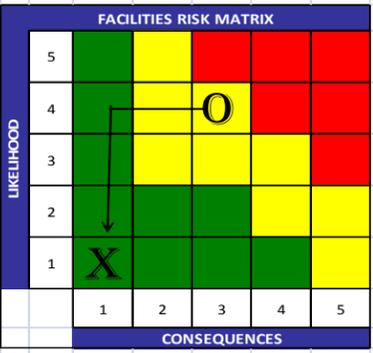
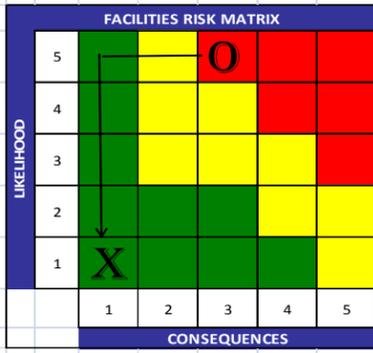
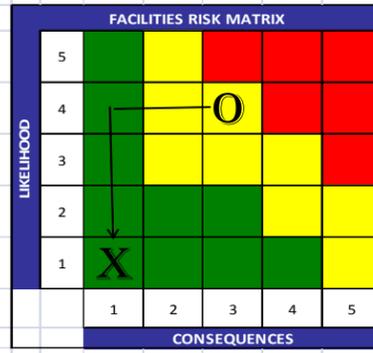
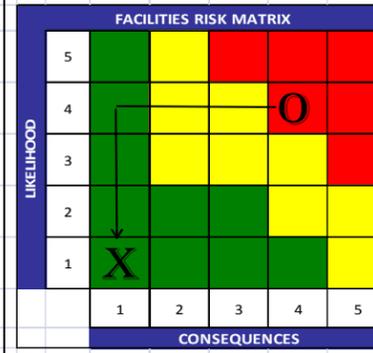


Facilities: Small Projects Group

Project Name	Project Team	TEC (\$K)	Costs To Date 09/30/11 (\$K)	Contingency Balance (\$K)	Status	Funds Type	Comments	Risks (Risks will evolve as projects mature and mitigations are enacted)				
1 B50A/B50B CHW Cross-Connection	K. Haley, PD R. Schaefer, PM CM C Shay-Stewart, PC	\$846	\$240	\$28	A&E	IGPP	<p>Offload 50B floors 3-6 to 50A chiller plant, optimize pumping and replace control system in 50B CHW system.</p> <p>Scope of the project has been modified and reflected on design drawings to achieve the functional goals of the project while meeting budget.</p> <p>Contingency will be largely used to pay for change orders for redesign to 100% CD level.</p> <p>Project set back 2-3 weeks to achieve a better subcontractor resource balance. Threshold requirements being value engineered to improve contingency balance.</p>	<p>Risk #1</p> <p>Schedule Project will likely not complete in FY11. Schedule extending into October or November 2011 is likely. Mitigation: Frequent progress checks and schedule updates. If slippage occurs evaluate cause-if poor planning or contractor manpower address with project manager for correction. If delays are due to LBNL, obtain proper resources and planning to remove roadblocks.</p>	<p>Risk #2</p> <p>Cost Cost overruns are possible due to unforeseen field conditions or difficulties with new LBNL standard controls system. Otherwise, unlikely to encounter difficult field conditions due to level of pre-start investigation.</p>	<p>Risk #3</p> <p>CHW Disruption / Loss of Cooling Valving changes will be made, piping taken out of service, pumps rebuilt. It is possible that there could be a loss of chilled water that leads to a high-heat situation in data centers. Mitigation: Excellent planning and analysis of system function under impaired condition. Carefully monitor system performance and room temperatures after LOTO; do not disassemble piping until stable condition is field verified over sufficient time frame. Return system to pre-LOTO condition if unacceptable situation results; replan LOTO for future time.</p>	<p>Risk #4</p> <p>Safety Incident Safety incident possible while modifying pumping, piping and electrical systems. Mitigation: Follow all LBNL safety procedures, oversight project properly and suspend work if any unsafe condition is observed until unsafe condition is corrected.</p>	<p>Risk #5</p> <p>Commissioning / Functional Performance System will migrate control to new ALC control server; this is first project to do so. It may be difficult to achieve proper function or receive signals from existing controls system. Cost and schedule delay may be encountered, or excessive LBNL effort required to repeatedly troubleshoot the system and coordinate subcontractor personnel.</p>
2 B50B-2275 UPS Replacement (Esnet)	K. Haley, PD R. Schaefer, PM CM C Shay-Stewart, PC	\$604	\$479	\$0	Construction	Non-Cap	<p>Replace UPS systems and electrical service to Esnet in room 2275.</p> <p>Project is proceeding to revised schedule. Substantial completion is estimated at 11/28/11. Funding level being re-visited week of 10/3 to address consumption of contingency by numerous Change Orders. New project plan being written to ensure completion of project without further need for funding after 10/3 adjustment.</p>	<p>Risk #1</p> <p>Insufficient subcontractor manpower to complete project on schedule Mitigation: Careful review of work hours versus schedule to determine staffing levels needed. Frequent work observations and progress update to schedule. Address ASAP with contractor if progress is not in accordance with schedule.</p>	<p>Risk #2</p> <p>Continuous uptime of ESnet compromised due to improper UPS cutover sequencing Mitigation: Review in fine detail all aspects of planned cutover sequencing with client- this client has in-depth electrical system knowledge related to their facility (though we will not take direction from them related to safety or LOTO) and get agreement on planned actions in writing. Consult engineer, Facilities Engineering, electrical contractors as needed for full understanding and agreement as to procedures and possible system impacts.</p>	<p>Risk #3</p> <p>Construction safety incident Mitigation: Follow each and every applicable work control and safety procedure for working on electrical systems and for other work being performed.</p>	<p>Risk #4</p> <p>Insufficient Facilities resources to complete project on time and within budget Mitigation: Notify PD as soon as possible if CM support is needed to properly control field work on project. Seek oversight help from Capital Projects if CPD is stretched too thin.</p>	
3 B62 ARRA (Phase 2) - Upgrade Laboratory Space	B Beedle, PD D Galvez, PM CM J Bess, PC	\$2,773	\$248	\$547	A&E	ARRA	<p>Approximately 1,500 sf of General Purpose Laboratory space in B62.</p> <p>A/E Title II Design effort is underway. Next ARRA milestone is to begin renovations - 12/31/11. Current estimate to begin renovations is 12/1/11.</p>	<p>Risk #1</p> <p>Overall Project Costs Scope of project will confirm project budget.</p>	<p>Risk #2</p> <p>Schedule 7/1/11 - Lab Scope approved by client. 7/11/11 - WAS approved Begin renovations 12/31/11</p>	<p>Risk #3</p> <p>Hazardous Materials Standard lead and asbestos contamination in existing building have been used for basis of cost estimate, previous EH&S reviews did not identify any additional contamination.</p>	<p>Risk #4</p> <p>Existing Utilities/Infrastructure Engineering review of record documents and existing field conditions have been conducted on MEP systems. Upon detailed design, additional design requirements may be identified.</p>	

