



POLK STATE COLLEGE

RECOMMENDATION REQUEST FOR QUALIFICATIONS (RFQ)

RFQ #15-04

Construction Management at Risk Services for WLR 3rd Floor Remodel/Renovation

1. Background

- a. Polk State College issued the RFQ #15-04 in accordance with the Purchasing manual. The purpose of the public solicitation is to select a firm that will provide Construction Management at Risk Services for the remodel/renovation of the WLR 3rd Floor.
- b. In general, the services to include:
 - i. Providing a Guaranteed Maximum Price (GMP).
 - ii. Construction Management services
 - iii. Utilize Building Information Modeling (BIM)
 - iv. Support the College's Direct Material Purchase Program.
 - v. Coordination with Polk State College staff and A/E selected in the companion RFQ #15-03.

2. Advertisement

- a. The RFQ was advertised in the Polk County Democrat
- b. Posted on the Purchasing Department's ITB/RFQ bulletin Board
- c. Posted on the Polk State College web-site at the Purchasing Department's web page RFQ #15-04.

3. Distribution / Submittals

- a. The RFQ solicitation document was advertised May 15, 2015. Notification of the RFQ solicitation document availability was emailed to firms which had requested to be on the college's bidders list to provide this type service.
- b. The RFQ document was available for download from the Polk State College Purchasing website.
- c. A mandatory Pre-Proposal conference was held on June 3, 2015.

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- d. Four (4) proposals were received and the evaluation team accepted ALL four proposal. In alphabetical order:
 - i. AD Morgan
 - ii. Henkelman Construction
 - iii. Welbro Builders
 - iv. Vogel Bros. Builders

- e. The scores for the written submittals were:

	Average score	Action
A. D. Morgan	3.88	shortlisted
Henkelman Construction	3.76	shortlisted
Welbro Builders	3.53	shortlisted
Vogel Bros. Builders	3.4	shortlisted

- f. The Evaluation Team agreed to interview all (4) four firms on July 15, 2015
- 4. Reference Check - The Facilities/Purchasing Departments conducted a performance survey of the references supplied by the firms shortlisted for interview/presentation. The results of the performance survey were shared with the Evaluation Team for scoring during the presentation.
 - 5. Oral presentations were held July 15, 2015 and the Evaluation Team scored each of the presentations.

Scoring summary:

	Average Score
A.D. Morgan	4.18
Henkelman Construction	3.57
Vogel Bros. Builders	3.37
Welbro Builders	3.38

- 6. Evaluation Committee recommends approval of the ranking for the Construction Manager at Risk Services RFQ#15-04 per the scoring summary noted in Par#5
 - #1. A.D. Morgan
 - #2. Henkelman Construction
 - #3. Welbro Builders
 - #4. Vogel Bros. Builders

7. RFQ #15-04 Ranking APPROVED

 7-20-15
Dr. Eileen Holden date