

JNU TERMINAL RECONSTRUCTION

Presented to JNU Airport Board  
July 9, 2019

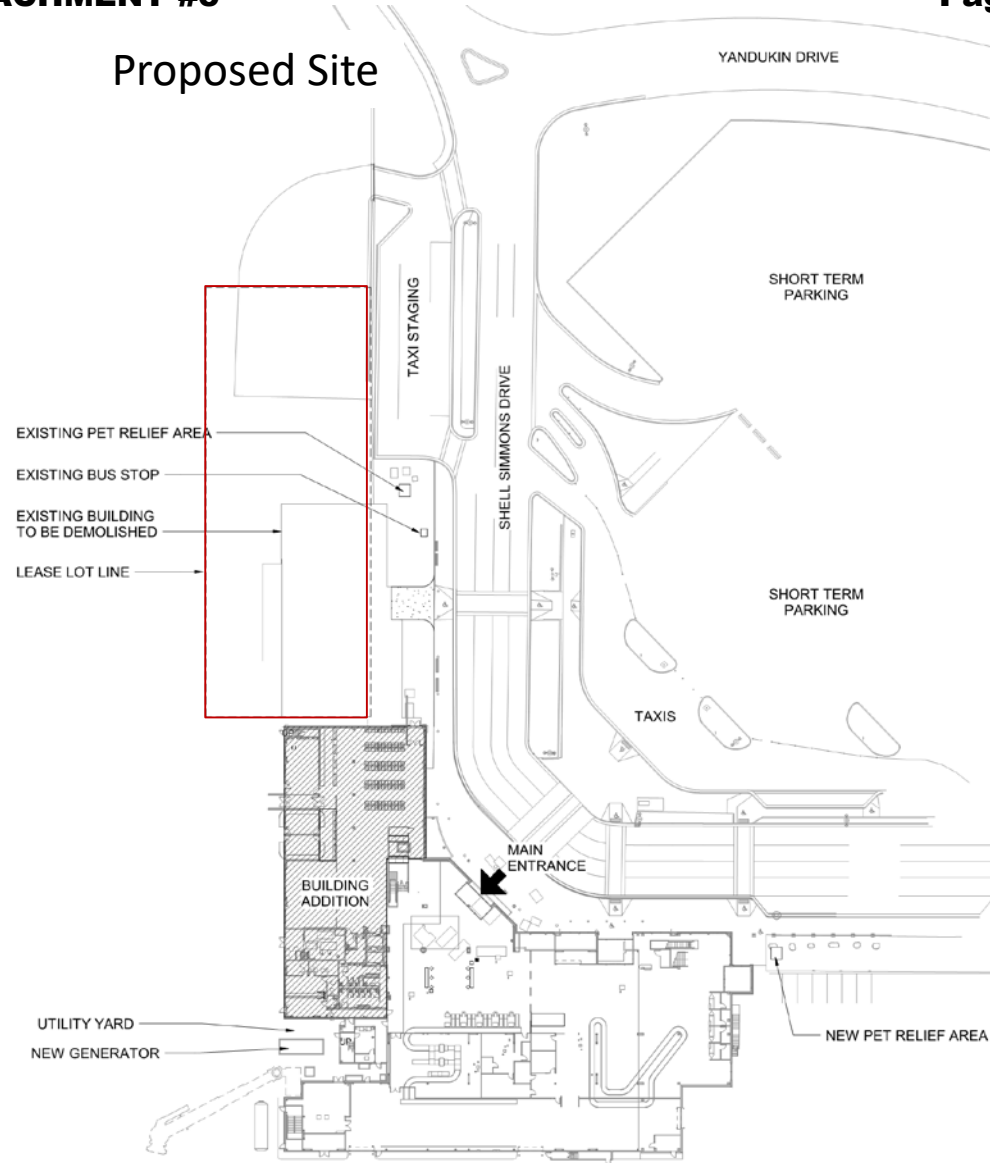
