

April 19, 2018

18-107

AUTHORIZATION TO INCREASE THE ANTICIPATED
SPEND FOR THE CM/GC CONTRACT FOR THE
RENOVATION OF COLLEGE SERVICES BUILDING

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FINANCIAL
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REPORT: On October 19, 2017, BA 18-054, the Board of Directors, acting as the Local Contract Review Board for the College, adopted the findings presented and granted an exemption from competitive bidding method for the 3-story CSB construction correction, structural upgrade and renovation authorizing the use of CM/GC contracting method, as an alternative contracting method for the College Services Building (CSB) structural renovation project, at a \$1.6 million estimated cost.

As we progress through program, planning and design we have a further developed detailed scope of work. This scope includes, as an example: 1) structural upgrades and leveling of the third floor (also impacting the second), 2) repair and replace exterior windows and flashings, 3) space improvements to right size second and third floors, 4) mechanical, electrical and plumbing removal, re-installations and modernizations. For possible future funding, at this time the scope does not include the much needed work in areas, such as Public Safety, Transportation-Parking, and Grounds welding/paint mechanical improvements. After review by the FMS staff, architecture/engineering firm, and estimators, the a) rapidly escalating construction cost, b) complexity of logistics (e.g. surge space, modular furniture, equipment, warehouse), c) the need for continuous occupancy (e.g. Department of Public Safety Dispatch) and d) ongoing

departmental operations, has brought the estimated total project construction cost to \$2.75M.

RECOMMENDATION: That the Board of Directors authorize an increase for the CMGC for the building construction correction, structural upgrade and renovation of the College Services Building. Funding is covered with settlement fund and Capital Fund.