

**UNIVERSITY OF ALABAMA SYSTEM  
BOARD RULE 415  
BOARD SUBMITTAL CHECKLIST CRITERIA**

**BOARD SUBMITTAL CHECKLIST NO. 4  
CAPITAL PROJECT - STAGE IV SUBMITTAL <sup>1</sup>  
(Construction Contract Award)**

**CAMPUS:** The University of Alabama, Tuscaloosa, Alabama

**PROJECT NAME:** Campus Steam Decommissioning

**MEETING DATE:** April 11-12, 2024

- 1. Board Submittal Checklist No. 4
- 2. Transmittal Letter to Chancellor from Campus President requesting project be placed on the agendas for the forthcoming Physical Properties Committee and Board of Trustees (or Executive Committee) Meetings
- 3. Proposed Board Resolution requesting approval of Construction Contract Award, Construction Budget and Project Budget by the Board of Trustees
- 4. Executive Summary of Proposed Capital Project with final Contract Construction Budget and Project Budget (include all proposed project funding for movable equipment and furnishings) <sup>2</sup>
- 5. Tabulation of competitive bids – certified by Project Architect/Construction Manager
- 6. Recommendations for Contract Award by Architect/Construction Manager
- 7. Campus Map(s) showing project site
- 8. Final Business Plan (if applicable) <sup>3</sup>

Prepared by: Jeremy Wood

Approved by: *Tim leopard*

*Andy*  
*3/1/24*

<sup>1</sup> Reference Tab 3I - Board Rule 415 Instructional Guide

<sup>2</sup> Reference Tab 3E - Board Rule 415 Instructional Guide

<sup>3</sup> Reference Tab 3V - Board Rule 415 Instructional Guide

March 1, 2024

Chancellor Finis E. St. John IV  
The University of Alabama System  
500 University Boulevard East  
Tuscaloosa, Alabama 35401


Dear Chancellor St. John:

I am pleased to send to you for approval under Board Rule 415 the attached documents for a Stage IV submittal for the Campus Steam Decommissioning project.

The resolution requests authorization to award the construction contract for Construction Package C – Farrah Hall Steam Decommissioning and approval of the reallocated project budget, as stipulated.

The item has been thoroughly reviewed and has my endorsement. With your concurrence, I ask that it be added to the agenda for The Board of Trustees at their regular meeting on April 11-12, 2024.

Sincerely,



Stuart R. Bell  
President

Enclosure



## THE UNIVERSITY OF ALABAMA

### **Approving the reallocated project budget; granting authorization to execute a Construction Contract for the Campus Steam Decommissioning**

#### **RESOLUTION**

WHEREAS, on November 4, 2022, in accordance with Board Rule 415, the Board of Trustees of The University of Alabama (“Board”) approved the Stage I submittal for the Campus Steam Decommissioning project (“Project”); and

WHEREAS, as part of the University’s master plan for thermal energy distribution, the University has previously completed the East Quad Energy Plant, the interconnection of the system with the Shelby Energy Plant and numerous building connections and the Campus Energy Delivery Optimization project; and

WHEREAS, this Project will allow for the remaining buildings on the steam system to be served by the addition of local boilers or the connection to the central thermal system as necessary to allow the decommissioning of the steam plant and distribution system; and

WHEREAS, the Project will include scope at multiple locations across the University campus including B.B. Comer Hall, Bureau of Mines #1, Bureau of Mines #2, Bureau of Mines #4, ten Hoor Hall, Foster Auditorium, Reese Phifer Hall, Hardaway Hall, Rowand-Johnson Hall, Farrah Hall and East Quad Energy Plant; and

WHEREAS, as part of the University’s master plan for thermal energy distribution, the University will decommission the B.B. Comer Hall Steam Plant at the completion of this Project as a separate project at that time; and

WHEREAS, the Project was initially separated into two (2) construction packages: Package A – Campus Steam Decommissioning 2023 (“Package A”); which removed B.B. Comer Hall, Bureau of Mines #1, Bureau of Mines #2, Bureau of Mines #4, and ten Hoor Hall from the campus steam system; and Package B – Campus Steam Decommissioning 2024 (“Package B”); which will remove Foster Auditorium, Reese Phifer Hall, Hardaway Hall, and Rowand-Johnson Hall from the campus steam system as well as add a new boiler to the East Quad Energy Plant; and an Owner Furnished Contractor Installed Equipment package to mitigate scheduling impacts of long-lead items; and

WHEREAS, on November 4, 2022, the Board approved a waiver of the Consultant Selection Process, the negotiated design fee and authorized the University to utilize the engineering design services of HHB for the Project; and