McCOOL  
CARLSON  
GREEN



Existing Site

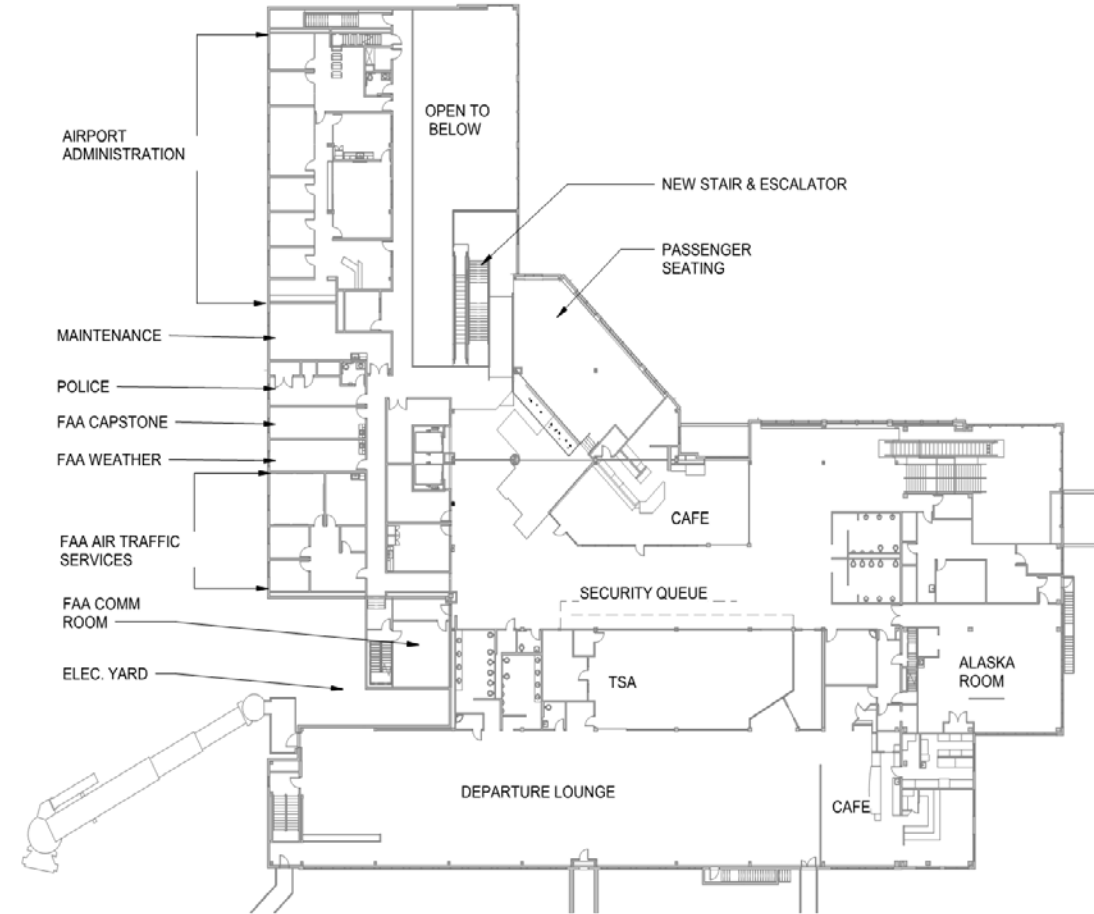
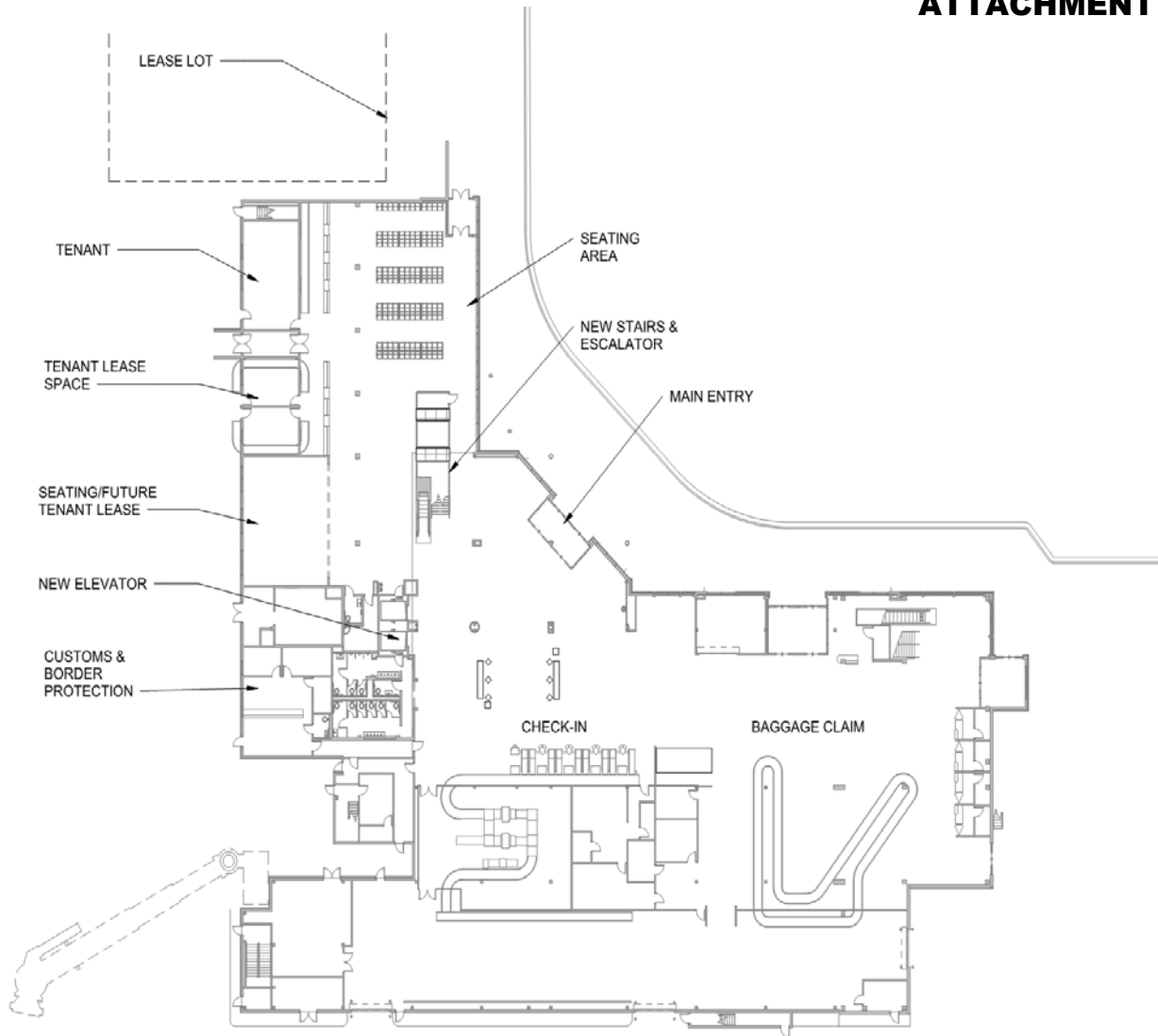


