

PROJECT SUMMARY

**NEW ST. PAUL HEALTH CENTER
ST. PAUL, ALASKA**

DESIGN PHASE

In May of 1995 the Indian Health Service (IHS) approved a Program Justification Document (PJD) for a new Health Center and Staff Quarters project in St. Paul, Alaska. The proposed new facility would replace the existing clinic which is housed in a wood framed structure originally constructed in 1926 as a research lab for the National Oceanic and Atmospheric Administration (NOAA). The existing St. Paul Health Center is the oldest and most remote facility in the entire IHS inventory.

Once the PJD was approved, the project was placed on the national IHS Health Facilities Construction Priority List. Unfortunately, IHS was not able to secure design or construction funds for the new facility. However, in 2001 the agency reprogrammed some planning funds so that a Site Selection Report, Environmental Assessment and detailed Program of Requirements could be finalized for the project. In an effort to further catalyze the project, the Denali Commission approved \$1,200,225 in September 2001 to design the new Health Center and Quarters.

On 1 November 2001 a Joint Project Agreement was executed between the Aleutian Pribilof Islands Association, Inc. (APIA), IHS, City of St. Paul, Tanadgusix Corporation (TDX) and the Commission. APIA operates the existing Health Center pursuant to a Self-Determination Compact with IHS and was therefore identified as the most logical design phase program manager. TDX had made prior commitments to donate land to IHS for the new facilities and was therefore party to the referenced agreement --- as was the City of St. Paul which also had a role in the land transfer process. Since IHS was still the anticipated source for the construction funds, and would own the completed facilities, the agreement summarized their role in the project.

The initial increment of Commission funds were transferred to APIA in April of 2001 to initiate the Architect / Engineer selection and concept design process. APIA with assistance from their Project Manager, DOWL Engineers, completed the A/E selection process in February 2002. ECI-Hyer was selected as the architect and prime design consultant. Other members of the design team included.

Civil Engineering: PN&D
Structural Engineering: LCMF
Mechanical and Electrical Engineering: RSA
Cost Estimating: HMS

APIA and DOWL managed the design process, providing milestone submittals at the Concept, Schematic, Design Development and 95% Construction Document phases for review by IHS, City, TDX and the Commission. APIA and DOWL also produced planning documents related to medical equipment, furniture, and computer and telephone systems for the new facilities. In addition, they facilitated consultations with special outside resources as required (e.g., Russian

Orthodox clergy for the spiritual room). DOWL was instrumental in facilitating the land transfer process, completing new land surveys and the preparation of numerous supporting documents related to plats and easements.

Three final design packages were produced for the project; one for the Health Center (25 February 2003), one for the Staff Quarters (4 March 2003) and a separate Early Utilities Package (17 June 2002) for off-site work in support of the Quarters. The new Health Center will be a modern, 20,000 square foot facility designed to IBC 2000 and NFPA 101 standards. It will house the following programs.

Laboratory	Medical Records
Radiology	Employee Facilities
Emergency & Urgent Care	Education & Group Consultation
Ambulatory Medical Care	Public Facilities
Community Health	Business Office
Mental Health & Social Services	Property and Supply Unit
Dental	Housekeeping & Linen
Pharmacy	Facilities Management
Administration	Building Services
Itinerant Staff Lodging	

The Staff Quarters component of the project consists of two identical duplex structures (four 2-bedroom units) and one 3-bedroom single family unit.



Program Manager:

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Total Project Value:

\$15,500,000