WHEREAS, the University negotiated a final design fee of 6.6% of Construction Package A and the OFCI Equipment Package, plus a 1.14 renovation factor, and 6.2% of Package B, plus a 1.14 renovation factor, plus \$37,050 in additional services and reimbursable expenses, and less a discount in the amount of \$20,000, representing a significant savings to the University of approximately 11% of the standard fee; and

WHEREAS, the University negotiated a final design fee for Package C of 7.1%, plus a 1.07 renovation factor, and 7.8% of Package D, plus a 1.07 renovation factor, and \$3,400 for additional services; and

WHEREAS, on February 28, 2023, pursuant to Title 39, Public Works provisions of the Code of Alabama, competitive bids were received for Construction Package A – Campus Steam Decommissioning 2023 and Bradley Plumbing and Heating, Inc. of Montgomery Alabama was declared the lowest responsible bidder with a base bid in the amount of \$1,364,000, as referenced on the certified bid tab; and

WHEREAS, on April 14, 2023, the Board approved the award of the construction contract for Construction Package A – Campus Steam Decommissioning 2023 to Bradley Plumbing and Heating, Inc., for a total contract amount of \$1,364,000; and

WHEREAS, on April 14, 2023, the Board approved a Budget Reallocation to reflect the Package A bid results and the owner purchase of additional equipment to mitigate the effects of continued supply chain challenges associated with long lead equipment; and

WHEREAS, the Farrah Hall Steam Conversion is included in the June 2023 Annual Consolidated Capital Projects and Facilities Report as a Tab 4 Campus Deferred Maintenance project; and

WHEREAS, on November 3, 2023, the Board approved the Stage III submittal for the work associated with the Farrah Hall Steam Decommissioning; and

WHEREAS, on November 3, 2023 the Board approved the addition of Construction Package C – Farrah Hall Steam Decommissioning (“Package C”); and Construction Package D – Farrah Hall Selective Demolition and Utility Relocation (“Package D”), which will allow Farrah Hall to be served by the addition of a mechanical room housing a local boiler and connections to the central thermal system as necessary to allow the decommissioning of the steam plant and distribution system; and

WHEREAS, on November 3, 2023 the Board approved a Budget Revision from \$12,610,000 to \$15,107,000 to reflect the addition of Packages C and D and the associated soft costs; and

WHEREAS, on November 16, 2023, pursuant to Title 39, Public Works provisions of the Code of Alabama, competitive bids were received for Construction Package D – Farrah Hall Selective Demolition and Utility Relocation and McAbee Construction, Inc. of Tuscaloosa, Alabama was declared the lowest responsible bidder with a base bid in the amount of \$397,795, and the work was authorized and approved pursuant to Board Rule 415, Attachment A.11; and

WHEREAS, on December 14, 2023, pursuant to Title 39, Public Works provisions of the Code of Alabama, competitive bids were received for Construction Package B – Campus Steam Decommissioning 2024 with McAbee Construction, Inc. of Tuscaloosa,

Alabama declared the lowest responsible bidder for East Quad Energy Plant, Hardaway Hall, Reese Phifer Hall, and Rowand Johnson Hall and Premier Service Company of Tuscaloosa, Alabama declared the lowest responsible and responsive bidder for Foster Auditorium; and

WHEREAS, in accordance with University procedure, the bid was structured in a manner to enhance bidder participation by allowing contractors to submit bids for one or more individual buildings or the entire scope of work and to increase competition by attracting smaller firms while also allowing for potential economy of scale from larger firms; and

WHEREAS, the University specified it would award the lower of the lowest cumulative total of the five individual bids or the lowest bid for all five buildings; and

WHEREAS, on February 2, 2024, the Board approved the award of the construction contract for Construction Package B – Campus Steam Decommissioning 2024 base bids 1, 3, 4, 5 to McAbee Construction, Inc., for a total contract amount of \$5,373,500; and

WHEREAS, on February 2, 2024, the Board approved the award of the construction contract for Construction Package B – Campus Steam Decommissioning 2024 base bid 2 to Premier Service Company, Inc., for a total contract amount of \$1,216,927; and

WHEREAS, on February 2, 2024, the Board approved a Budget Revision and Reallocation to reflect the Package B bid results, the associated adjustments to soft costs, and the owner purchase of additional equipment to mitigate the effects of continued supply chain challenges associated with long lead equipment; and

