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Assets + Open Data + BIM

Asset Management Lab, llc

AIM-4-AMS



BIMStorm.com

kimon@Onuma.com



Location



BIM Navigation

Langley Campus Master File

(*) = Referenced object

0 - Grounds >> Langley Campus

1 - Langley Elementary

2 - Building 2

3 - McKinley Technology Education Ca

4 - Power Plant

5 - Utility Building

6 - Pool Building

6 - Science Building

8 - New Class Rooms

11 - Community Building

12 - Community Building

13 - Community Building

14 - Community Building

20 - Restrooms

Data from 4Tell - Langley Inventory

ft

-1000

-500

0

500

1000

ft

500

0

-500

Edit Mode

View Mode

Sort buildings / spaces by number

Keyboard Shortcuts

Site Level Data

Site

Site Components

1 Basketball Court

2 Basketball Court

3 Tennis Court

4 Soccer Field

5 Parking / Roadway

6 Pool

7 Parcel

8 Parcel

9 Parcel

10 Pool

11 Park and Pool

12 Parcel

Buildings

Construction Status

Existing

New

Renovation

Selection

Background Setting

Upload Background

Choose File

No file chosen

(Background Name)

Upload

Map

ESRI: Imagery

High resolution map

ArcGIS Layers

Metro Bus Lines

Buildings

Tax Lots

Owner

Bus Stops

Metro Lines

Elevations

Sketches And Annotations

Show Annotations

Show Sketches

(No sketches to display)

