

RFP 22C3, CONSTRUCTION MANAGEMENT AT RISK SERVICES FOR GREEN VALLEY AND VALLEY ELEMENTARY SCHOOL REPLACEMENT PROJECTS

FACT SHEET

A. **Overview:** This recommendation is to establish a contract for Construction Management at Risk Services for the replacement of Green Valley Elementary and Valley Elementary Schools. Proposals were opened on June 2, 2022.

1. **RFP participation:**

- 10 proposals downloaded
- 7 companies submitted proposals

2. **Proposals were received from:**

Dustin Construction, Inc. (Ijamsville, MD)
Gilbane Building Company (Baltimore, MD)
Keller Construction Management, a Division of Keller Brothers Inc. (Mt. Airy, MD)
MCN Build, Inc. (Baltimore, MD)
Oak Contracting, LLC (Towson, MD)
Turner Construction Company (Baltimore, MD)
Whiting-Turner Contracting Company (Towson, MD)

3. **Other Facts:**

- Technical proposals were solicited from the ten pre-qualified construction management at risk firms under RFQ 20MISC11, Construction Management Services.
- Scope of work includes services associated with the planning, design, cost estimating, bidding, construction, close-out and warranty period.
- Staff members from different departments reviewed and scored the technical proposals. All firms that submitted a technical proposal were interviewed. The cost proposals were opened for firms scoring a total of 70 points or higher. Selection is based on the total score of each vendor's technical and cost proposal.
- The contract will be administered by Brad Ahalt, Senior Project Manager, Capital Program Department

4. **Source of Funding:** FY23 Approved Capital Improvement Projects Budget and contingent upon subsequent years' budget allocations.

B. **Recommendation:** Staff recommends that RFP 22C3, Construction Management at Risk Services for Green Valley and Valley Elementary School Replacement Projects, be awarded to Dustin Construction, Inc. at a cost not to exceed \$5,524,150 (Green Valley Elementary = \$2,725,365; Valley Elementary = \$2,798,785).

C. **Action taken by the Board (Purchasing use only):**

<input checked="" type="checkbox"/> Approved	<input type="checkbox"/> Denied	<input type="checkbox"/> Deferred	<input type="checkbox"/> Other	KM/sg
07.13.22_Date	_____Date	_____Date	_____Date	BOE Meeting: 07.13.22

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SCORING SUMMARY

Green Valley Elementary

Firm	Technical Score	Fee Score	Fee	Total Score
Dustin Construction	70.50	20.000	\$ 3,019,950.00	90.50
Keller Construction Management	71.33	18.940	\$ 3,202,359.00	90.27
Oak Contracting, LLC	70.33	17.570	\$ 3,437,683.00	87.90
The Whiting-Turner Contracting Company	70.17	17.690	\$ 3,417,708.00	87.86
MCN Build	67.33			
Gilbane	66.50			
Turner Construction Company	66.33			

Valley Elementary

Firm	Technical Score	Fee Score	Fee	Total Score
Dustin Construction	70.50	20.00	\$ 3,099,640.00	90.50
Keller Construction Management	71.33	18.77	\$ 3,311,074.00	90.10
Oak Contracting, LLC	70.33	18.10	\$ 3,424,993.00	88.43
The Whiting-Turner Contracting Company	70.17	18.11	\$ 3,423,688.00	88.28
MCN Build	67.33			
Gilbane	66.50			
Turner Construction Company	66.33			

Green Valley Elementary and Valley Elementary

Firm	Technical Score	Fee Score	Fee	Total Score
Dustin Construction	70.50	20.00	\$ 5,524,150.00	90.50
Keller Construction Management	71.33	17.85	\$ 6,227,110.00	89.18
Oak Contracting, LLC	70.33	18.36	\$ 6,059,278.00	88.69
The Whiting-Turner Contracting Company	70.17	16.91	\$ 6,533,722.00	87.08
MCN Build	67.33			
Gilbane	66.50			
Turner Construction Company	66.33			