



Dallas County Community College District
2004 Bond Program

DMJM MANAGEMENT | AECOM

Monday, January 23, 2007

Oswaldo Cajas
Principal
Dimensions Architects
703 McKinney Ave. Suite 310
Dallas, Texas 75202

Dear Mr. Cajas,

As per section 2.0 of Exhibit C, Dimensions Architects has completed the Scope to Budget Validation for the Automotive Technology Addition on the campus of Brookhaven College located in Farmers Branch, Texas.

Under the current assumptions the STB Validation Submittal indicates a potential project cost 18% greater than the current project construction budget. We acknowledge your belief that under your current assumptions the construction budget is not sufficient. We feel that your estimate is conservative and that as we proceed further into the design of the project much of the uncertainty will be defined. As we proceed into the Schematic Design (SD) phase of the project you should investigate and recommend various cost saving initiatives and/or elements for scope reduction in a manner as to assist the District in its budgetary decision making process, reference the attached outline as potential budget ideas.

Schematic Design submittals should be assembled and presented in such a manner as to provide the District sufficient information and options to choose an optimum Design Development direction.

This letter serves as Approval of the STB Validation Phase and as notice for Dimensions Architects to proceed to the SD Phase of the project.

The Project Manager should be notified in writing immediately of any potential impacts that could benefit or adversely affect the delivery of the project goals and objectives.

Should you have any questions, please submit them immediately in writing to the originator of this notice.

Sincerely,

C. Doug Wallace
Project Manager
DCCCD-DMJM Management/AECOM

cc: Sharon Blachman, BHC-DCCCD; Steve Park, Program Director; David Dailey, DMJM Management/AECOM, Project File



Potential Budget Ideas

- I Supplemental funding (when all other options are explored)
- II Various HVAC options
 - a. Utilize existing 2 pipe system
 - b. Utilize 4 pipe system from new science building
- III Alternative building construction
 - a. Brick over CMU
 - b. PEB framing with brick over hollow metal studs exterior
- IV Scope reduction
 - a. Reduce the size of the convertible classrooms
 - b. Reduce the size of the vehicle storage area
 - c. Eliminate one or two of the convertible classrooms