
HOUSE BILL 1831

State of Washington 56th Legislature 1999 Regular Session

By Representatives Ogden, Thomas, Lantz, Carlson, H. Sommers, Keiser, Dunshee, Lambert, Quall, O'Brien, Cody, Kenney, Dunn, Santos, Schual-Berke, Lovick, Edmonds, Wood, Haigh, Rockefeller, Conway, Stensen, Dickerson, Kessler, Hurst and Esser

Read first time 02/08/1999. Referred to Committee on Education.

1 AN ACT Relating to improving the effectiveness of common school
2 construction; adding a new section to chapter 28A.525 RCW; and creating
3 a new section.

4 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF WASHINGTON:

5 NEW SECTION. **Sec. 1.** The legislature finds that certain
6 construction management techniques will improve the effectiveness of
7 construction and operation of new school buildings, and that such
8 techniques, including value engineering, constructibility reviews,
9 building commissioning, and professional construction management, will
10 provide better value to the taxpayers by reducing construction costs,
11 improving building operations, improving the building environment for
12 the occupants, and reducing future replacement costs.

13 NEW SECTION. **Sec. 2.** A new section is added to chapter 28A.525
14 RCW to read as follows:

15 (1) The state board of education shall adopt rules for appropriate
16 use of the following construction management techniques: Value
17 engineering, constructibility review, building commissioning, and
18 construction management. Rules adopted under this section shall:

- 1 (a) Define each technique as it applies to school buildings;
2 (b) Describe the scope of work for each technique;
3 (c) Define the timing for implementing each technique in the
4 construction process;
5 (d) Determine the appropriate size of projects for the use of each
6 technique; and
7 (e) Determine standards for qualification and performance for each
8 technique.

9 (2) Except as provided in rules adopted under subsection (1)(d) of
10 this section, in allocating state moneys provided under this chapter,
11 the state board of education shall include in funding for each project,
12 at the state matching percentage, the cost of each of the construction
13 management techniques listed in subsection (1) of this section.

14 (3) When assigning priority and allocating state funds for
15 construction of common school facilities, the state board of education
16 shall consider the adequacy of the construction management techniques
17 used by a district and the compliance with the rules adopted under
18 subsection (1) of this section.

19 (4) Except as provided in rules adopted under subsection (1)(d) of
20 this section, the construction management techniques in subsection (1)
21 of this section shall be used on each project submitted for approval by
22 the state board of education.

23 (5)(a) School districts applying for state assistance for school
24 facilities shall:

25 (i) Cause value engineering, constructibility review, and building
26 commissioning to be performed by contract with a professional firm
27 specializing in those construction management techniques; and

28 (ii) Contract or employ personnel to perform professional
29 construction management.

30 (b) All recommendations from the value engineering and
31 constructibility review construction techniques for a school project
32 shall be presented to the school district's board of directors for
33 acceptance or rejection. If the board of directors rejects a
34 recommendation it shall provide a statement explaining the reasons for
35 rejecting the recommendation and include the statement in the
36 application for state assistance to the state board of education.

37 (6) The office of the superintendent of public instruction shall
38 provide:

1 (a) An information and training program for school districts on the
2 use of the construction management techniques; and
3 (b) Consulting services to districts on the benefits and best uses
4 of these construction management techniques.

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