

May 20, 2021

21-164

AUTHORIZATION TO ISSUE GUARANTEED MAXIMUM PRICE TO PENCE CONSTRUCTION FOR THE ROCK CREEK CAMPUS BUILDING THREE RENOVATION AND MODERNIZATION PROJECT

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APPROVED BY: Sylvia Kelley, Executive Vice President
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REPORT: On October 24, 2019, through BA 20-060 the Board adopted the finding, granted an exemption, and authorized the use of the CM/GC alternative contracting method for the Rock Creek Campus projects.

One of projects that was anticipated as part of this contract was renovation and modernization work in Building 3.

On March 18, 2021, through BA 21-133 the Board approved an Early Work Amendment for up to \$281,985 to allow for procurement of equipment with a long lead time.

Pence Construction have now submitted the Guaranteed Maximum Price for the total project. The GMP is \$2,104,888 and incorporates the Early Work Amendment. P&CC staff have reviewed and recommend acceptance.

Pence Construction have competitively bid the sub-contracts and awarded to the responsible proposers whose proposal is determined to be the most advantageous to the College.

The contract requires Pence Construction to make good faith efforts to achieve PCC goals for COBID participation, use of apprentices, and workforce diversity.

The proposed GMP has the following projections;

COBID – Target 20%

Pence Construction is projecting that \$1,310,086 of the GMP will go to COBID firms representing 62.2% of the value. The breakdown is shown below.

Certification	Amount
Women Owned Enterprise	\$1,219,049
Emerging Small Business	\$99,737
Minority Business Enterprise	\$105,703

Some firms have multiple certifications and are shown in each.

Apprenticeship Hours – Target 20%

Workforce Diversity – Target 20% Minority, 15% Women,

P&CC staff will engage with Pence Construction to ensure progress is made to meeting all PCC goals

RECOMMENDATION: That the Board of Directors approve the Guaranteed Maximum Price presented by Pence Construction in the amount of \$2,104,888 plus 10% contingency for a total of \$2,315,377. Funding is from the 2017 Bond Program.