This list is not all inclusive of the work to be performed

Key Integrated Contract Procurement Information

Anticipated Advertisement Date: Q4 2017

Contract Type: Integrated Work Order Based; Task Order Based

Anticipated Contract Capacity: \$200m-\$250m

M/WBE: Pending Goals Committee

Anticipated Contract Duration: 3 to 5 Years

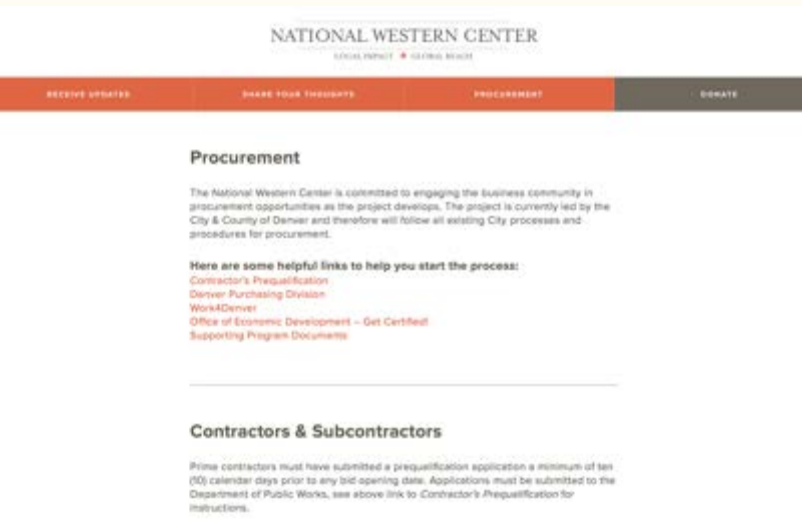
Anticipated Contract Start: Q2 2018

HOW TO CONNECT WITH US



RECEIVE UPDATES

- Follow us on social media
- Sign-up to receive updates
- Visit the Program Website
- Email the Mail Bag



www.nationalwesterncenter.com

nwcprocurement@denvergov.org

Advertisement for Procurements:

www.work4denver.com

Procurement Process Questions?

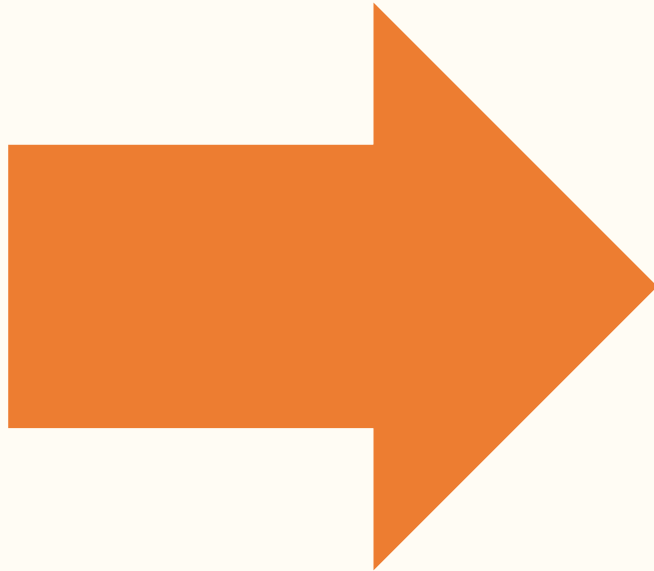
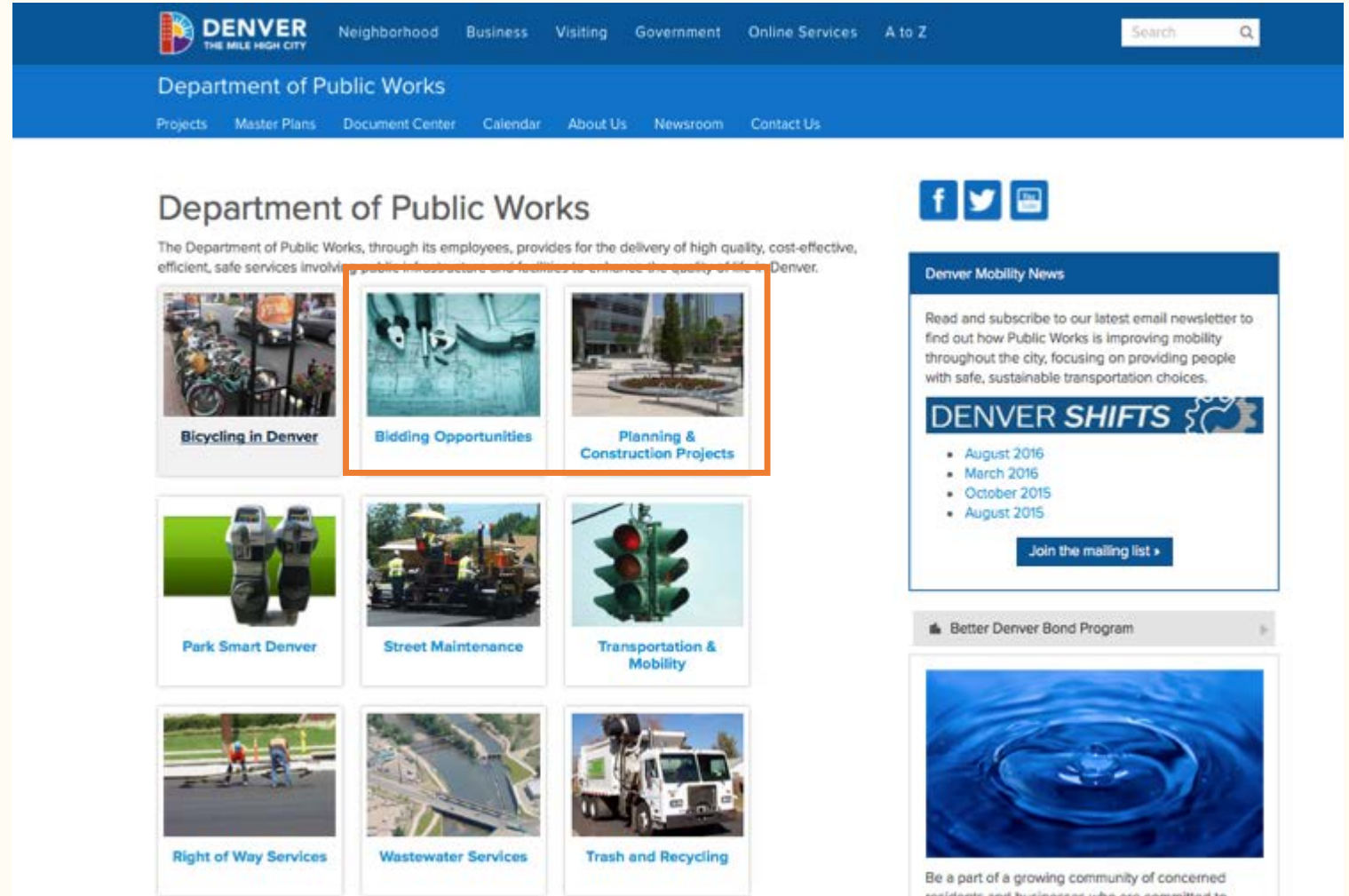
Jill Ferguson- PW Contracts Procurement Manager

