

CLEVELAND PUBLIC LIBRARY

Finance Committee

June 15, 2021

RESOLUTION AUTHORIZING AGREEMENT FOR EARLY CONSTRUCTION PHASE SERVICES FOR THE WOODLAND BRANCH

WHEREAS, On February 20, 2020, the Board of Library Trustees approved the selection of the Gilbane Building Company as construction manager at risk for Phase 1A of the Library's Facilities Master Plan and authorized Gilbane to proceed with pre-construction services; and

WHEREAS, As part of the pre-construction services, Gilbane sought bids for a number of long-lead time items and other aspects of the Woodland branch project for which early authorization by the Library will be beneficial from a scheduling standpoint, and Gilbane recommends that the Library authorize early construction phase services for the site work/earthwork and roofing packages for the new Woodland branch; and

WHEREAS, The bids that Gilbane received for the site work/earthwork and roofing packages are summarized in Exhibit "A" to this resolution; and

WHEREAS, The total cost to the Library of the early construction phase services for the new Woodland branch, including Gilbane's contingency, general conditions, and fee, will be \$911,338; and

WHEREAS, Gilbane's charges for contingency, general conditions, and fee are costs that would be included in the GMP were the Library to purchase the early construction phase services after the GMP is set and will not be duplicated in the final GMP; now therefore be it

RESOLVED, That this Board authorizes the Executive Director, CEO or his designee, to negotiate and execute such agreements or instruments as are necessary to effectuate the purchase of the early construction phase services as shown in Exhibit "A" for the new Woodland branch library by Gilbane building company in the amount of \$911,338, to be charged to the Construction-Tax-Exempt fund account 40279905-55300 (Construction/Improvements), which agreements or instruments shall be subject to the approval of the Director of Legal Affairs.

EXHIBIT "A"

Woodland Branch Early Bid Packages

	Site Work / Earthwork	Roofing	Subtotal	Total with Contingency, General Conditions, & CM Fee
Bid #1	Precision Engineering & Contracting, Inc. (\$597,459)	Warren Roofing & Insulating Co. (\$247,500)	\$844,959	\$911,338
Bid #2	Mr. Excavator, Inc. (\$730,000)			
Bid #3	Platform Cement, Inc. (\$743,700)			
Bid #4	Sitotech, Inc. (\$835,170)			