

City Council – Action Request Form

Date: October 12, 2020

To: Mayor, Mayor Pro Tempore, and Members of the City Council

From: Tasha Logan Ford, Assistant City Manager
William Royston, Recreation
Jerry Bates, Purchasing Director

Council Action Requested:

Resolution Awarding Construction Contract for Carl Russell Community Center Renovations (Northeast Ward)

Strategic Focus Area: Livable Neighborhoods
Strategic Objective: Expand Open Space and Recreational Facilities
Strategic Plan Action Item: No
Key Work Item: Yes



Summary of Information:

The City advertised bids for renovations to the Carl Russell Community Center, a 2018 G.O. Bond project. The scope of work includes gym renovations (lighting, painting, motorized basketball goals, bleachers and new wood flooring), reading room renovations, new game room, carpet, painting, signage, new plumbing fixtures and partitions, updated exterior and interior lighting, ADA improvements, security improvements, landscaping improvements and pedestrian seating. Bid alternates include: new kitchen casework, shade structures, operable partition, acoustic paneling in gym, and HVAC rehab/cleaning. Game room equipment and certain furniture will be purchased separately.

Bids were received on September 10, 2020, with a summary of bids as follows:

	<u>City/State</u>	<u>Base Bid</u>	<u>Alternates 1-5</u>
Magnolia Construction, LLC	Winston-Salem, NC	\$ 623,491	\$ 85,911
H.M. Kern Corporation	Greensboro, NC	676,000	69,600
W.C. Construction Co., LLC	Winston-Salem, NC	699,000	125,000
Davie Construction Company	Advance, NC	724,732	67,114
Bar Construction Co., Inc.	Greensboro, NC	741,000	109,000
Dreambuilt Construction, Inc.	Advance, NC	741,200	93,650

Committee	<u>Finance 10/12/2020</u>	Action	<u>Approval</u>
For	<u>Unanimous</u>	Against	<u></u>
Remarks:	<u></u>		

(continued)	<u>City/State</u>	<u>Base Bid</u>	<u>Alternates 1-5</u>
I.L. Long Construction, Inc.	Winston-Salem, NC	792,000	92,532
MWM Construction, Inc.	Greensboro, NC	828,918	108,520
S&S Building and Development, LLC	Greensboro, NC	849,400	79,400
Cloud CM, LLC	Atlanta, GA	867,998	94,942
Hodgin Construction Co.	Greensboro, NC	1,096,300	92,270

The low bidder, Magnolia Construction, LLC, has agreed to subcontract goals other than those established for this project; therefore, pursuant to the City's M/WBE Policy, the Internal M/WBE Committee and the Citizen's M/WBE Advisory Committee (CAC) met to review and consider all documentation of the bidder's good faith efforts which follow the resolution. The CAC determined that the bidder did make necessary good faith efforts to achieve the established project goals.

The 2018 G.O. Bond allocated \$789,000 for the construction budget. The low base bid of \$623,491 is below budget, allowing the acceptance of alternates 1-5 at \$85,911. Therefore, it is recommended that a contract be awarded to Magnolia Construction, LLC, low bidder meeting specifications, in the base bid amount of \$623,491 plus alternates 1-5 at \$85,911 for the total award amount of \$709,402. The designer's estimate was \$718,581 for the base bid and \$157,000 for all the alternates.

M/WBE comment: This project was advertised on the City and State websites and with several electronic plan rooms. Notifications were sent to all local M/WBE and regional HUB businesses on a weekly basis. See Exhibit A for a complete list of businesses that were notified the bidding opportunity and the low bidder's Workplace Demographics form. Magnolia Construction, LLC is an Hub certified MBE.