

Department of Planning and Budget 2015 Fiscal Impact Statement

1. Bill Number: HB2293

House of Origin	☒ Introduced	☐ Substitute	☐ Engrossed
Second House	☐ In Committee	☐ Substitute	☐ Enrolled

2. Patron: James

3. Committee: General Laws

4. Title: Department of General Services; Division of Engineering and Buildings; use of value engineering.

5. Summary: Eliminates the need for a value engineering report for projects that (i) are designed utilizing either the design-build or construction management at risk basis and (ii) have the value engineering process as an integral component. The bill also eliminates the requirement that a designee of the Department of General Services (the Department) participate in all cost-saving decisions for such projects having a waiver granted by the Director of the Department. The bill requires that only a written summary of the cost savings that have been incorporated into the design be provided to the Division of Engineering and Buildings prior to moving forward to the construction phase of the contract.

6. Budget Amendment Necessary: No

7. Fiscal Impact Estimates: No fiscal impact. See Item 8.

8. Fiscal Implications: The bill eliminates the requirement for a separate value engineering (VE) study and report for capital projects using either the design-build or construction manager at risk construction delivery method when the value engineering process is integrated within the delivery process. Such projects are required to provide a summary of the cost savings incorporated in project designs to the Department of General Services' (DGS) Division of Engineering and Buildings.

Currently, projects meeting these criteria must either conduct a separate VE study or receive a waiver from the Director of the Department of General Services. The bill eliminates the need for projects meeting the criteria to conduct a separate VE study or request a waiver.

A DGS representative currently must participate in all cost savings decisions during a project's design phase for projects that are granted waivers. Instead, the bill requires affected projects to provide DGS with a summary of the cost savings incorporated into the project design before moving forward to the construction phase of the contract.

DGS anticipates the bill will result in operational efficiencies for both project owner agencies as well as DGS project review staff. DGS and project owner agencies will no longer need to request and approve waivers, and DGS staff will no longer be required to participate in all

cost savings decisions during project design. The elements of the value engineering process are expected to occur within the design process itself as opposed to a separate VE study process and report and DGS staff may review a summary of cost savings incorporated into project design.

According to DGS, the cost of value engineering studies range from \$5,000 to \$60,000 depending on the project scope and average approximately \$20,000 to \$30,000; however overall project costs are projected to remain the same because similar expenses will likely be incurred for elements of the value engineering process during the project design.

- 9. Specific Agency or Political Subdivisions Affected:** Department of General Services, state agencies subject to DGS Capital Outlay review process

- 10. Technical Amendment Necessary:** No

- 11. Other Comments:** This bill is similar, but not identical to HB1874.

Date: 1/23/2015

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