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RATIFY AWARD OF EMERGENCY CONTRACT TO
PENCE CONSTRUCTION FOR ROCK CREEK BUILDING 9
RE-ROOF PROJECT

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STRATEGIC THEME Enterprise: Cultivate a long-term sustainable college enterprise

REPORT: Building 9 at Rock Creek suffered multiple roof leaks over the past winter. P&CC staff contracted with Hacker Architects to carry out an assessment of the roof and make recommendations. That report was received in April 2022 and recommended that the roof be replaced before we entered another rainy season.

A roof assessment that had been carried out in 2017 estimated that the roof had ten years left before needing replacement so it was not a planned project for the current bond.

There are currently significant supply chain issues in the procurement of roofing materials and orders need to be placed now to ensure availability for a Summer 2022 roofing project. As the normal College procurement process for a project such as this would delay procurement beyond the timeline to allow the project to be completed within the recommended time frame the College declared an Emergency and contracted directly with Pence Construction to carry out the work on a design build basis.

The initial contract value is \$327,201 which includes design services and the early procurement of materials. Pence will propose a GMP when costs have been finalized and this will be brought to a future board meeting.

Pence is aware of the College goals for COBID and Workforce participation and will work with the College to maximize participation. Pence has been successful in meeting or exceeding these goals on other PCC projects.

RECOMMENDATION: That the Board of Directors ratify the award of a Design Build contract to Pence Construction for the Rock Creek Building 9 roof replacement in the amount of \$359,921 which includes a 10% contingency. Funding is from the 2017 Bond.