Preset Views

Import / Export

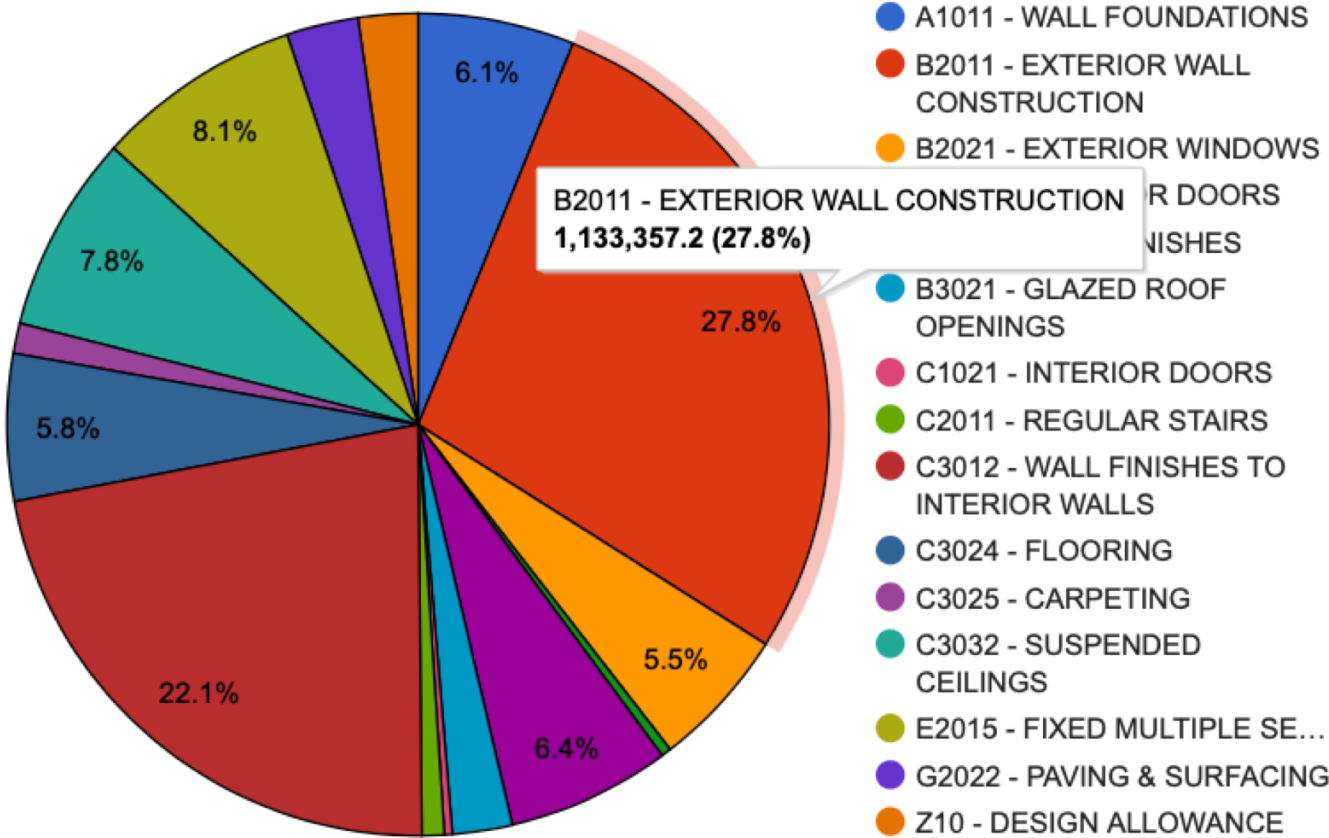
Import a site / building / space

Export a site / building / space

Import

Export

Preliminary Project Description (Unifomat PPD) (description)								Back
Elements	Program	Priority	System %	Quantity	Unit	Rate	Cost	
A	SUBSTRUCTURE							\$250,536.00
A1011	WALL FOUNDATIONS	Capital Replacement	Fair - Good	12%	14,600.00	SF	\$17.16	\$250,536.00
B	SHELL							\$1,732,244.49
B2011	EXTERIOR WALL CONSTRUCTION	Capital Replacement	Fair - Good	11%	1,000.00	SF	\$15.73	\$15,730.00
B2011	EXTERIOR WALL CONSTRUCTION	Capital Replacement	Fair - Good	15%	29,520.00	SF	\$37.86	\$1,117,627.20
B2021	EXTERIOR WINDOWS	Capital Replacement	Good	24%	271.00	EA	\$830.39	\$225,035.69
B2030	EXTERIOR DOORS	Capital Replacement	Good	24%	10.00	EA	\$1,598.00	\$15,980.00
B3011	ROOF FINISHES	Capital Replacement	Fair - Good	12%	20,970.00	SF	\$12.50	\$262,125.00
B3021	GLAZED ROOF OPENINGS	Capital Replacement	Fair	5%	620.00	SF	\$154.43	\$95,746.60
C	INTERIORS							\$1,550,531.39
C1021	INTERIOR DOORS	Capital Replacement	Good	23%	15.00	EA	\$857.53	\$12,862.95
C2011	REGULAR STAIRS	Capital Replacement	Poor - Fair	3%	950.00	SF	\$37.48	\$35,606.00
C3012	WALL FINISHES TO INTERIOR WALLS	Capital Replacement	Fair - Good	10%	46,000.00	SF	\$18.98	\$873,080.00
C3012	WALL FINISHES TO INTERIOR WALLS	Capital Replacement	Fair - Good	24%	2,300.00	SF	\$12.70	\$29,210.00
C3024	FLOORING	Capital Replacement	Fair - Good	34%	12,062.00	SF	\$9.59	\$115,674.58
C3024	FLOORING	Capital Replacement	Poor - Fair	3%	962.00	SF	\$7.53	\$7,243.86
C3024	FLOORING	Capital Replacement	Fair-Good	34%	8,328.00	SF	\$13.49	\$112,344.72
C3025	CARPETING	Capital Replacement	Fair	4%	7,048.00	SF	\$6.86	\$48,349.28
C3032	SUSPENDED CEILINGS	Capital Replacement	Fair - Good	19%	76,000.00	SF	\$4.16	\$316,160.00
E	EQUIPMENT AND FURNISHINGS							\$330,336.50
E2015	FIXED MULTIPLE SEATING	Capital Replacement	Good	19%	650.00	EA	\$508.21	\$330,336.50
G	BUILDING SITEWORK							\$115,010.00
G2022	PAVING & SURFACING	Capital Replacement	Fair - Good	14%	7,000.00	SF	\$16.43	\$115,010.00
Z	SOFT COST / FEES							\$95,533.00
Z10	DESIGN ALLOWANCE	Capital Replacement	Good	99%	n/a	n/a	n/a	\$9,999.00
Z10	DESIGN ALLOWANCE	Capital Replacement	Good	99%	n/a	n/a	n/a	\$9,999.00
Z10	DESIGN ALLOWANCE	Plant Adaptation	Good	0%	n/a	n/a	n/a	\$75,535.00
Summary								
Total Cost							\$4,074,191.38	





Education

Select a template

How fresh is this BIM?

Created On: Aug 6, 2019

Today is: Aug 6, 2019

This BIM is: 1 days days old

4 spaces / 380 NSFT

66 pieces of equipment

Create fresh BIM Templates!!

