

TESTIMONY OF

Brandon Solberg, Director, Facilities Management Division

Good morning Chairman Wanzek and committee members. My name is Brandon Solberg, and I serve as the facilities management division director for the Office of Management and Budget. I appear today to provide neutral testimony on House Bill 1487.

My testimony is neutral because the funding for a combined office in Minot was not included in the executive budget recommendation, but OMB is willing to serve as the property owner if this bill were to move forward.

The primary reason for my testimony is to discuss the construction cost estimate of \$4.9 million. This amount was provided by facility management last year using an estimate of \$350 per square foot for a total of 14,000 square feet.

After this bill passed the House, I discussed the cost estimate in more detail with OMB's leasing manager and statewide construction manager. I learned that the \$350 per square foot estimate did not include the following:

- **Utility Connections:** Tying utilities into the nearest source, including sewer, stormwater, domestic water, fire suppression, electric, gas, and communications
- **Geotechnical Survey/Report:** Assessing soil conditions
- **Architect/Engineer Services:** Professional services required for design and engineering

Based on these additional factors, a more accurate estimate for this project would be \$400 per square foot for a total of \$5.6 million.

This updated amount would provide a more practical estimate of the total cost to design and build a modern law enforcement facility in Minot with unique requirements such as enhanced ventilation and secure evidence rooms.

Mr. Chairman and committee members, this concludes my testimony. I would be happy to answer any questions.