



MULTNOMAH COUNTY AGENDA PLACEMENT REQUEST

(Revised: 8/18/11)

Board Clerk Use Only

Meeting Date: 12/6/12
Agenda Item #: R.4
Est. Start Time: 10:55 am
Date Submitted: 11/28/12

Agenda Title: **Reporting the Result of the Alternative Contracting Process for the East County Courthouse Construction to the Public Contracting Review Board.**

Note: If Ordinance, Resolution, Order or Proclamation, provide exact title. For all other submissions, provide a clearly written title sufficient to describe the action requested.

Requested Meeting Date: 12/6/2012 **Time Needed:** 10
Department: DCA **Division:** FPM
Contact(s): Corie Wiren, Chief of Staff, Commissioner Diane McKeel's Office, D-4
Phone: _____ **Ext.** _____ **I/O Address:** _____
Presenter Name(s) & Title(s): Peggidy Coffman Yates, DCA FPM Manager Strategic Projects, Steve Cruzen, Principal Shiels Obletz Johnsen

General Information

1. What action are you requesting from the Board?

Accept and approve the Alternative Contracting Report for the Construction Management / General Contractor methodology used for the construction of the East County Courthouse.

2. Please provide sufficient background information for the Board and the public to understand this issue. Please note which Program Offer this action affects and how it impacts the results.

Oregon Revised Statutes (ORS 279.015) and Public Contract Review Board Rule (PCRB 49-0600 to 4900690) provides a means of contracting other than the traditional competitive low-bid process for public agencies. A local Public Contract Review Board may exempt certain public contracts or classes of public contracts from the competitive bidding requirement upon approval of findings submitted by the public contracting agency seeking exemption. On January 7, 2010, the Board of County Commissioners reaffirmed the use of a CM/GC contracting methodology for the preconstruction and construction of the East County Courthouse.

The County advertised the Request for Proposal for the CMGC, established a Evaluation Committee to select the candidate based on specific criteria and awarded the contract to Howard S Wright. The CMGC was a vital member of the Project Team along with the Sheils Obletz Johnsen, Project Manager; LRS Architects, the Architect and Engineering and DCA's Facilities and Property Management and Information Technology. The use of a CMGC contracting methodology provided timely cost estimates and Value Engineering services. This was especially critical with the addition of a Data Center to the project during Design Development. During the project's Construction phase of the project, the CMGC was critical in making value engineering a fundamental exercise. As a result of the CMGC process, the East County Courthouse came in on time and on budget.

3. Explain the fiscal impact (current year and ongoing).

none

4. Explain any legal and/or policy issues involved.

The Multnomah County Public Contract Review Board adhered to the Oregon Revised Statutes (ORS 279.015) and Public Contract Review Board Rule (PCRB 49-0600 to 4900690). The Alternative Contracting Process Report satisfies the County's obligation to the State of Oregon.

5. Explain any citizen and/or other government participation that has or will take place.

The East County Courthouse consisted of an extensive list of project participants including but not restricted to Oregon State Courts, the Multnomah County District Attorney, the Multnomah County Sheriff Office, the Oregon Department of Environmental Quality, City of Gresham, the Rockwood Neighborhood Association, the Rockwood Business Association and the Regional Arts and Culture Council.

Required Signature

**Elected
Official or
Department**

Director: Diane McKeel /s/

Date: 11/28/12