Helps & Plug-Ins

Export to:

Revit BIMXML

Room Attributes

Equipment Types

Equip. Instances

Email this BIM

Navigation

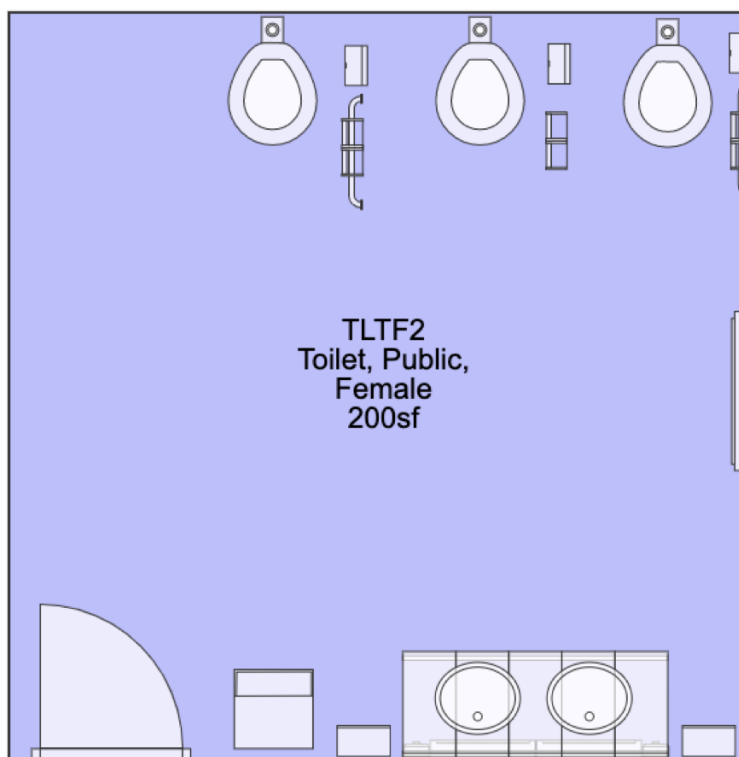
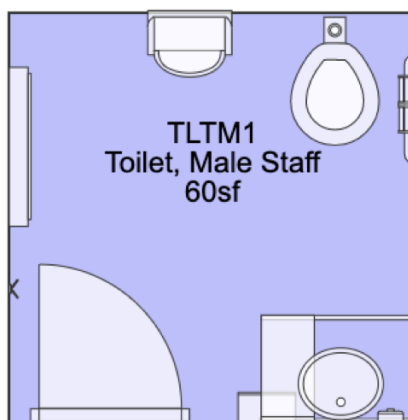
Label Style

AA

Grid OFF

Scale FT

Full Zoom (F)

