

Core Competencies

P&M offers specialized and value-added integrated project delivery services, project management and program controls services. Clients include owners, architects, engineers, and construction contractors. Our staff bring extensive background as a general contractor with expertise in alternative as well as traditional design-bid-build project delivery.

P&M has the capacity and expertise to successfully manage complex marina capital improvement programs drawing from P&M's decades of collective experience managing marina projects. P&M has successfully provided services for the Port of Seattle Marina capital programs and enhanced its institutional understanding of client needs and expectations.

Professional Services:

- Project Management
- Cost estimating (conceptual through detailed)
- Planning, scheduling, and constructability reviews
- Risk workshop facilitations, risk assessments and stochastic analysis including contingency and management reserve analysis
- Cost management
- Earned value management
- Claims analysis and change management
- Document controls, coordination and project administration
- Project review & assessment

Differentiators

- Facilitation of multiple risk assessment workshops for Marina projects
- Integration of risk management into project planning and controls processes.
- Thorough knowledge of the unique complexity of planning, cost estimating and delivering marina programs associated with port 24/7 operations and the participation of numerous stakeholders and related touch points.
- Implementation of comprehensive cost tracking tools to manage program budgets and cost forecasting in a framework that supports quarterly cash flow projections and monthly invoice approvals.
- Provide custom graphics for presentations and reports to project stakeholders as well as executive management and seaport authority / commission.
- Providing integrated program controls and management teams and systems to achieve customer stated project goals and to provide unique project solutions.
- Experience working with owner's project management platforms and augmenting with P&M specialized expertise and technology to provide flexible and scalable solutions as well as "outside the box" solutions.
- P&M staff draws from multiple market sectors experience, enabling the application of industry best practices benefiting aviation program delivery.
- Fostering collaborative relationships by listening and learning about client needs and performing with utmost character and ethics. P&M staff keep this at the forefront of their minds as they conduct their business with all stakeholders.
- Excellent knowledge base and certifications in industry best practices such as: Project Management Institute; Association for the Advancement of Cost Engineering; American Society of Professional Estimators; Risk Management Professionals; Information and Image Management.

Recent Representative Projects



Port of Seattle Project Management Services IDIQ

P&M is providing project management services in support of capital, expense and tenant reimbursable projects from conception through construction completion and project closeout. P&M Staff are currently serving on multiple Northwest Seaport Alliance projects in the North Harbor.

Port of Seattle Terminal 5 Berth Modernization

P&M provides program controls services for this major capital construction program including critical path methodology construction scheduling, cost controls, risk assessment and progress tracking and reporting. The project consists of upgrades and modifications to existing container terminal facilities at Terminal 5 to improve container berthing facilities accommodating berthing and loading/unloading of larger ships and improve electrical supply and distribution.



Port of Seattle Terminal 91 & T30 Cargo Terminal Development

P&M provided program controls for the relocation of the T30 cruise operations to a new facility at T91 and the work to combine Terminals 25, 28 and 30 into a 70-acre container terminal. P&M led a team of project controls specialists providing comprehensive risk focused cost and schedule project controls services for this complex program. The program faced significant political and logistical risks including critical schedule constraints and coordination with on-going terminal operations.



Port of Seattle Shilshole Bay Marina Redevelopment

P&M provided comprehensive risk focused construction scheduling and cost management services for this major capital project. This GC/CM project involved complex logistics with challenging operational requirements. Special services included risk assessment and finalization of the engineer's estimate and negotiation support of maximum allowable construction cost (MACC) for this project.



Port of Seattle Seaport Project Management & Controls/Project Delivery Services

P&M developed and implemented comprehensive Project Delivery methodology for management of the Port of Seattle capital improvement program from planning through design, permitting and construction closeout. Our deliverables included: Project Controls Guideline, CPM Schedule Template, Program Schedule, Cost Estimate Template, Access Database for project tracking and reporting, Trend & Variance Tracking and Forecast Development. The team also provided supplemental project controls such as Risk Management, Construction Scheduling and Forensic Claims Analysis.



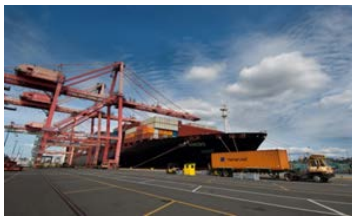
Port of Seattle Clean Truck Grant Administration

P&M was contracted by the Port of Seattle to perform grant administration, project controls and auditing services on the clean truck program. The project aims to reduce air emissions from current and future maritime port operations in the Pacific Northwest. One of the strategies is to require all trucks entering the marine terminals at the Port of Seattle and Port of Tacoma to meet or surpass US EPA emission standards for 2007 heavy duty truck engines by the end of 2017. The program provides cash incentives to qualified truckers to scrap and replace their old trucks.



Port of Tacoma Yusen Terminal Tacoma Inc. (YTTI) Redevelopment Design – Wharf, Container & Intermodal Yard

P&M provided project controls services for this proposed \$300M terminal redevelopment project that included construction scheduling and cost controls. The project involved pre-design and final design with annual capacity of 1.4 million to 1.8 million TEUs (twenty-foot equivalent units), 24-acre intermodal rail yard and 731-meter berth on the 15.5-meter deep Blair Waterway.



Port of Tacoma Terminal 18 North Apron Upgrade

P&M provided program/construction scheduling, cost controls and claims analysis services. The claims analysis support consistently provided advanced techniques and tools of schedule (time) impact analysis, cost impact analysis using Primavera Project Planner and MS Project. Comprehensive evaluation reports were prepared that presented recommendations, supported the results of the analysis and, provided the Port appropriate justification for its position.

Market Sectors:

- Harbor/Marina Terminals & Facilities
- Aviation / Airports
- Mass Transit
- Transportation / Infrastructure
- Wastewater
- Power Plants & Energy Utilities
- Public Utilities
- Manufacturing

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- King County (SCS Firm # 174)

P&M has a strong record as an equal opportunity employer with diverse inclusion of woman and minorities in its consultant key staff and ownership!