



# FACILITIES REPAIR AND RENEWAL

Program Manager 256-895-1702

U.S. ARMY CORPS OF ENGINEERS

BUILDING STRONG®

## Program Overview

The Facilities Repair and Renewal program at Huntsville Center offers a fast track efficient method for design and execution of all types of facility repairs, renovations and minor construction. This program is available to all districts and their customers as part of the Corps' "one-door-to-the Corps" policy. The key to the program's success is innovative use of



**Mark Twain Visitors Center**

Indefinite Delivery/Indefinite Quantity (IDIQ) service/ construction contracts covering all

50 states plus U.S. territories. These contracts and how we use them offer many benefits and advantages. FRR has supported major customers such as the Army, Air Force, Navy, Marines, National Guard, NASA and Armed Forces Radiobiology Research Institute.

The FRR program has two execution strategies available to the customer: architect-engineer (AE) service contracts and design-build (DB) construction contracts.

1. The AE contracts are ID/IQ contracts with a maximum task order amount of \$1 million. The AE contracts provide a wide range of support including designs, studies, investigations, surveying and mapping, tests and planning. The AE contractors are:

- Post, Buckley, Schuh and Jernigan Inc. (PBS&J)
- Hayes, Seay, Mattern, & Mattern Inc. (HSMM)
- Prime Engineering and Architecture, Small Business

2. The DB contracts are multiple task order (MATOC) ID/IQ construction (with design-build capabilities) contracts. There are three pools: 1) the 8(a), 2) Hubzone, each totaling \$112 million in capacity, and 3) unrestricted with a capacity of \$276 million for a total shared capacity of \$500 million. The DB contractors are:

- The Clement Group, LLC, 8(a)
- FutureNet-Bhate JV, LLC, 8(a)
- Billy W. Jarrett Construction Company, Inc, Hubzone
- Cherokee General Corporation, Hubzone
- VT Griffin Services, Inc, Unrestricted
- Innovative Technical Solutions, Inc, Unrestricted
- John J. Kirilin Special Projects, Unrestricted

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## Benefits/Advantages

### Performance Specification Scopes of Work.

Performance-based specification scopes of work ensure the desired end result is achieved.

### Design-Build/Construction Contract Advantages.

The use of work plans prepared by the design-build contractor instead of government-furnished designs eliminates change orders due to design omissions and errors. The government reviews and approves the work plan, but the contractor retains the design liability. Significant time savings can be achieved using the design-build contract approach. The construction cost is negotiated up front and thus eliminates the time associated with the RFP process for the traditional design-bid-build process. If circumstances warrant, construction can start immediately under time and materials (T&M) and then convert to firm-fixed price after work is under way.

**Quality.** The vast majorities of our FRR projects are successfully completed on time and have high customer satisfaction. The likelihood of project success and quality workmanship is high using FRR because we exercise annual ordering period options and award new task orders only if the FRR contractor's past performance on previous task orders is satisfactory.

**LEED.** Project design and construction conform to the Leadership in Energy and Environmental Design strategies, providing the customer improved performances associated with energy savings and higher efficiencies.

### Best Applications

Projects best suited for FRR are Operations and Maintenance (O & M) funded, \$500,000 or more, requires engineering/design prior to starting construction and have tight budget and/or schedule requirements. Our niche is primarily those projects that are beyond the typical capabilities of a Job Order Contract (JOC) or a Simplified Acquisition of Base Engineering Requirements (SABER) contractor. We have discovered that this niche is fairly wide.

Major Customers	
DoD Installations	Support for Others
Army	NASA
Air Force	State Department
Army Reserve	Government
Navy	Accounting Office
Marines	Armed Forces
National Guard	Radiobiology
	Research Institute (AFRI)



NASA Michoud Assembly Facility, bldg. 451, New Orleans, La.



An HVAC system (above) and a new generator (right) for bldg. 351 at Langley Air Force Base, Va.



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