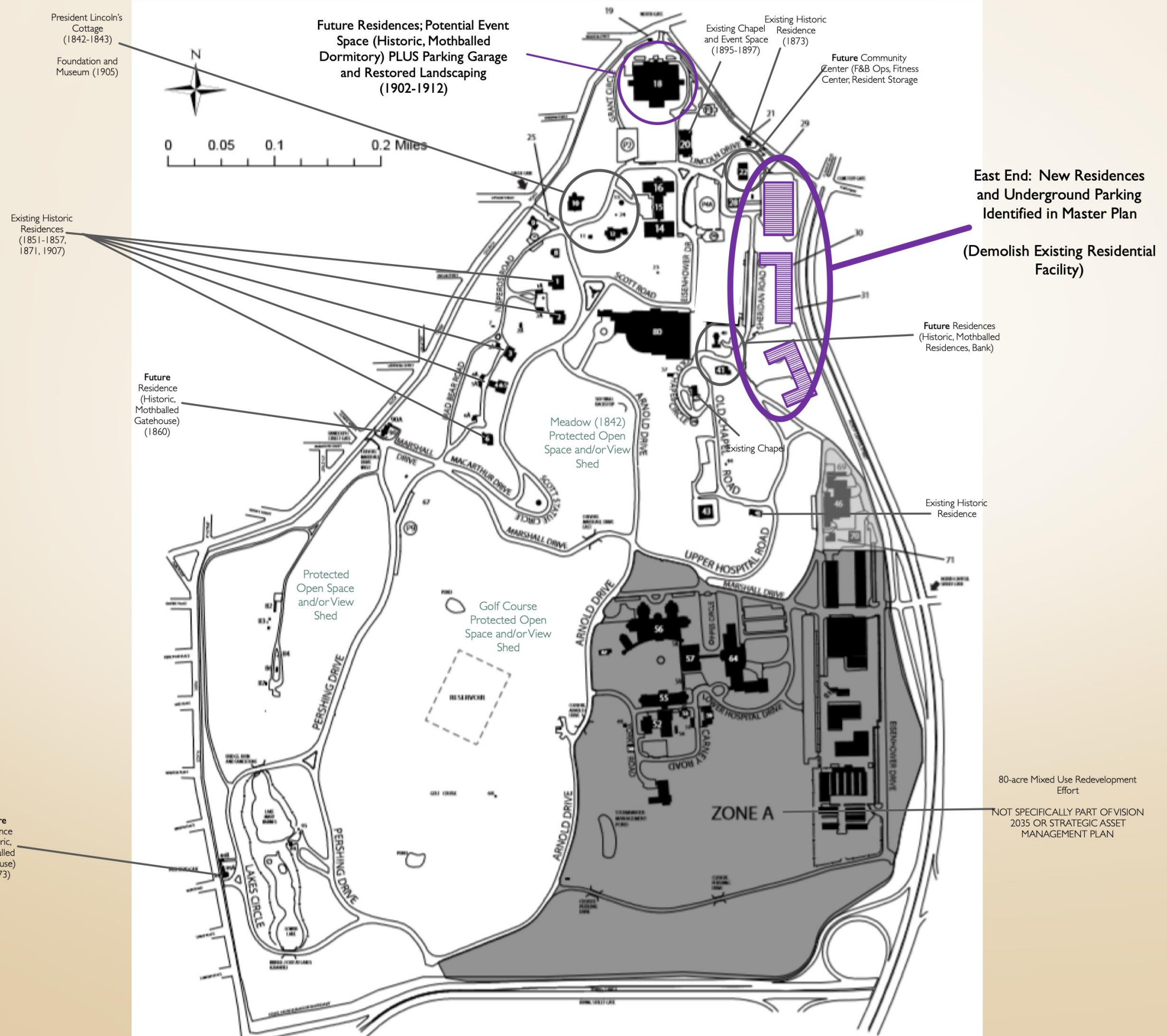


Stacey Tyley

Challenges

- Trust Fund Insolvency
- Revenue Generation
- Congressional Limits on Spend
- Deferred Maintenance
 - Aging, historic infrastructure
 - Congressional caps on CAPEX
- Independent Living Residences (Sheridan Building (1960))
 - Clinical, outdated, institutional
 - Designed at height of nuclear attack fears
 - 486 ~200-300 sq ft studios
 - No balconies, kitchens, storage, walk-in closets
 - No personalization
 - No place to stretch/spread out
- Industry / Generational Trends





President Lincoln's Cottage (1842-1843)
Foundation and Museum (1905)

Future Residences; Potential Event Space (Historic, Mothballed Dormitory) PLUS Parking Garage and Restored Landscaping (1902-1912)

Existing Chapel and Event Space (1895-1897)
Existing Historic Residence (1873)

Future Community Center (F&B Ops, Fitness Center, Resident Storage)

Existing Historic Residences (1851-1857, 1871, 1907)

Future Residence (Historic, Mothballed Gatehouse) (1860)

Meadow (1842) Protected Open Space and/or View Shed

East End: New Residences and Underground Parking Identified in Master Plan
(Demolish Existing Residential Facility)

Future Residences (Historic, Mothballed Residences, Bank)

Existing Chapel
Existing Historic Residence

Protected Open Space and/or View Shed

Golf Course Protected Open Space and/or View Shed

Future Residence (Historic, Mothballed Gatehouse) (c. 1873)

80-acre Mixed Use Redevelopment Effort

NOT SPECIFICALLY PART OF VISION 2035 OR STRATEGIC ASSET MANAGEMENT PLAN

ZONE A

Adding Floors and Spaces

BIM Navigation

(*) = Referenced object

- AFRH
- AFRH_101 - East End 101
- AFRH_102 - East End 102
- AFRH_103 - East End 103**
 - [Add / Delete Floor](#)
 - Floor 4
 - Floor 3
 - Floor 2
 - Floor 1**
 - Floor -1
- AFRH_118 - Grant
- Restrooms

Edit Mode (Locked)

View Mode (Unlock)

ft

100

50

0

-50

00

-100 -50 0 50 100 150

102 Two-Bedroom Apartment 1840 sf

Mechanical 172 sf

103 Storage Room 540 sf

104 Two-Bedroom Apartment 1911 sf

100 One-Bedroom Apartment 892 sf

112 Two-Bedroom Apartment 1917 sf

Mechanical 153 sf

111 Two-Bedroom Apartment 1922 sf

114 One-Bedroom Apartment 877 sf

116 Condo 507 sf

115 Office 507 sf

117 Library 688 sf

110 Storage Room 562 sf

105 Two-Bedroom Apartment 1907 sf

Mechanical 172 sf

106 Cafe / Kitchen 2323 sf

118 Mail & Announcements Room 839 sf

108 Shopette 1003 sf

109 Two-Bedroom Apt 1838 sf

South Staircase 276 sf

North Staircase 276 sf

Mechanical 173 sf

Mechanical 173 sf

Men 154 sf

Women 158 sf

area

Building Cost Estimate



Project Name:	201907_AFRH_0001 - AFRH_Zone_EastEnd
Scheme Name:	AFRH
Building Name:	AFRH_103 - East End 103

Item No.

