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5/15/96

## U.S. Geological Survey, National Mapping Division

### Plan for Completing the EROS Data Center Building Addition: Underlying Assumptions

May 20, 1996

#### Original Design

The original \$12.6M (1993 dollars) design for the 65,000 square-foot EROS Data Center building addition included:

Completely finished first level with a computer center, computer support rooms, auditorium, lobby and other public areas, 94 offices, a training room, and cafeteria.

Partially finished lower level, including finished tape storage room, communications room, mechanical room, maintenance rooms, restrooms, freight and passenger elevators, and hallways. All other areas would have concrete floors and block or sheet rock walls.

Significant site-work, including expanded visitor's parking lot, additional employee parking lot, loading dock, walks, and landscaping.

#### Current Facility

The current facility was constructed for \$9.0M (1993 dollars). The 65,000 square foot building area was retained, however, numerous items were deleted from the original design. The building addition includes:

Finished computer center, auditorium, lobby and other public areas, 49 offices, training room, and computer support rooms, with reduced levels of finishing in several areas.

Partially finished lower level, including finished tape storage room, communications room, mechanical room, freight elevator, and hallways. All other areas have sand floors and rough-finished walls.

No new parking areas have been added. Minimal grading and sodding have been done near the building.

## Deleted Items

In order to rescope the \$12.6M building addition design to a \$9.0M design, the following major items were deleted (1993 dollars):

### Main Floor

|   |        |
|---|--------|
| Offices, computer support rooms, cabinets | \$976K |
| Cafeteria                                 | \$424K |
| Carpeting and wall coverings              | \$ 68K |
| Folding partitions                        | \$120K |

### Lower Level

|  |        |
|--|--------|
| Archives, equipment storage rooms                | \$318K |
| Maintenance rooms, passenger elevator, restrooms | \$115K |

### Mechanical/Electrical

|  |        |
|--|--------|
| Penthouse rooms for future HVAC expansion                  | \$ 94K |
| Switch to lower grade pipe, panels, wall finishings, pumps | \$183K |
| Computer room cooling units, vacuum system                 | \$185K |
| Office area air handling units, vacuum system              | \$152K |
| Electrical systems, switchgear, fire systems               | \$340K |

### Grounds

|                                     |        |
|-------------------------------------|--------|
| Parking areas and site improvements | \$625K |
|-------------------------------------|--------|

TOTAL \$3,600K

## Prioritized Requirements

To complete the building addition, and bring it to full functionality, the following items, in priority order, are required (1997 dollars):

|   |          |
|---|----------|
| 1. Finish lower level for use as archive space, including penthouse expansion, additional mechanical/electrical | \$870K   |
| 2. Parking areas and site improvements  | \$780K   |
| 3. Cafeteria, including additional mechanical/electrical  | \$630K   |
| 4. Finish office mechanical/electrical and computer support rooms and add moveable partitions on the main floor | \$420K   |
| TOTAL   | \$2,580K |

## **Guidance on "Finishing" the Addition**

FY 1994 Interior Appropriations Bill, Effect of House Action

"The total of \$9,000,000 represents a "bare bones" approach to the new facilities, but is deemed sufficient for construction.....This level of funding would provide adequate features in the building to accommodate initial delivery of equipment and work area for personnel. Additional required building features could be funded and added in subsequent years."

Memo to the record by Budget Officer, USGS, April 10, 1995:

"Funding to finish space inside the addition to meet specific program requirements (such as configuration of office space and equipment & furnishings for the computer room, auditorium, and training areas) will be provided by EDC and its customers."

### **Options**

Periodically allocate funds, earmarked for the building addition, to the Working Capital Fund (WCF). When fund amounts in the WCF are sufficient to complete a major item (e.g. lower level archive space, parking areas), begin construction contract solicitation. Issue - It will take many years to accumulate enough assessment dollars to complete a major item.

Annually use assessment funds, from both SIR and reimbursable programs and projects, to complete certain small items in the addition. Issue - This approach will not allow the completion of major items.

Investigate the use of the Department's Construction Program. In FY 1997, five bureaus will use the program (BOR, BLM, BIA, FWS, NPS). A total of over \$700M is banked in the program.