

December 3, 2009

10-042 ACCEPT PROPOSAL/AWARD CONTRACT FOR ARCHITECTURAL SERVICES FOR CASCADE CAMPUS

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REPORT: With passage of the bond measure, the College has the need to contract with a qualified firm to provide comprehensive Architectural Services for the Cascade Campus. Services to be provided include, but may not be limited to the following: Attend Cascade Advisory Committee meetings as requested; Assistance with site location evaluation as requested; Assessment of land use requirements; Programming/schematic design services; Design development; Construction document preparation; Construction administration services; Cost estimating services via in-house or through a consultant; Bidding or negotiation phase services; All other services in connection with a) Public hearings; b) Providing services for change orders and construction change directives; and c) Evaluation of claims, arbitration proceedings, legal proceedings, and all services made necessary by default of contractor in the work.

A Request for Proposals (RFP) for these services was issued and made available to all interested firms on September 1, 2009. The RFP was advertised in the Daily Journal of Commerce, on the State of Oregon Procurement Network (ORPIN), and on the PCC Solicitation website. A total of one-hundred forty four (144) vendors, which included architects; engineers; consultants; plan centers; and other interested parties (forty one (41) of which indicated they were MWESB

firms) registered and downloaded a copy of the RFP document.

A total of nineteen (19) proposals were received in response to the RFP. Written Proposals were reviewed and rated by Bond Program and Cascade Campus evaluation committee members based on the following criteria: Team - firm history and distinctive capabilities; Approach - collaboration and partnering with assigned College staff in an interactive process; Activities - firm's ability to predict project costs develop and meet the project schedule; Other - fee proposal and subcontracting MWESB diversity.

Written proposal evaluation scores by the Bond Team were as follows:

<u>Firm</u>	<u>Points</u>
Ankrom Moisan	501
Boora Architects	514
Carleton Hart Architecture	462
DLR Group	472
EEA Architects	366
Hennebery Eddy Architects	481
Holst Architecture	445
Mahlum	484
OH planning & design	407
Perkins Architecture	364
Perkowitz + Ruth	413
SERA Architects	492
Simp.L LLC Landscape, Design, Planning	385
Soderstrom Architects	458
THA Architecture	517
Works Partnership Architecture, LLC	384
Yost Grube Hall Architecture	520
ZGF Architects	513

The seven (7) highest scoring proposals were then sent to the Campus evaluation team.

Written proposal evaluation scores by the Bond Program and Cascade Campus teams are as follows:

<u>Firm</u>	<u>Points</u>
Ankrom Moisan Architects	1000.5
Boora Architects	1188.5
Mahlum	1208.5
SERA Architecture	1215.5
THA Architecture	1196.0
Yost Grube Hall	1208.5
ZGF Architects	1115.5

The five (5) highest scoring firms were invited to an oral interview process. Proposers were given six (6) questions to respond to in their presentation. The evaluation team scored each proposer and that score was used to determine the highest rated proposer. The ranking of the oral interview process is as follows:

<u>Firm</u>	<u>Points</u>
THA Architecture	952.0
SERA Architecture	849.0
Boora Architects	792.0
Yost Grube Hall	788.0
Mahlum	785.0

THA Architecture has identified twelve (12) sub-consultants it intends to contract with for this project. Six (6) of the twelve (12) firms are State of Oregon certified MWESB firms.

The Bond Program and Cascade Campus evaluation committee recommends awarding this contract to THA Architecture.

RECOMMENDATION: That the Board of Directors accept the proposal from, and award the Architectural Services contract for Cascade Campus to THA Architecture. All expenditures for these services will be from bond funds.