WHEREAS, on February 29, 2024, pursuant to Title 39, Public Works provisions of the Code of Alabama, competitive bids were received for Construction Package C – Farrah Hall Steam Decommissioning with McKelvey Mechanical, Inc., of Tuscaloosa, Alabama declared the lowest responsive and responsible bidder with an adjusted base bid in the amount of \$1,981,000, as referenced on the certified bid tab; and

WHEREAS, the University is requesting approval to award the construction contract for Package C to McKelvey Mechanical, Inc. for a total contract amount of \$1,981,000; and

WHEREAS, the University is requesting approval for a Budget Reallocation to reflect the Package C bid results, which included a portion of previously planned Owner Furnished Contractor Installed Equipment that was able to be bid as part of the construction package due to favorable lead times, and the associated adjustments to soft costs; and

WHEREAS, the Project locations and program have been reviewed and are consistent with the University Campus Master Plan, University Design Standards, and the principles contained herein; and

WHEREAS, the Project will be funded from University Central Reserves in the amount of \$14,650,000 and will address campus deferred maintenance liabilities in the amount of \$82,000,000; and

WHEREAS, the Reallocated budget for the Project is as stipulated below:

<b>BUDGET:</b>	<b>REALLOCATED</b>
<i>Construction – Package A- Campus Steam Decommissioning 2023</i>	\$ 1,364,000
Construction – Package B-Campus Steam Decommissioning 2024	\$ 6,590,427
<b>Construction – Package C-Farrah Hall Steam Decommissioning</b>	<b>\$ 1,981,000</b>
<i>Construction – Package D-Farrah Hall Selective Demolition and Utility Relocation<sup>1</sup></i>	<i>\$ 401,200</i>
Landscaping	\$ 20,000
Owner Furnished Contractor Installed Equipment	\$ 1,222,000
Telecommunication/Data	\$ 50,000
Contingency <sup>2</sup> (Lump Sum)	\$ 1,206,500
UA Project Management Fee <sup>3</sup> (3%)	\$ 383,554
Architect/Engineer Fee <sup>4</sup> (~7.4%)	\$ 863,521
Commissioning	\$ 85,000
Other <sup>5</sup>	\$ 482,798
<b>TOTAL PROJECT COST</b>	<b><u>\$ 14,650,000</u></b>

<sup>1</sup> Authorized & Approved pursuant to Board Rule 415, Attachment A.11

<sup>2</sup>Contingency is calculated as a lump sum.

<sup>3</sup>UA Project Management Fee is based on 3% of the costs of the Construction Packages A-D, Landscaping, Owner Furnished Contractor Installed Equipment, and Contingency.

<sup>4</sup>Architect/Engineer Fee is based on 6.7% of the costs of Construction - Package A and the OFCI Equipment, plus a 1.14 renovation factor, 6.2% of the costs of Construction – Package B, plus a 1.14 renovation factor, 6.9% of the costs of Construction – Package C, plus a 1.07 renovation factor, 7.8% of the costs of Demolition Package D, plus a 1.07 renovation factor, plus \$40,450 of additional services and reimbursable expenses, and less a credit of \$20,000.

<sup>5</sup>Other expenses include Construction Materials Testing, Inspections, Advertising, Printing, and other associated project costs as applicable.

*Work completed. Actual contract amount.*

**Current Package for Contract Award Approval.**

NOW, THEREFORE, BE IT RESOLVED by The Board of Trustees of The University of Alabama that:

1. The Budget Reallocation for the Project as stipulated above is hereby approved.
2. Stuart R. Bell, President; Cheryl Mowdy, Interim Vice President for Finance and Operations; or those officers named in the most recent Board Resolutions granting signature authority for The University of Alabama be, and each hereby is, authorized to act for and on behalf of The Board of Trustees of The University of Alabama in executing the aforementioned contract with McKelvey Mechanical, Inc., of Tuscaloosa, Alabama, for the Campus Steam Decommissioning – Package C – Farrah Hall Steam Decommissioning in accordance with Board Rule 415.

