

## **REQUEST FOR BOARD ACTION**

### **HENDERSON COUNTY BOARD OF COMMISSIONERS**

**MEETING DATE:** December 2, 2019

**SUBJECT:** Construction Manager at Risk Selection

**PRESENTER:** John Mitchell, Business and Community Development Director

**ATTACHMENTS:** Yes

1. Letter from Clark Nexsen – November 25, 2019

#### **SUMMARY OF REQUEST:**

At the August 21<sup>st</sup> meeting of the Board of Commissioners, the Board approved a proposal for Clark Nexsen to design a new classroom building to be located on the campus of Blue Ridge Community College and renovate the existing Patton building.

Following the approval of the project, staff convened a committee to select a Construction Manager at Risk to complete the work. On behalf of the County, Clark Nexsen received qualifications from potential contractors on October 31<sup>st</sup> and the committee interviewed potential firms on November 19<sup>th</sup>.

Six potential contractors were interviewed. The potential contractors were scored utilizing a Prequalification Ratings Matrix. After the interviews, the committee ranked the contractors based upon the Matrix. Vannoy Construction was selected as the committee's recommendation for the Construction Manager at Risk for the Blue Ridge Community College project.

#### **BOARD ACTION REQUESTED:**

Select Vannoy Construction as the Construction Manager at Risk for the Blue Ridge Community College project, and direct staff to negotiate a contract.

#### **Suggested Motion(s):**

*I move that the Board select Vannoy Construction as the Construction Manager at Risk for the Blue Ridge Community College project, and direct staff to negotiate a contract.*



November 25, 2019

CN #5199.L

Henderson County  
1 Historic Courthouse Square  
Suite 5  
Hendersonville, NC 28792

Attn: Mr. John Mitchell

**Re: Blue Ridge Community College Patton Building Renovations and Addition**

Dear Mr. Mitchell,

On October 31, 2019, Clark Nexsen on behalf of the County, received qualifications from the following General Contractors interested in becoming the Construction Manager at Risk for the Blue Ridge Community College Patton Building Renovations and Additions:

1. Beverly Grant/Barnhill
2. Cooper Construction
3. Edifice
4. H&M Constructors
5. F.L. Blum
6. Vannoy Construction

After review of the submitted qualifications, all contractors were offered the opportunity to present their qualifications in person during a 40-minute interview period.

On November 19, 2019 interviews were held for the candidates. During these interviews, each group presented their expertise, perception of the project challenges, preconstruction approach and construction methodologies. The format consisted of 20-minute presentation and 20-25 minutes of questions and answer. Upon conclusion of the meeting, the Selection Committee, consisting of representatives from the County, BRCC, and Clark Nexsen ranked the teams in the following order:

1. Vannoy Construction
2. Edifice Construction
3. Beverly Grant/Barnhill



With the County's permission, we would request that Vannoy be notified of their potential selection as Construction Manager at Risk. We will work with them to negotiate the Preconstruction Fee for their initial efforts while contracts are being reviewed by the attorneys. If there are any further questions, please do not hesitate to contact me.

Sincerely,  
Clark Nexsen, Inc.

A handwritten signature in black ink, appearing to be 'CSK', with a long horizontal line extending to the right.

Principal



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Asheville, NC 28801  
clarknexsen.com

CLARK NEXSEN 