



July 22, 2020

**TO:** THE DISTRICT BOARD OF TRUSTEES  
OF VALENCIA COLLEGE

**FROM:** SANFORD C. SHUGART  
President

**RE:** RECOMMENDATION OF CONSTRUCTION MANAGEMENT SERVICES FOR OSCEOLA  
CAMPUS BLDG 1 RENOVATIONS, RFQ 2020-006

On October 18, 2019 the College issued a Request for Quote (RFQ F2020-006) to prequalified general contractors to provide Construction Management Services for Osceola Campus Building 1. On November 11, 2019, three (3) construction organizations submitted sealed bids (Charles Perry Partners, Inc., Johnson-Laux Construction, Oelrich Construction, Inc.).

Facilities staff evaluated the bids/quotes for preconstruction services cost, general condition and general requirement cost, and proposed fee percentage. All firms' quotes were materially responsive and complete and the best and lowest bidder, Oelrich Construction, Inc., selected.

Following the selection of Olerich Construction, code inspectors identified unforeseen code requirements that necessitated design changes. As a result, project progress was delayed and adjustments to the Guaranteed Maximum Price (GMP) were also required, consequently delaying the presentation of this project to the Board for approval.

On February 21, 2020, the building code inspector approved design changes. Finalization of the GMP was initiated, but COVID-19 presented additional delays for Oelrich Construction and the College's ability to finalize the final pricing on the project. On June 11, 2020, the College and Oelrich agreed upon the final GMP of \$1,159,730.

**RECOMMENDATION:**

The President recommends that the District Board of Trustees of Valencia College to authorize Oelrich Construction, Inc. to commence renovation of Osceola Campus Bldg. 1 and to approve the project's Guaranteed Maximum Price of \$1,159,730.

A handwritten signature in black ink, reading "Sanford C. Shugart", is written over a horizontal line.

President