

2025 Update



DESIGN + CONSTRUCTION

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What happened in 2024

- Inflation cooling off, making pricing more favorable
- Regulatory flexibility is helping project timelines
- Private investments still “wait and see” if interest rates decline
- Public investments are becoming more focused, looking at how to maximize scope for the dollar
- Continued growth of single point delivery (design-build), especially with public agencies

2025 Project Updates

Umpqua Community College

Design-Build \$21M Medical Careers Hub and Welcome Center



- ✓ Design in-progress
- ✓ Construction begins summer 2025
- ✓ Significant stakeholder engagement

Army/Oregon National Guard: Salem HQ

Design-Build \$20M Renovations over 250,000 SF



- ✓ Complex group of stakeholders - 10 State and Federal agencies
- ✓ Project started underfunded by \$3 million
- ✓ In-house design-build process saved 12% budget

Army/Oregon National Guard: Ashland Armory

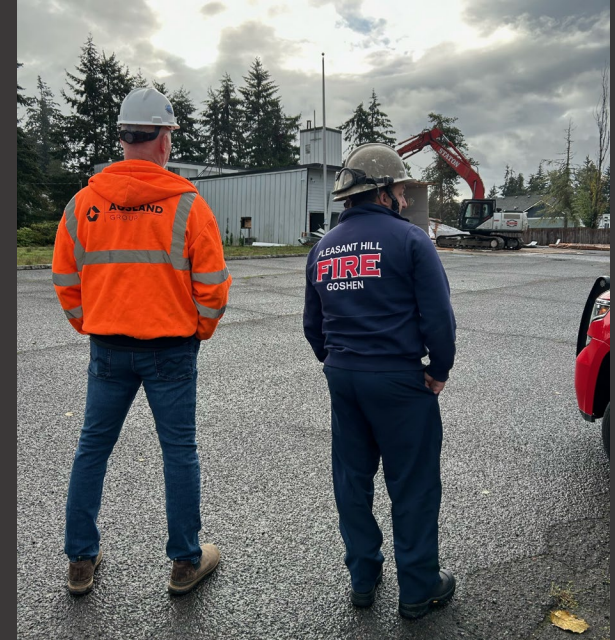
Design-Build \$7M Renovations over 18,000 SF



- ✓ Maximize improvements “for the soldiers” with \$7 million budget
- ✓ Ensure battalion operational during renovation for deployment readiness

Pleasant Hill Fire Station

Design-Build \$7M new Fire Station



- ✓ Construction documents in just 8 weeks! (SD to Permit Documents)
- ✓ Extensive stakeholder engagement
- ✓ Great cooperation from local jurisdictions

Riddle Roots Activity Center

Re-designing \$20M project for the \$10M budget



- ✓ 40,000 sq ft community hub – gym, classroom spaces, daycare, coffee shop
- ✓ 100% private funding from local community
- ✓ Right-sizing scope to meet the budget with in-house design team

Western Oregon University – Salem Campus

Design-Build \$2M renovation for Occupational Therapy Program



- ✓ Turn-key design-build completed in less than 12 months
- ✓ Renovation of old steam tractor dealership
- ✓ 20% under-budget

Kairos Residential Treatment Center

\$3M 5-bedroom RTH plus Cottage Home Development



- ✓ Underutilized property leveraged to meet a major community need of services
- ✓ Used the City of Medford's new Cottage Development provisions
- ✓ Extensive collaboration with City Planning and Public Works staff

The Riverway – A GP Redevelopment Project



- ✓ Complete redevelopment of site and building façade
- ✓ Planning, Building, Public Works Departments all contributed to success of project
- ✓ 90% leased with new tenants coming in 2025!

Siskiyou Economic Development Council

\$2.5M Historic Rehabilitation of Carnegie Library



- ✓ Leveraged New Market Tax Credits
- ✓ Transformative to historic downtown Yreka
- ✓ Repurposing into community resource