

Dining Facility Improvement Project

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M.S. in Project Management

Winter 2020

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Dining Facility Improvements Project – Lessons Learned

Facility Improvements Plan: Lessons Learned: The dining facility at the 157th Air Refueling Wing at Pease Air National Guard Base has been patched together over the past 20 years in a facility that was previously a Civil Engineering complex. The facility had one major renovation in 2009 which neglected to resolve several flaws with the facility.

The Dining Facility Improvements Project is a three-phase project targeted at addressing the three most significant issues with the facility. The project was divided into three separate phases due to the nature of the work being completed as well as the ability to secure funding from the Air Force. It was decided funding would be easier to secure in incremental blocks over the course of a few years.

Dining Facility Improvements Project – Lessons Learned

- Three Phased Project – Starting Spring 2017
 - Phase I – Kitchen Floors
 - Phase II – Customer Flow Issues
 - Phase III – Customer Service Areas
- Project Duration
 - Plan – 1 Year
 - Reality – Ongoing

Phase I

- Kitchen Floor Replacement
 - Problem
 - Current Floor
 - Scope
 - Equipment
 - Demo
 - Testing
 - Install
 - Equipment
 - Status
 - Complete with areas of concern

Phase II

- Customer Flow
 - Problem
 - Flow of Customers Bottleneck
 - Scope
 - Construct Wall
 - Electrical
 - Plumbing
 - Source Equipment
 - Install Equipment
 - Test Equipment
 - Status
 - On Hold Due to Funding

Phase III

- Customer Services Areas
 - Problem
 - Existing Fixtures and Furnishings
 - Scope
 - Procure and Install
 - Tables, Booths, Chairs, Salad Bar
 - Remove and replace carpet
 - Design and install grab and go sandwich area
 - Status
 - On Hold due to Funding

Risks

- Intolerable
 - Funding
- High
 - Procurement Delays
 - Senior Level Priority Changes
 - Salt Content in Concrete
 - Unforeseen Facility Defects
- Medium
 - Natural Disaster/State Active Duty

Lessons Learned

- Government Funding
- End User Versus Engineers
- Planning for Change
- Sponsor Driven
 - Stakeholder Management

Thank You!

Questions?