Jill.Ferguson@denvergov.org 720-913-1773

Beth Zollo- PW Procurement and Contract Manager

Elizabeth.zollo@denvergov.org 720-913-1774

WE ARE NOT THE ONLY RODEO IN TOWN

DENVER
THE MILE HIGH CITY

Neighborhood Business Visiting Government Online Services A to Z

Department of Public Works

Projects Master Plans Document Center Calendar About Us Newsroom Contact Us

Department of Public Works

The Department of Public Works, through its employees, provides for the delivery of high quality, cost-effective, efficient, safe services involving public infrastructure and facilities to enhance the quality of life in Denver.

- Bicycling in Denver
- Bidding Opportunities**
- Planning & Construction Projects
- Park Smart Denver
- Street Maintenance
- Transportation & Mobility
- Right of Way Services
- Wastewater Services
- Trash and Recycling

Denver Mobility News

Read and subscribe to our latest email newsletter to find out how Public Works is improving mobility throughout the city, focusing on providing people with safe, sustainable transportation choices.

DENVER SHIFTS

- August 2016
- March 2016
- October 2015
- August 2015


Join the mailing list »

Better Denver Bond Program

Be a part of a growing community of concerned residents and businesses who are committed to

Steps to Certification

Letters of Intent (LOI's)



DENVER
OFFICE OF ECONOMIC DEVELOPMENT

Office of Economic Development
Division of Small Business Opportunity
Compliance Unit
201 West Colfax Ave., Dist. 907
Denver, CO 80202
Phone: 720-415-1999

LETTER OF INTENT (LOI)
INSTRUCTIONS FOR COMPLETION & SUBMISSION:

- All lines must be completed or marked N/A for Not Applicable
- Certification Letter must be submitted with LOI
- Submit the attached completed checklist with this letter
- Email to dsbo@denvergov.org
- FOR RFPs and RFQs: LOIs should be included with Submittal