Proposed Site



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1 FIRST FLOOR PRESENTATION  
PRES 1/32" = 1'-0"

2 SECOND FLOOR PRESENTATION DD  
PRES 1/32" = 1'-0"



## PROJECT GOALS

- Replace aged/worn-out infrastructure (restrooms, entry doors, roofs)
- Abate hazardous materials (asbestos, lead)
- Improve energy efficiency while reducing operating costs (LED lighting, increased R-value in roof, walls, windows; control systems/equipment)
- Promote sustainability (terminal off diesel, increased recycling)
- Increase flexibility for leasing (logical grids for expansion or reduction)
- Expand development along Shell Simmons Drive



1st Floor: From new Stair Looking Toward Check-In Counters



1st Floor: From new North Entry



2<sup>nd</sup> Floor: From TSA Passenger Check Point, Looking Toward new Seating Area



2<sup>nd</sup> Floor: From new ramp Looking Toward TSA Passenger Check Point

**PROJECT BUDGET**

Pre-Construction	\$ 2,000,000
Construction	\$ 17,435,000
Construction Admin	\$ 2,600,000
Bond Interest/Fees	\$ 1,480,000
Project Contingency	\$ 1,200,000
TOTAL	\$ 24,715,000

**PROJECT FINANCING PLAN**

2012 GO Bond	\$ 5,900,000
FAA AIP Entitlement	\$ 11,800,000
Passenger Facility Charges	\$ 5,915,000
Airport Fund Balance	\$ 800,000
Sales Tax	\$ 300,000
TOTAL	\$ 24,715,000

CBJ Assembly has authorized \$18M in Airport Revenue Bonds for project cash flow. Revenue bonds will be repaid through FAA funding and Passenger Facility Charges.

# PROJECT SCHEDULE

## Pre-construction.

Temporary Offices/Facilities: July 2019 – December 2019

New Electrical Service: August 2019 – December 2019

FAA Equipment Relocation (Air Traffic): September 2019

## Construction. Bid period begins November 2019.

**Phase 1** Demolition/Reconstruction: **January 2020 – Spring 2021**

**Phase 2** Demolition/Reconstruction: **Spring 2021 – December 2021**

Alaska Seaplanes new Cargo Facility: To Be Determined (tenant build-out)

**Phase 1** = Isolate existing north end; demolish up to main entry. Build new 2-story areas.

**Phase 2** = Demolish north end. Close Main Entry, and demolish existing elevator, stairway, escalator. Complete all interior finishes and remaining site work.



## TEMPORARY FACILITIES

- JNU Airport Board: Meetings (2<sup>nd</sup> Tuesday of each month) will be held at Glacier Valley Fire Station.
- Glacier Valley Rotary: Meetings (each Wednesday) will be held at alternate venue.
- Airport Administration and FAA offices will be located in current Alaska Room.
- Alaska Seaplanes, Harris Air, and Island Air will continue to operate in smaller facilities in the old north end.
  
- Curbside activities will be mostly unaffected, but it will be more important than ever to Load/Unload ONLY - NO WAITING AT THE FRONT CURB!

**Your cooperation during demolition and reconstruction is greatly appreciated!**

# ART IN PUBLIC PLACES

4 artists selected through the CBJ 1% for Art Program:

- "Herring Catch" by Rachael Juzeler.
- "Formline Design Wall Mural" by Alison Marks.
- "Wooden Carving" by Robert Mills.
- "Southeast Scenery Etched Glass" by Crystal Worl.