**EXECUTIVE SUMMARY  
PROPOSED CAPITAL PROJECT  
BOARD OF TRUSTEES SUBMITTAL**

**MEETING DATE:** April 11-12, 2024

**CAMPUS:** The University of Alabama, Tuscaloosa, Alabama

**PROJECT NAME:** Campus Steam Decommissioning

**PROJECT NUMBER:** UTL-23-3022

**PROJECT LOCATION:** B.B. Comer Hall, Bureau of Mines #1, Bureau of Mines #2, Bureau of Mines #4, ten Hoor Hall, Foster Auditorium, Reese Phifer Hall, Hardaway Hall, Rowand-Johnson Hall, East Quad Energy Plant, and Farrah Hall

**ARCHITECT:** HHB Engineers, P.C.

<b>THIS SUBMITTAL:</b>	<b>PREVIOUS APPROVALS:</b>
<input type="checkbox"/> Stage I	November 4, 2022
<input type="checkbox"/> Stage II - CSPW	November 4, 2022
<input type="checkbox"/> Campus Master Plan Amendment	
<input type="checkbox"/> Stage III	November 3, 2023
<input checked="" type="checkbox"/> Stage IV – Package C Farrah Hall	April 14, 2023, February 2, 2024

PROJECT TYPE	SPACE CATEGORIES	PERCENTAGE	GSF
<input type="checkbox"/> Building Construction			
<input checked="" type="checkbox"/> Building Addition	Campus Infrastructure &	N/A	1,063*
<input checked="" type="checkbox"/> Building Renovation	Utility & Mechanical	N/A	N/A
<input type="checkbox"/> Equipment			
	<b>TOTAL</b>	N/A	N/A

\*Square footage represents the Farrah Hall mechanical room addition.



<b>BUDGET</b>	<b>Current</b>	<b>Reallocated</b>
<i>Construction – Package A – Campus Steam Decommissioning 2023</i>	\$ 1,364,000	\$ 1,364,000
<i>Construction – Package B – Campus Steam Decommissioning 2024</i>	\$ 6,590,427	\$ 6,590,427
<b>Construction – Package C – Farrah Hall Steam Decommissioning</b>	<b>\$ 1,445,000</b>	<b>\$ 1,981,000</b>
<i>Demolition – Package D – Farrah Hall Selective Demolition and Utility Relocation<sup>1</sup></i>	\$ 397,795	\$ 401,200
<i>Landscaping</i>	\$ 20,000	\$ 20,000
<i>Owner Furnished Contractor Installed Equipment</i>	\$ 1,758,000	\$ 1,222,000
<i>Telecommunication/Data</i>	\$ 50,000	\$ 50,000
<i>Contingency<sup>2</sup> (Lump Sum)</i>	\$ 1,206,500	\$ 1,206,500
<i>UA Project Management Fee<sup>3</sup> (3.0%)</i>	\$ 383,452	\$ 383,554
<i>Architect/Engineer Fee<sup>4</sup> (~7.4%)</i>	\$ 864,563	\$ 863,521
<i>Commissioning</i>	\$ 85,000	\$ 85,000
<i>Other<sup>5</sup></i>	\$ 485,263	\$ 482,798
<b>TOTAL PROJECT COST</b>	<b>\$ 14,650,000</b>	<b>\$ 14,650,000</b>
<b>Construction Cost per square: N/A</b>		

<sup>1</sup>Authorized & Approved pursuant to Board Rule 415, Attachment A.11

<sup>2</sup>Contingency is calculated as a lump sum.

<sup>3</sup>UA Project Management Fee is based on 3% of the costs of Construction Packages A-D, Landscaping, Owner Furnished Contractor Installed Equipment, and Contingency.

<sup>4</sup>Architect/Engineer Fee is based on 6.7% of the costs of Construction - Package A and the OFCI Equipment, plus a 1.14 renovation factor, 6.2% of the costs of Construction – Package B, plus a 1.14 renovation factor, 6.9% of the costs of Construction – Package C, plus a 1.07 renovation factor, plus 7.8% of the costs of Construction – Package D, plus a 1.07 renovation factor, plus \$40,450 of additional services and reimbursable expenses, and less a credit of \$20,000.

<sup>5</sup>Other expenses include Construction Materials Testing, Inspections, Advertising, Printing, and other associated project costs, as applicable.

*Work completed. Actual contract amount.*

**Current Package for Contract Award Approval.**

<b>ESTIMATED ANNUAL OPERATING AND MAINTENANCE (O&amp;M) COSTS:</b>	
(Utilities, Housekeeping, Maintenance, Insurance, Other)	
	\$ N/A*
Total Estimated Annual O&M Costs:	\$ N/A*

\* Central utility O&M costs are not assigned at a facility level or by GSF.

<b>FUNDING SOURCE:</b>	
	University Central Reserves \$ 14,650,000
<b>O&amp;M Costs:</b>	Operating Expense \$ N/A

<b>NEW EQUIPMENT REQUIRED:</b>	
Rooftop DX Units	
High Efficiency Condensing Boilers	
<b>Total Equipment Costs:</b>	\$ 1,222,000
*Lead time for windows previously included as OFCI improved allowing them to be included in the construction package.	

