

November 20, 2003

04-067

RATIFY GUARANTEED MAXIMUM PRICES (GMPS #3-6)
FOR THE SYLVANIA CAMPUS BOND IMPROVEMENTS
PROGRAM CONTRACT WITH EMERICK CONSTRUCTION
(SCULPTURE BUILDING, CAMPUS COOLING
IMPROVEMENTS, PHASE 2 POWER DISTRIBUTION, AND
CAMPUS FIRE PROTECTION)

PREPARED BY: John Persen, Manager, Bond MWESB Procurement Program

FINANCIAL
RESPONSIBILITY: Steve Sivage, Director, Physical Plant

APPROVED BY: Randy McEwen, Vice-President, Administrative Services
Gerard "Jerry" Berger, President

REPORT: At the March 20, 2003 meeting, per Resolution 03-080, the Board adopted findings, granted a class exemption from competitive bidding, and authorized the use of alternative contracting methods for the remaining 2000 Sylvania Campus Expansion Program.

At the June 19, 2003 meeting, per Resolution 03-161, the Board ratified a CM/GC contract to Emerick Construction Company for the construction of a series of projects consisting of HT and AM Building Renovations and Improvements, Air Conditioning Additions, Fire Sprinkler System Completion, Site Electrical Infrastructure Upgrades and Emergency Power System Modifications. The total cost of all of these improvements is estimated to be \$7,250,000.

The resolution stated that actual construction costs would be based on a negotiated Guaranteed Maximum Price (GMP), which would be brought back to the Board for expenditure approval authority. However, construction sequencing and timing is such that a single GMP for the entire program cannot be completed at one time. Instead, a GMP for each of the projects will be individually negotiated and will be brought to the Board for ratification.

At the July 17, 2003 meeting, per Resolution 04-019, the Board ratified GMP #1 for the HT and AM Building Renovations and Improvements Project for \$1,510,742.

At the October 16, 2003 meeting, per Resolution 04-050, the Board ratified GMP #2 for the Phase 1 Electrical Distribution Project for \$532,794.

GMPs for the next four (4) projects have been negotiated and approved by President Berger, as authorized by Board Policy B703, and now need to be ratified as well. These projects are:

GMP #3	Sculpture Building	\$ 107,550
GMP #4	Campus Cooling Improvements	\$ 2,698,370
GMP #5	Phase 2 Power Distribution	\$ 1,724,150
GMP #6	Campus Fire Protection	\$ 550,654

RECOMMENDATION:

That the Board of Directors ratify GMPs #3-6 for a total of \$5,080,724. The total of all Sylvania Campus GMP amounts to date for this contract is \$7,124,260. All funding for these projects will be from bond funds.

Resolutions 04-056 through 04-072 were moved for approval by Director Germond and it passed unanimously.