


**COMBINED PHONE MEETING OF THE BUSINESS AFFAIRS
AND EXECUTIVE COMMITTEES OF THE BOARD OF TRUSTEES
Community College of Philadelphia
Monday, July 22, 2019 – 10:00 A.M.**

TO: Business Affairs and Executive Committees of the Board of Trustees
FROM: Jacob Eapen 
DATE: July 9, 2019
SUBJECT: Committee Meeting

A combined phone meeting of the Business Affairs and Executive Committees of the Board of Trustees will be held on Monday, July 22, 2019 at 10:00 A.M. The conference bridge information is as follows:

**Dial-In Number: 1-888-675-6779
Participant Passcode: 5410073#
Moderator: 7865650# (Community College of Philadelphia)**

AGENDA – PUBLIC SESSION

(1) Bid Results for the Library and Learning Commons Renovations Project (Action Item):

The Library and Learning Commons Project will incorporate the entire footprint of the Library space in the Mint Building, and adjacent portions of the Bonnell Building, which will be converted to become one of the center pieces of the College campus. The project will address the changes in demand for Library services, provide a central learning student destination, will realign the Library, Learning Laboratories and Learning/Tutoring spaces, and will incorporate enhancements to the interior and exterior learning environments within the surrounding common spaces, courtyards, and circulation spaces.

HDR, the Architect of Record for the project, created specifications and drawings which were divided into five prime contract packages: General Trades; Mechanical; Electrical and AV; Plumbing; and Fire Protection. Using PennBid, a request for proposals (RFP 10052) was posted for the College to receive bids on June 17, 2019.

A mandatory Pre-Bid Conference and site walk-through was held on May 15, 2019 with 36 contractors in attendance, of which 10 were General Trades, 8 were Mechanical and/or Plumbing, 4 were Electrical, 2 were Fire Protection and 11 Specialty Contractors/Suppliers. 100% Bid Documents are dated April 23, 2019 and were posted to PennBid on May 1, 2019. Two Addendums were posted:

Addendum #1 on May 16, 2019 and Addendum #2 on June 11, 2019. A second site walk-through for contractors was held on June 6, 2019.

To ensure participation of minority and women-owned businesses, JMT (Johnson, Mirmiran & Thompson), Inc. who is the College's Construction Manager assisted the College in outreach efforts to MBE/DBE/WBE firms. Notice of the project opportunity and bid requirements was sent to twenty-nine support groups requesting that they disseminate the information. Additionally, nine individual invitations were sent to the heads of those support groups asking that they attend the Library and Learning Commons networking event. The *Pre-Bid Diverse Contractor & Supplier Mixer* was held on May 22, 2019 and attendance was mandatory for the prime contract bidders. These outreach efforts were in addition to the Legal Notices advertised with two MBE publishers, *AI Dia* Newspaper and the *Philadelphia Sun*.

The PennBid program utilized by the College uses a combination of Department of General Services (DGS) codes and the DGS Website to invite all Disadvantaged Business Enterprises (DBEs) in those categories listed with the State of Pennsylvania.

On Monday, June 24, 2019, a post-bid scope conference was held with each of the low-bid respondents, where their scope of work was reviewed and confirmed. As necessary, follow-up interviews were conducted on Monday, July 1, 2019. Subsequent to the above, College staff recommend awarding the contracts to the low bid respondents as follows:

- General Trades to be awarded to **New Age Development Group** in the amount of **\$7,693,491.04**
- Mechanical to be awarded to **PT Mechanical** in the amount of **\$1,924,453.00**
- Electrical to be awarded to **McGoldrick Electric, Inc.** in the amount of **\$3,087,013.00**
- Plumbing to be awarded to **Dolan Mechanical, Inc.** in the amount of **\$214,000.00**

Fire Protection has been re-advertised and bid openings are July 22, 2019. Estimated contract value is \$345,000.00

Below are the results of the bids by Contract type.

Bids Received	Contract	Company	Status	Base Bid Amount
5	General Trades	New Age Development Group	Disabled Veteran Owned	\$7,222,513.04
		The Bedwell Company		\$8,778,000.00
		Smith Construction, Inc.	Woman Owned	\$9,083,000.00
		Clemens Construction		\$11,592,044.00
		MJ Settelen Construction, LLC		\$10,956,301.02
3	Mechanical	PT Mechanical Group		\$1,924,453.00
		Dolan Mechanical, Inc.		\$1,952,000.00
		Edward J. Meloney		\$2,040,000.00
2	Electrical	McGoldrick Electric, Inc.		\$3,047,013.00
		Mulhern Electric Company		\$5,326,317.00
1	Plumbing	Dolan Mechanical, Inc.		\$214,000.00
0	Fire Protection			\$0*
				<i>*Re-advertising</i>
			Total Base Bid	\$12,407,979.04

College staff further recommend the following Alternates be contracted:

	Alternate 3 – Atrium Stairway	Alternate 4 – Café Stairway	Alternate 6 – West Courtyard	Base Bid + Alternates 3,4 & 5
General Trades	\$206,599	\$134,171	\$130,208	
Mechanical	\$0	\$0	\$0	
Electrical	\$10,000	\$10,000	\$20,000	
Plumbing	\$1	\$1	\$1	
Fire Protection	\$0	\$0	\$0	
	\$216,600	\$144,172	\$150,209	\$12,918,960.04

The staff does not recommend the following Alternates be included at this time:

- Alternate 1 – Temporary Chiller Connection
- Alternate 2 – Air Handling Unit Cooling Condit
- Alternate 5 - Shell Space LR-06
- Alternate 7 – AV Equipment Substitutions

(2) Fire Protection – Rebid (Action Item):

It has become necessary to re-bid the Fire Protection contract since there were no respondents to the initial solicitation for the Library and Learning Commons Project. The College re-posted the Fire Protection (RFP#10052) to PennBid on June 25, 2019 and the team has contacted and encouraged twenty-two fire protection companies licensed by the Philadelphia Department of Licenses and Inspections to submit bids.

A request for proposal (RFP 10052) was posted for the College to receive bids on July 22, 2019.

A mandatory Pre-Bid Conference and site walk-through was held on July 8, 2019 with three contractors in attendance, of which one was a Fire Protection firm. All necessary bid documents have been posted on PennBid. The College has encouraged minority and small business enterprises to participate directly as a prime contractor or partner with another prime contractor.

The staff request the Committees' approval to award the Fire Protection contract to the lowest responsible bidder if said bid does not exceed the estimated amount of \$345,000 by 10%.

JE/lm

c:

Mr. Jeremiah White
Dr. Donald Generals
Mr. Michael Fohner
Mr. Gim Lim
Mr. James P. Spiewak
Victoria Zellers, Esq.

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