<b>PROJECT SCOPE:</b>
<p>The Campus Steam Decommissioning Project (“Project”) will improve the teaching, learning, and working environments of campus constituents by providing reliable and efficient thermal energy to facilities by replacing systems which have reached the end of their functional service life. Scope will include the addition of local boilers and the connections of additional buildings in coordination with the support of new facilities prior to the retirement of the existing steam system.</p> <p>The existing steam distribution system is approximately 60 years old and is at its optimal replacement age. As part of the University’s strategic energy plan, the steam system has been incrementally decommissioned as buildings were connected to the Central Thermal System. This project decommissions the balance of the buildings, which have not been connected to the system. Furthermore, the existing steam boiler efficiency is impacted by the current minimal load, therefore overall efficiency will be enhanced. Finally, the steam system operates on a limited basis and is challenging to start up and shut down. When the campus experiences warm</p>

periods during the heating season building comfort is compromised due to system start up challenges.

The Project has been separated into four (4) packages: Package A – Campus Steam Decommissioning 2023 (“Package A”) which includes the buildings being removed from the campus steam system in 2023 (B.B. Comer Hall, Bureau of Mines #1, Bureau of Mines #2, Bureau of Mines #4, and ten Hoor Hall); Package B – Campus Steam Decommissioning 2024 (“Package B”), which includes the buildings being removed from the campus steam system in 2024 (Foster Auditorium, Reese Phifer Hall, Hardaway Hall, and Rowand-Johnson Hall) as well as the addition of a new boiler to the East Quad Energy Plant; Package C – Farrah Hall Steam Decommissioning (“Package C”) which includes Farrah Hall Steam Decommissioning scope included the construction of a new mechanical room to house a local boiler and connections to the central thermal system as necessary; Package D - Farrah Hall Selective Demolition and Utility Relocation which will consist of minimizing the impact to campus by performing site demolition activities and underground utility relocations during the 2023 Winter Break; and the Owner Furnished Contractor Installed Equipment package for the Rooftop DX units and High Efficiency Condensing Boilers.

Package A – 2023 Steam Decommissioning (Completed Summer of 2023) consisted of the Northwest Campus Boiler Station connection to B.B. Comer Hall, connecting Bureau of Mines #1 to the central thermal energy system, Bureau of Mines #2 and Bureau of Mines #4 will replace the HVAC systems utilizing electric and/or natural gas heating, and ten Hoor Hall will add a backup boiler. The steam system will still be in operation for the remaining Package B connected buildings.

Package B – 2024 Steam Decommissioning will consist of connecting Foster Auditorium, Hardaway Hall, and Reese Phifer Hall to the central thermal energy system. Construction of a new mechanical room to house a local boiler at Rowand-Johnson Hall, and adding a new boiler to the East Quad Energy Plant.

Package C – Farrah Hall Steam Decommissioning will consist of connecting Farrah Hall to the central thermal energy system and construction of a new mechanical room to house a local boiler and connections to the central thermal system as necessary to allow for the decommissioning of the steam plant and distribution system.

Package D – Farrah Hall Selective Demolition and Utility Relocation (Completed Winter Break 2023) consisted of minimizing the impact to campus by performing site demolition activities and underground utility relocations during Winter Break.

The Project will purchase long-lead time equipment ahead of the main packages to mitigate continued cost escalations and supply chain challenges.

<b>PROJECT STATUS – Construction Package A – Campus Steam Decommissioning 2023</b>		
SCHEMATIC DESIGN:	Date Initiated	June 2022
	% Complete	100%
	Date Completed	October 2022
PRELIMINARY DESIGN:	Date Initiated	November 2022
	% Complete	100%
	Date Completed	December 2022
CONSTRUCTION DOCUMENTS:	Date Initiated	December 2022
	% Complete	100%
	Date Completed	February 2023
BID DATE: (Package A)		February 28, 2023

*\*N/A on Stage I Projects*

<b>PROJECT STATUS – Construction Package B – Campus Steam Decommissioning 2024</b>		
SCHEMATIC DESIGN:	Date Initiated	April 2023
	% Complete	100%
	Date Completed	June 2023
PRELIMINARY DESIGN:	Date Initiated	June 2023
	% Complete	100%
	Date Completed	October 2023
CONSTRUCTION DOCUMENTS:	Date Initiated	October 2023
	% Complete	100%
	Date Completed	December 2023
BID DATE: (Package B)		December 14, 2023

