

**Resolution 2012-13: 36**  
**Construction Manager Selection – Phase 1b Projects**

***By Board Chair Giess***

WHEREAS, the Rochester School Facilities Modernization Program Act (“School Modernization Act”) established the Rochester Joint Schools Construction Board (“RJSCB”), a seven voting member board consisting of equal representation by the City of Rochester (“City”) and the Rochester City School District (“District”), as well as a member jointly selected by the City and the District; and

WHEREAS, under the School Modernization Act, the RJSCB has certain enumerated powers to act as agent for the District, the City, or both; and

WHEREAS, the RJSCB, upon the recommendation of its Program Manager, has determined a need for a construction management firm to provide a single point of contact for all construction management tasks on each of the upcoming projects defined as the Phase 1b Projects (School 5, School 12, Edison Educational Campus, East High School, Monroe High School, and Jefferson High School) to be commenced in Phase 1 of the Rochester Schools Modernization Program (“RSMP”); and

WHEREAS, the RJSCB, after having reviewed the responses to the Request for Qualifications for Construction Management Services issued in April 2011 (Resolution 2010-11: 41) and identifying those firms who were qualified, the RJSCB issued a Request for Proposals (Part 1 of 2) for Construction Management Services in June 2011 (Resolution 2010-11: 45); and

WHEREAS, pursuant to Resolution 2010-11:45, the RJSCB’s MWBE and Services Procurement Committee, with the advice and recommendation of the Program Manager, reviewed the Part 1 Request for Proposals responses and further reduced the short-list of firms of the most qualified candidates to receive future Request for Proposals (“RFP”) (Resolution 2011-12: 1); and

WHEREAS, on August 14, 2012, the RJSCB issued an RFP for Construction Management Services (Resolution 2012-13: 24), to those six firms on the short-list of firms who were prequalified to receive such an RFP for projects related to Phase 1 of the RSMP; and

WHEREAS, the RJSCB’s Executive Director subsequently received five responses to the RFP on August 29, 2012 at the time and place defined in the RFP; and

WHEREAS, the RJSCB’s Executive Director and the Program Manager reviewed the responses to the RFP and recommended to the MWBE and Services Procurement Committee (the “Committee”) that the list of finalists be further reduced to three candidates; and

WHEREAS, the RJSCB’s Procurement Policy stipulates that the Committee shall select finalists and conduct interviews for professional service contracts (Article 2 Section 1(e)); and

WHEREAS, the three finalists were then interviewed on September 6, 2011 by Committee members and one other RJSCB Board member, Program Manager representatives, and District representatives; and

WHEREAS, at the Committee meeting held on September 6, 2012, after due deliberation by the Committee, the following firms were identified as being highly qualified and fiscally responsive to the RJSCB's Rochester Schools Modernization Program for the specific projects set forth below;

School 5	The Pike Company One Circle Street Rochester, NY 14607	\$772,622
School 12	The Pike Company One Circle Street Rochester, NY 14607	\$790,368
Monroe High School	Campus Construction Management Group, Inc 1241 Pittsford-Victor Road Pittsford, NY 14534	\$1,131,500
East High School	LPCiminelli, Inc. 2421 Main Street Buffalo, NY 14214	\$842,275
Edison High School	LPCiminelli, Inc. 2421 Main Street Buffalo, NY 14214	\$1,204,780

THEREFORE, BE IT RESOLVED:

1. The Rochester Joint Schools Construction Board hereby approves the named firms to provide Construction Management Services as indicated above for these five projects in Phase 1 of the RSMP, further defined as Phase 1b projects; and
2. The Jefferson High School Project ("Jefferson Project") award will be held at this time pending further determination and direction from the District regarding its request for additional HVAC work at the Phase 1 Projects, since the Jefferson Project, being the proposed funding source for these potential HVAC changes, may be impacted by the District's determination; and
3. The Chair is hereby authorized, in the name and on behalf of the RJSCB, to execute and deliver individual Agreements (the "Agreement") with each firm named above in substantially the form previously approved by the RJSCB as an attachment to the RFP (dated August 14, 2012), for Construction Management Services, Renovation and Addition Projects, with such changes as the Chair may approve (the Chair's signature thereon being conclusive evidence of such approval) on the advice of the Program Manager and the RJSCB's general counsel.

**Second by Member Pifer**  
**Approved 5-0 with Member Castro away**