

Governing Board

Grossmont-Cuyamaca Community College District

Telephone: 644-7682

Action

**Subject: ARCHITECTURAL SERVICES AGREEMENT:
CUYAMACA COLLEGE STUDENT SERVICES
BUILDING**

Date: MAY 20, 2014

1. PROPOSAL

Grant authority to the Chancellor to enter into an agreement with HMC Architects for architectural services for the Cuyamaca College Student Services Building.

2. INFORMATION IN SUPPORT OF PROPOSAL

a. Summary of Issue

The Cuyamaca College Student Services Building is a *Proposition V* funded project. To proceed with the design of the project, an architectural selection process was held to select the most qualified firm to be recommended to the Board. HMC Architects were determined to be the most qualified firm to meet the specific requirements of this project. A contract will be negotiated with HMC for full design and construction services for this project.

b. Background

A detailed selection process was done for selection of architects:

➤ **Step1: Paper Screening**

- The District advertised a Request for Quote (RFQ) on June 17, 2013, for architects to submit qualifications for projects that the District is planning to construct. Reference to our approved Facilities Master Plan was listed to assist the architects on the types of projects we would be constructing.
- 46 RFQ's were received by the District. Those 46 RFQ brochures were reviewed by the paper-screening team:
 - Katy Wright, Gafcon Program Manager
 - Ken Emmons, Grossmont College Facilities Director
 - Bruce Farnham, Cuyamaca College Facilities Director
 - Jim Davies, Gafcon Project Manager, Grossmont College
 - Aaron Golde, Gafcon Project Manager, Cuyamaca College
 - Dale Switzer, District Director of Facilities Planning

Recommended:

Sunita V. Cooke, President, Grossmont College

Mark J. Zacovic, President, Cuyamaca College

Sue Rearic, Vice Chancellor Business Services

Approved for Consideration:

Cindy L. Miles, Chancellor

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402.1

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From this group of 46 architects, 13 firms were selected to go forward to be interviewed.

➤ **Step 2: Interview for Pool of Architects**

- Architect Interviews were conducted on August 26 and August 30, 2013.
- The panel of interviewers included:
 - Mark Zacovic, President, Cuyamaca College
 - Sue Rearic, Vice Chancellor-Business Services
 - Tim Flood, Vice President-Administrative Services, Grossmont College
 - Katy Wright, Gafcon Program Manager
 - Jim Davies, Gafcon Project Manager, Grossmont College
 - Aaron Golde, Gafcon Project Manager, Cuyamaca College
 - Ken Emmons, Grossmont College Facilities Director
 - Bruce Farnham, Cuyamaca College Facilities Director
 - Dale Switzer, District Director of Facilities Planning
- After discussions and consideration, the following firms were selected as the final pool of 8 architects:
 - Harley Ellis Devereaux
 - Roesling Architects
 - NTD
 - LPA
 - HMC
 - Carrier Johnson
 - GKK Works
 - Architects Mosher Drew

➤ **Step 3: Selection of Architects for Specific Projects**

- A second RFQ selection process was sent to the 8 firms that were selected as the pool of architects. This process involved the firms submitting short proposals for any of the 2 projects that were planned to be the first to be built:
 - **Grossmont College** – Phase 1 Teaching & Performance Theater; Phase 2 Fine Arts-Communications/Drama/Art/Ceramics (Buildings 24, 25, 27); and Phase 3 Building 26 and Building 21 Remodel
 - **Cuyamaca College** – Student Services Building
- The selection committee included:
 - Katy Wright, Gafcon Program Manager
 - Ken Emmons, Grossmont College Facilities Director
 - Bruce Farnham, Cuyamaca College Facilities Director
 - Jim Davies, Gafcon Project Manager, Grossmont College
 - Aaron Golde, Gafcon Project Manager, Cuyamaca College
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- The committee reviewed and rated each of the proposals, and 4 firms for each of the projects were shortlisted for an interview:

Cuyamaca College – Student Services Building

- Mosher Drew
- GKK Works
- HED
- HMC

Grossmont College – Phase 1 Teaching & Performance Theater; Phase 2 Fine Arts-Communications/Drama/Art/Ceramics (Buildings 24, 25, 27); and Phase 3 Building 26 and Building 21 Remodel

- HED
- LPA
- NTD
- Roesling Nakamura

- Interviews for the Cuyamaca College Student Services Building were held on April 30, 2014. The college participants that scored the firms were:
 - Mark Zacovic, President, Cuyamaca College
 - Bruce Farnham, Cuyamaca College Facilities Director
 - Ray Reyes, Director-Financial Aid, Cuyamaca College
 - Marsha Gable, Dean-Counseling Services, Cuyamaca College
 - Scott Thayer, Vice President-Student Services, Cuyamaca College
 - Nicole Jones, Counselor, Cuyamaca College

Based on the scoring, HMC Architects were selected as the firm that best met all of the criteria.

c. Options Considered

- (1) Provide no architectural services for this project
- (2) Contract with another architectural firm for the design services

d. Support of Strategic Planning

- (1) Ensure optimal use of facilities and resources to better serve students
- (2) Sound fiscal management, fiscal stability, and accountability

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e. **Fiscal Impact**

The architectural fees will be determined by a pre-determined sliding percentage scale of the final approved construction budget.

3. **BOARD ACTION**

The Governing Board grants authority to take action as specified in Item One of this docket exhibit.

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