*\*N/A on Stage I Projects*

<b>PROJECT STATUS – Construction Package C – Farrah Hall Steam Decommissioning</b>		
SCHEMATIC DESIGN:	Date Initiated	June 2023
	% Complete	100%
	Date Completed	August 2023
PRELIMINARY DESIGN:	Date Initiated	August 2023
	% Complete	100%
	Date Completed	November 2023
CONSTRUCTION DOCUMENTS:	Date Initiated	November 2023
	% Complete	100%
	Date Completed	January 2024
<b>BID DATE: (Package C)</b>		<b>February 29, 2024</b>

*\*N/A on Stage I Projects*

<b>PROJECT STATUS – Construction Package D – Farrah Hall Selective Demolition and Utility Relocation</b>		
SCHEMATIC DESIGN:	Date Initiated	June 2023
	% Complete	100%
	Date Completed	August 2023
PRELIMINARY DESIGN:	Date Initiated	August 2023
	% Complete	100%
	Date Completed	November 2023
CONSTRUCTION DOCUMENTS:	Date Initiated	November 2023
	% Complete	100%
	Date Completed	November 2023
<b>BID DATE: (Package D)</b>		<b>November 16, 2023</b>

*\*N/A on Stage I Projects*

**RELATIONSHIP AND ENHANCEMENT OF CAMPUS PROGRAMS:**

The Project will improve the teaching, learning, and working environments of campus constituents by providing reliable and efficient thermal energy and/or local boilers and a new boiler station to facilities by replacing systems that have reached the end of their functional service life. Furthermore, reducing the cost to provide heating to buildings will support The University of Alabama (“University”) in reducing annual operating costs.

As part of the University’s master plan for steam decommissioning, this proposed Project will address deferred maintenance issues and reduce deferred maintenance liabilities by approximately \$82,000,000 while improving system efficiency and reliability through utilization of the existing East Quad Energy Plant distribution systems and infrastructure.

The work is scheduled to happen over the late spring and summer so as to minimize the impact to building occupants when the heating load is minimal.

TABULATION OF BIDS



Project Name  
 Campus Steam Decommissioning  
 Phase 3 - Farrah Hall Mechanical  
 Room Addition  
UA Project No.  
 UTL-23-3022C

Bid Due  
 February 29, 2024 4:00 p.m. local time

Architect/Engineer  
 HHB Engineers, P.C.  
 104 Josie Run  
 Prattville, AL 36066  
 phone: (334) 358-2707  
 fax: (334) 358-2120

Bid Location  
 405 Cahaba Circle  
 Tuscaloosa, Alabama 35404

FUNDS AVAILABLE: One million four hundred forty-five thousand dollars and 00/100 (\$1,445,000.00)  
 BIDS SHALL BE VALID FOR: Sixty (60) Days  
 CONSTRUCTION DURATION: Project Completion: October 30, 2024

CONTRACTOR	McAbee Construction, Inc.	McKelvey Mechanical, Inc.
		5724 21st Street Tuscaloosa, AL 35401 (205) 349-2212 GC Lic. #7738
Addenda ONE - THREE	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
LICENSE # ON ENVELOPE	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
BONDING COMPANY OR BID DEPOSIT	Hartford Fire Insurance Co.	Fair American Insurance and Reinsurance Company
UNIT PRICE #1 <i>Description on back of page</i>	\$ 35.75	\$ 36.00
UNIT PRICE #2 <i>Description on back of page</i>	\$ 5.50	\$ 5.00
UNIT PRICE #3 <i>Description on back of page</i>	\$ 7.15	\$ 6.50
BASE BID ON PROPOSAL	\$ 1,984,862.00	\$ 2,051,000.00
ENVELOPE ADJUSTMENT	-	(70,000.00)
TOTAL BID	\$ 1,984,862.00	\$ 1,981,000.00

I CERTIFY THAT THIS IS A TRUE AND ACCURATE TABULATION OF THE BIDS RECEIVED ON THE CAPTIONED PROJECT.



\_\_\_\_\_  
 Dan Rodgers  
 Director of Contract Administration  
 The University of Alabama

**Unit Price Descriptions:**

**Unit Price #1: Excavation and Replacement of Unsuitable Soils. Price per CY.**

**Unit Price #2: Erosion Control, Temporary Site Stabilization. Price per lbs.**

**Unit Price #3: Erosion Control, Silt Fence. Price per linear feet.**





March 1, 2024

Jeremy Wood  
Project Manager  
The University of Alabama  
413 Cahaba Circle  
Tuscaloosa, AL 35404

RE: Campus Steam Decommissioning – Phase 3 – Farrah Hall Mechanical Room Addition  
UA Project # UTL-23-3022C  
HHB 223017

Jeremy:

Bids for the above referenced project were publically opened at 4:00 pm local time on February 29, 2024. Funds available were \$1,445,000.00. The lowest responsive and responsible bid was from McKelvey Mechanical, Inc. in the amount of \$1,981,000.00, inclusive of the Base Bid. The project had no Bid Alternates. Unit prices were as follows: Unit Price #1: \$36.00, Unit Price #2: \$5.00, Unit Price #3: \$6.50.

