

**AGENCY REQUEST FOR
A/E SELECTION COMMITTEE ACTION
August 2021**

AGENCY: Wisconsin Historical Society (WHS)

WHS Contact: Omar Armendariz, 608-287-9081,
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LOCATION: Circus World Museum, City of Baraboo, Sauk County

PROJECT REQUEST:

Request the services of a professional Architectural and Engineering (A/E) design firm to provide design through construction administration services to provide envelope improvements, ventilation system and sprinkler system to an approximately 30,000 sf wagon pavilion in accordance with the DFD Consultant Policy & Procedure Manual.

PROJECT NUMBER: 21H1J

PROJECT DESCRIPTION:

After reviewing the proposed options received as result of project 20L1A – Deppe Wagon Mold Remediation Study. The Wisconsin Historical Society and Circus World Museum reached a consensus that the best course of action would be to pursue Option 1B as explained in the IMEG study (see attached IMEG study document). An overview of Option 1B is provided below.

Option 1B addresses moisture buildup in the exterior walls by cleaning and repairing the building envelope to a weathertight and (to the greatest extent possible) air-tight condition.

New interior partitions at the exterior wall will be installed. Isolated steel studs with thermal isolation at the bottom track and full cavity of mineral wool insulation. A vapor retarder will be required along with water resistant GWB.

Exterior wall surface area will require repairs to sealants, fasteners, compromised panels (metal and translucent), and various penetrations. Included in this total is an area of brick veneer that will require repointing, new sealants at control joints, and final cleaning to address efflorescence (deposits of water-soluble salt) on the surface of the brick. All overhead doors will require repair and new weatherstripping/seals. Improvements to the thermal envelope to help reduce the possibility of moisture buildup in the exterior walls through the installation of new thermal and vapor retarding envelopes within the current building. All of the wall panel areas will be prepped, primed, and painted after all other work is completed.

Roof areas will require minor upkeep, maintenance. Additional roof vents may be required.

A sprinkler system for the facility will be required to protect the carriages within valued and insured at over 40 million dollars. A new water service will be required to serve the sprinkler

system plus a heated mechanical closet to enclose the fire protection backflow preventer and dry pipe system.

Mechanical improvements include a ventilation air handling unit centrally located on grade within the building footprint to supply untempered outside air to the existing building. In addition, High Volume Low Speed (HVLS) destratification fans will be installed throughout the facility. Powered exhaust fans will be provided near the East and West ends of the facility to relieve the provided ventilation air. A simple direct digital control (DDC) system will be used for control of the ventilation air to allow a timeclock and dewpoint control of the system for optimum environmental control.

The W.W. Deppe Wagon Pavilion is a 30,000 GSF (400' x 75' with ceiling peak of 24') facility located at 550 Water St, Baraboo, WI 53913. The structure was built in 1969. The roof was replaced in 1999 (Project #99F1V). The Circus World Museum Foundation added air conditioning to the building in 2014. Carpet was added in 2014 (Project #14D1Z). Mold growth is evident on the collections, metal sheeting, painted plywood walls, and the carpet throughout the structure.

JUSTIFICATION:

The Wisconsin Historical Society in association with DFD contracted with IMEG and the associated consultants to study the W.W. Deppe Wagon Pavilion at Circus World Museum. The Wagon Pavilion has mold grow that is evident on the interior building components including the exhibit collections. The exhibit collections include over 100 historic circus wagons and exhibits. The goal of the study was to provide recommendations for mold remediation of the building components including collections. The study also provided recommendations for operational practices and building improvements to reduce mold recurrence in the future. This project would move forward with recommendation Option 1B as described above.

BUDGET/SCHEDULE:

Construction	
Design	
DFDM Mgt	
Contingency	
Equipment	
Other Fees	
TOTAL	\$1,604,400

A/E Selection	Aug 2021
Design Report	Mar 2022
SBC Approval	May 2022
Bid Opening	June 2022
Start Construction	Sep 2022
Substantial Completion	April 2023
Final Completion	May 2023