Facilities: Small Projects Group

								Risks (Risks will evolve as projects mature and mitigations are enacted)				
Project Name	Project Team	TEC (\$K)	Costs To Date 09/30/11 (\$K)	Contingency Balance (\$K)	Status	Funds Type	Comments					
4	B70-Rm 257-263 Lab Conversion	B Beedle, PD D Galvez, PM T Samatua, CM J Bess, PC	\$2,118	\$2,068	\$15	Construction	IGPP	Conversion of two rooms, approximately 1,300 square feet, from office/instrument space to wet lab space. Project substantially complete after schedule delay due to suspected electrical conduit in roof deck.	<p>Risk #1</p>  <p>Project Costs Costs increased over estimate due to requirement for new HVAC equipment to supplement building system. Project is moving forward with minimal contingency. \$40,000</p>	<p>Risk #2</p>  <p>Schedule Delay in design due to HVAC system has impacted overall project completion. \$25,000</p>	<p>Risk #3</p>  <p>Structural New HVAC equipment on roof must result in not increasing roof top equipment weight over the maximum limit per seismic analysis. \$30,000</p>	<p>Risk #4</p>  <p>Existing Utilities/Infrastructure Engineering reviews of record documents and existing field conditions have been conducted on existing MEP and Structural conditions. Additional design requirements may be identified during construction. 1. Electrical conduit located in area of proposed roof slab penetration. \$30,000</p>
5	B71-117 Lab Construction	K. Haley, PD Andrew Lee, PM D. Brunkow, CM C Shay-Stewart, PC	\$420	\$391	\$10	Construction	IGPP	Improve B71-117 to provide space for electrical shop assembly and misc. staging. Project is scheduled for substantial completion in late October.	<p>Risks:</p> <ol style="list-style-type: none"> Schedule: Delay created by lack of resources such as electricians, carpenters or others. Have held meetings with GL to prioritize projects to properly allocate resources. Safety Incident: Continue to review JHA's and monitor site activities. 			
6	LBNL HS Gates Technology	K Haley, PD I White, PM CM PC	SC - \$900 HSS - \$900 LBNL - \$200	\$0	\$0	Requirements Identification and Validation	Multi	Project Planning is underway: Team assignments, assembly of project requirements, development of concept of operations, and submitting CDA for approval.	<p>Risks:</p> <ol style="list-style-type: none"> Threshold and Objective requirements require clarification. Backup for estimates. 			

NOTES

TEC - Total Cost.
PD - Project Director; PM - Project Mgr; CM - Construction Mgr.; PC - Project Coordinator
Costs - Actual costs expended as of month end noted (excludes liens).