We recommend the University award this project to McKelvey Mechanical, Inc.

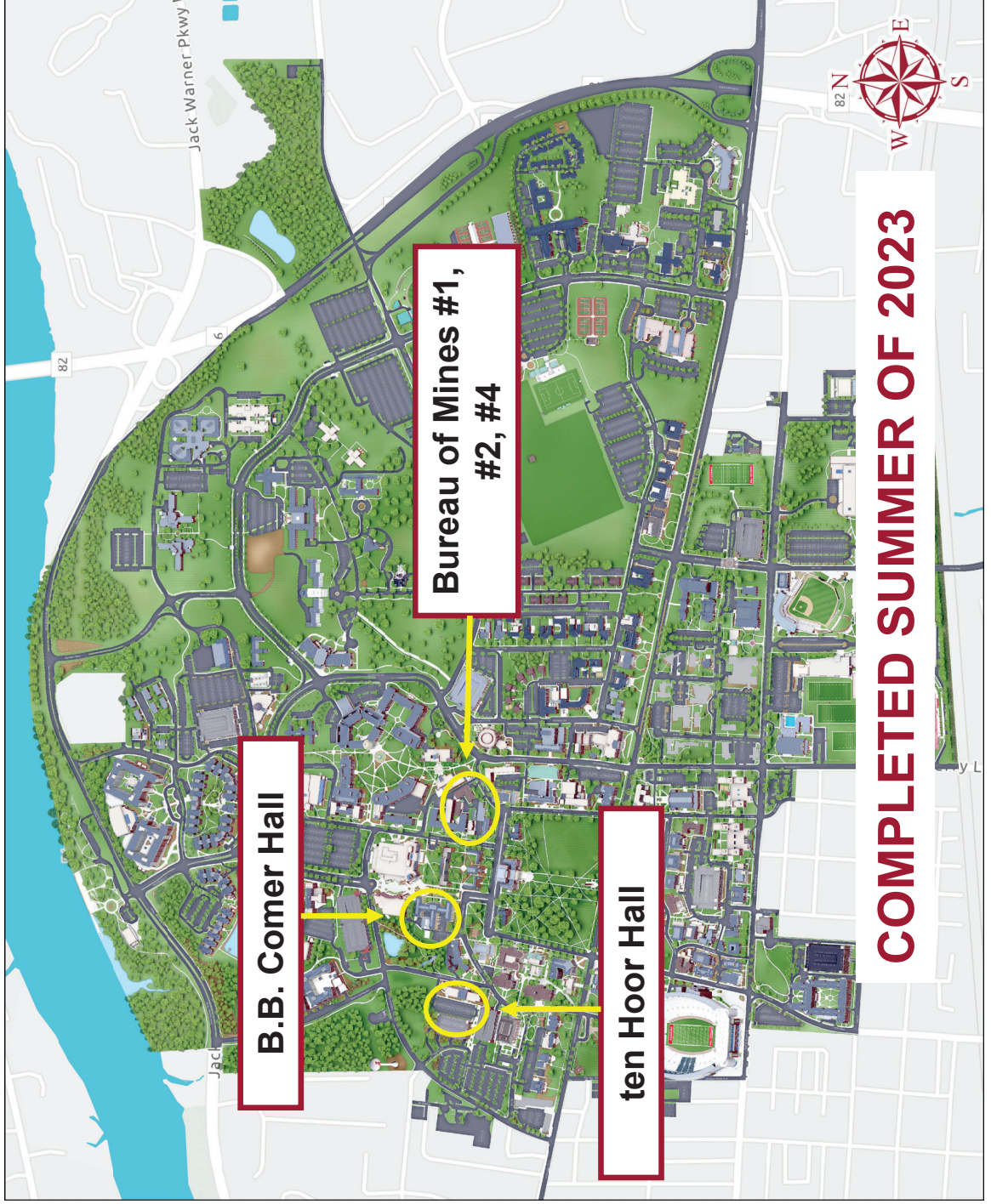
Sincerely,



Barbara McCrary, PE  
President

# CAMPUS STEAM DECOMMISSIONING PACKAGE A - 2023

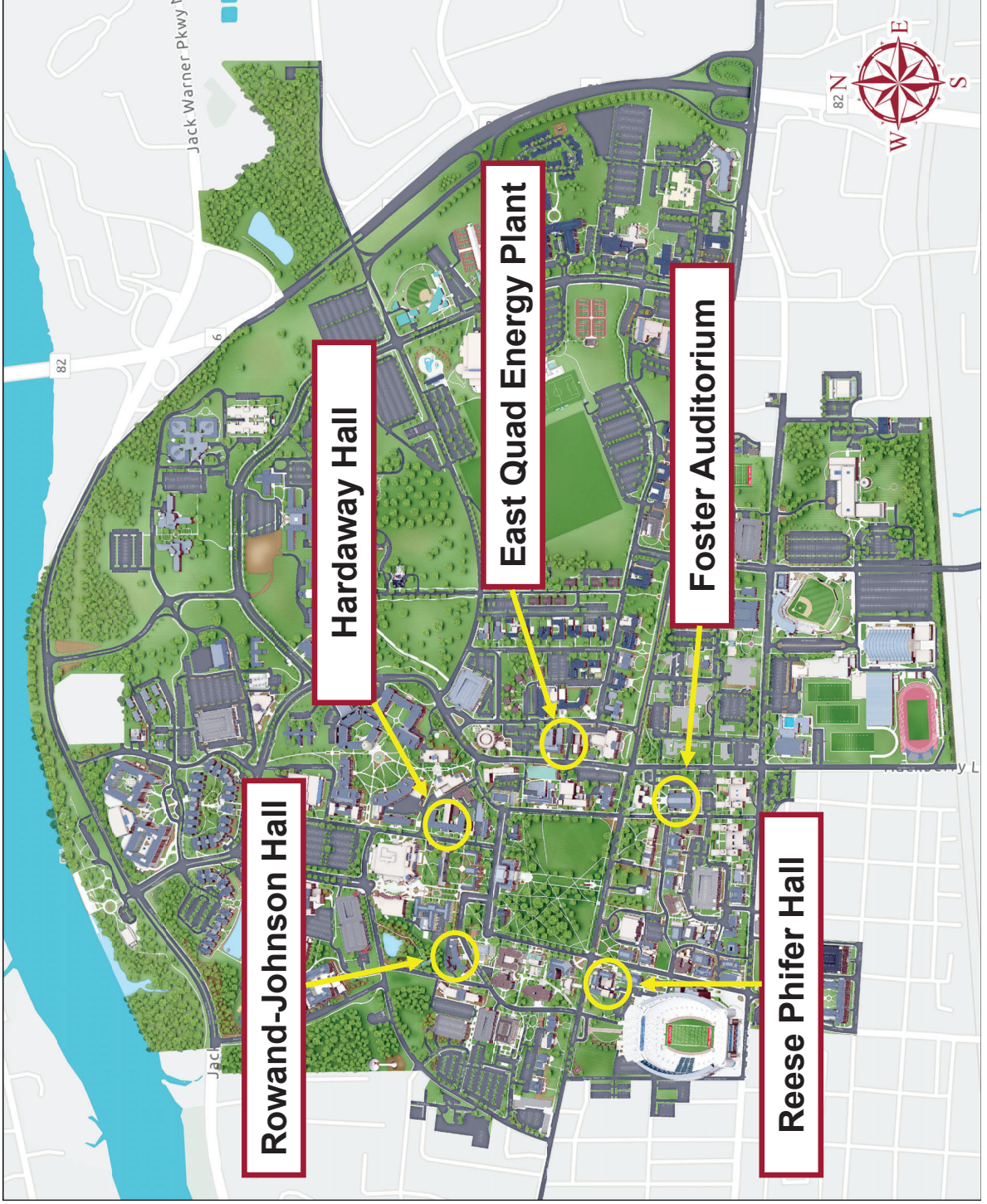
## LOCATION MAP



**COMPLETED SUMMER OF 2023**

# CAMPUS STEAM DECOMMISSIONING PACKAGE B - 2024

## LOCATION MAP



# CAMPUS STEAM DECOMMISSIONING PACKAGE C- FARRAH HALL MECHANICAL ROOM ADDITION

## LOCATION MAP



# CAMPUS STEAM DECOMMISSIONING PACKAGE C – FARRAH HALL MECHANICAL ROOM ADDITION

**As Approved November 3, 2023**