Contract No.:	Project Name:
A. The Following Section is To Be Completed by the Bidder/Consultant This Letter of Intent Must be Signed by the Bidder/Consultant and MWBE, SBE, EBE or DBE	
Name of Bidder/Consultant	Self-Performing <input type="checkbox"/> Yes <input type="checkbox"/> No
Contact Person:	Phone:
Address:	City:
Email:	State:
Fax:	Zip:
B. The Following Section is To Be Completed by the MWBE, SBE, EBE or DBE, at any Tier This Letter of Intent Must be Signed by the MWBE, SBE, EBE or DBE and Bidder/Consultant	
Name of Certified Firm	Phone:
Contact Person:	Fax:
Address:	City:
Email:	State:
Fax:	Zip:
Please check the designation which applies to the certified firm.	MWBE ()
	SBE ()
	EBE ()
	DBE ()
Indirect Utilization: If this MWBE, SBE, EBE or DBE is not a direct first tier subcontractor/subconsultant, supplier or broker to the Bidder/Consultant, please indicate the name of the subcontractor/subconsultant, supplier or broker which is utilizing the participation of this firm:	
A Copy of the MWBE, SBE, EBE or DBE Letter of Certification must be Attached	
Identify the scope of the work to be performed or supply item that will be provided by the MWBE/SBE/EBE/DBE. <u>On unit price bids only, identify which bid line items the MWBE/SBE/EBE/DBE's scope of work or supply corresponds to.</u>	
(Identify Scope Here)	
Subcontractor/Subconsultant ()	Supplier ()
Broker ()	
Bidder intends to utilize the aforementioned MWBE, SBE, EBE or DBE for the Work/Supply described above. The cost of the work and percentage of the total subcontractor MWBE, SBE, EBE or DBE bid amount is:	
\$	%
Consultant intends to utilize the aforementioned MWBE, SBE, EBE or DBE for the Work/Supply described above. The percentage of the work of the total subconsultant MWBE, SBE, EBE or DBE will perform is:	
\$	%
If the fee amount of the work to be performed is requested, the fee amount, is:	
\$	%
Bidder/Consultant's Signature	Date
Title	Date
MWBE, SBE, EBE or DBE or Self-Performing	Date

Letter of Intent (LOI) Checklist
All lines must be completed or marked N/A for Not Applicable
Submit the attached completed checklist with this letter.

Completed ✓	
<input type="checkbox"/>	Project Number & Project Name
<input type="checkbox"/>	Section A: Name of Bidder/Consultant, Contact Person, Address, City, State, Zip, Phone, Email
<input type="checkbox"/>	Section B: Name of Certified Firm, Contact Person, Address, City, State, Zip, Phone, Email
<input type="checkbox"/>	Designation checked for MWBE/SBE, EBE or DBE
<input type="checkbox"/>	Indirect Utilization: Name of subcontractor/subconsultant, supplier or broker is indicated if using the participation of a 2 nd tier subcontractor/subconsultant, supplier or broker
<input type="checkbox"/>	Scope of work performed or item supplied by MWBE, SBE, EBE or DBE
<input type="checkbox"/>	Line items performed, if line-item bid
<input type="checkbox"/>	Copy of MWBE, SBE, EBE or DBE Letter of Certification Attached
<input type="checkbox"/>	Designation checked for Subcontractor/Subconsultant, Supplier or Broker
If project is a hard bid...	
<input type="checkbox"/>	Bidder has indicated dollar amount for value of work going to Subcontractor/ Subconsultant, Supplier or Broker
<input type="checkbox"/>	Bidder has indicated percentage for value of work going to Subcontractor/ Subconsultant, Supplier or Broker
If project is an RFP/RFQ...	
<input type="checkbox"/>	Consultant has indicated percentage for value of work going to Subcontractor/ Subconsultant, Supplier or Broker Name & contact name for MWBE
<input type="checkbox"/>	Fee amount if fee amount of work to be performed is requested
<input type="checkbox"/>	Bidder/Consultant's Signature, Title & Date
<input type="checkbox"/>	MWBE, SBE, EBE or DBE Firm's Signature, Title and Date
Select One ✓	SUBMITTED VIA... For Construction Hard Bids ONLY, Bidders are strongly urged to deliver the LOI via one of the methods below. (The preferred method is to scan/email completed forms to email address below. Delivery to any other point cannot be guaranteed timely delivery.) <input type="checkbox"/> Email to DSBO@denvergov.org

The complete and accurate information that is required for the Letter of Intent is based on the following sections of the Ordinance 85: Section 28-63 and Section 28-68. Failure to complete this information on the Letter of Intent (LOI) may automatically deem a bid or proposal non-responsive.

Natalie Fraunfelter NWC Compliance Coordinator
Natalie.Fraunfelter@denvergov.org 720-913-1635

Tammy Trujillo DSBO Supervisor
Tammy.Trujillo@denvergov.org 720-913-1614



A Campus of Possibilities

Denver, Colorado

NATIONAL WESTERN CENTER

Questions?