CONSTRUCTION COSTS

2.0	BUILDING CONSTRUCTION:	161,992GSF		\$34,040,000
	(119,994SF Space Area x 1.35 Custom Factor)			
	Cost for New Construction	161,992 GSF		\$34,040,000
		(Average: 97,412 GSF x \$250)		\$24,353,000
		(Low: 64,580 GSF x \$150)		\$9,687,000
	SUB-TOTAL - CONSTRUCTION COSTS (excluding factors and fees)			\$34,040,000
	Cost Region Factor	1.00		\$34,040,000
		Sub-total		\$34,040,000
	Construction Contingency	15.00%		\$5,106,000
		Sub-total		\$39,146,000
	Design Contingency - Building	10.00%		\$3,914,600
		Sub-total		\$43,060,600
	Escalation to Mid-Point of Construction (excluding fees)	(Site escalation version not set)	9.99%	\$4,303,366
		Sub-total		\$47,363,966
	TOTAL CONSTRUCTION COST (excluding fees)			\$47,363,966
	TOTAL NON-CONSTRUCTION COSTS (excluding fees)			\$0
	TOTAL CONSTRUCTION COST (excluding fees)			\$47,363,966
	TOTAL BUILDING COST (excluding fees)			\$47,363,966
	PROFESSIONAL FEES (% of construction cost)			
	Const. Supervision, Inspection, & Overhead	5.50%		\$2,605,018
	Planning & Design	12.00%		\$5,683,676
	Govt. Inspection	6.00%		\$2,841,838
	TOTAL BUILDING COST			\$58,494,498

[Get Directions](#) [History](#)

▼ Places

- ▶ AFRH - Existing Condit...
- ▶ AFRH - Master Plan
- ▼ Master Plan 2D Image ...
 - ▶ Untitled Image Overlay
- ▶ ☒ DC GIS 3D
- ▶ O
- ▶ ☒ DC Lab: Educational Faci...
- ▶ ☐ Sightseeing Tour
Make sure 3D Buildings
layer is checked
- ▶ ☐ Sebree
- ▶ ☐ 740 - Los Angeles City C...
- ▶ ☐ New Building
- ▶ ☐ DC Lab: Educational Faci...
- ▶ ☐ DC Lab: Educational Faci...
- ▶ ☒ CCC at AFRH
- ▶ ☐ 201907_AFRH_0001 - AF...
- ☒ Temporary Places
- ▶ ☒ Asset Lab Master Projects

▼ Layers

- ☒ Primary Database
 - ☐ Announcements
 - ☐ Borders and Labels
 - ☒ Places
 - ☐ Photos
 - ☐ Roads
 - ☒ 3D Buildings
 - ☐ Ocean
 - ☐ Weather
 - ☐ Gallery
 - ☐ Global Awareness
 - ☐ More
 - ☒ Terrain



Gray Buildings © District of Columbia (DC GIS) & CyberCity
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Gray Buildings © 2008 Sanborn

Google Earth

38°54'24.41" N 77°00'51.23" W elev 97 ft eye alt 3675 ft



© 2018 Google

Google Earth

1988

38°56'08.92" N 77°00'25.61" W elev. 238 ft. ave alt. 1630 ft.





New	
Name	Gross Area
Building 6	403,734 sf
Building 8	57,911 sf
Autodesk	51,243 sf
Sample	
Building 11	499,407 sf
Building 12	310,477 sf
Building 13	226,058 sf
Building 14	194,086 sf
Building 15	350,539 sf
Building 16	135,707 sf
Building 17	471,227 sf
Building 18	536,307 sf
Building 19	63,353 sf
Building 20	276,044 sf
Building 21	278,109 sf
Building 22	150,213 sf
Building 7	408,954 sf
Building 9	195,897 sf
Building 9	167,432 sf
Total	4,776,697 sf
Directions: To here - From here	



Totten

Legend

BIN
STORM

Google Earth

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300 ft



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Asset Management Lab, llc

AIM-4-AMS



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