



BOARD OF COUNTY COMMISSIONERS

WARREN COUNTY, OHIO

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TOM ARISS

PAT ARNOLD SOUTH

DAVID G. YOUNG

AWARD DESIGN-BUILD CONTRACT FOR THE WARREN COUNTY JUSTICE DRIVE OFFICE BUILDING PROJECT TO FERGUSON CONSTRUCTION COMPANY, APPROVE DESIGN-BUILD GUARANTEED MAXIMUM PRICE AND AUTHORIZE PRESIDENT OF THE BOARD TO SIGN DOCUMENTS RELATIVE THERETO

WHEREAS, pursuant to Resolution #13-0763 adopted May 21, 2013, this Board approved the award of a preliminary agreement for the Warren County Justice Drive Office Building Design-Build Project to Ferguson Construction Company; and

WHEREAS, the preliminary design has been completed to the satisfaction of the Facilities Management Director and the following Guaranteed Maximum Price (GMP) has been established:

Office Building Construction GMP \$6,451,658.00

Fiber Optic Relocation Project GMP \$ 158,209.00

Total Design-Build GMP \$6,609,867.00

NOW THEREFORE BE IT RESOLVED, to award the Design-Build Contract for the Warren County Justice Drive Office Building Project to Ferguson Construction Company for a Design-Build Gross Maximum Price of \$6,609,867.00; and

BE IT FURTHER RESOLVED, to authorize the President of the Board to enter into agreement with Ferguson Construction Company and approve the notice to proceed; copy of said agreement is attached hereto and made a part hereof.

Mrs. South moved for adoption of the foregoing resolution, being seconded by Mr. Ariss.

Upon call of the roll, the following vote resulted:

Mr. Young - absent

Mr. Ariss - yea

Mrs. South - yea

Resolution adopted this 13th day of August 2013.

BOARD OF COUNTY COMMISSIONERS

Tina Osborne, Clerk

/to

cc: C/A—Ferguson Construction Company
Facilities Management (file)
Project file

PUBLIC ANNOUNCEMENT

BOARD OF COUNTY COMMISSIONERS OF WARREN COUNTY, OHIO

WARREN COUNTY COURTS OFFICE BUILDING DESIGN-BUILD PROJECT

The Warren County Board of Commissioners (the "Board") is seeking Statements of Qualification from Design-Build Firms who are interested in constructing the new Warren County Courts Office Building in Lebanon, Ohio. "Design-Build" means that the Board intends to enter into a single contract for complete construction services with a Design-Build firm that will assume single point responsibility for all aspects of construction documents, permitting, and construction delivery.

The Board proposes to construct the Warren County Courts Office Building South of the existing Courts Building located at 500 Justice Dr., Lebanon, Ohio 45036.

Project Description: Warren County Board of Commissioners intends to construct a new Warren County Courts Office Building on our Governmental Campus in Lebanon, Ohio. This new facility is currently planned to be approximately 45,000 total square feet on three levels. The building will have 15,000 gross square feet per floor and consist of two-stories above grade with a conditioned and partially finished basement level. The facility will house relocated Warren County offices and include the WC Prosecutor's Office, WC Board of Elections Offices and Storage, Common Pleas Court Pre-Trial & Probation Offices, and the WC Emergency Services & Dispatch Center. In addition, a portion of the building's square footage will be planned as shell space for future expansion or storage. The program, schematic design, and design development for this project is being developed by WC Facilities Management and will be provided in full as part of the Request for Proposal. A preliminary study of these requirements is attached to this RFQ. The new building will be a fully independent structure from the existing Courts Building allowing for less a complex construction method since we will not be disturbing the existing building or its components. The construction of the above Project will immediately follow the selection of the Design-Build Firm based on the RFP. The construction is scheduled to begin in early 2013 with an approximate 11-12 month delivery. The anticipated construction budget for this Project is \$6,200,000.00.

Interested Design-Build Firms must have experience in performing Design-Build services on projects involving the construction of multi-story, low-rise, office buildings. This Design-Build contract will be awarded in accordance with the procedure identified in the Request for Qualifications.

Statements of Qualification must conform to the Request for Qualifications developed by the Board of County Commissioners of Warren County, Ohio, which may be obtained after **August 28, 2012** from Michael D. Shadoan, RA, Director of Facilities Management, Warren County, Ohio, 406 Justice Drive, Lebanon, Ohio 45036. Interested Design-Build Firms must make arrangements to pick-up the Request for Qualifications at the offices of Warren County Facilities

Management or by contacting Mike Shadoan at michael.shadoan@co.warren.oh.us or Erynn Hartmann at erynn.hartmann@co.warren.oh.us to have the receive the document via email.

Statements of Qualification will be accepted by the Board until 11:00 a.m. on **September 24, 2012** by Mr. Michael D. Shadoan, RA at 406 Justice Drive, Lebanon, Ohio 45036.

NOTE: If an interested Design-Build Firm plans to send its Statements of Qualifications through a parcel delivery service, the interested design-build firm is responsible to guarantee receipt by the above date and time. Statements of Qualifications submitted after this date and time will not be accepted.

This notice is posted in its entirety on the state public notice web site at <http://publicnotice.ohio.gov/> and at <http://www.co.warren.oh.us/commissioners/> under Bid Project; click on Warren County Courts Office Building Project.