

July 30, 2024

Dr. Dana S. Keith
Senior Vice Chancellor for Finance and Administration
Sid McDonald Hall
500 University Boulevard, East
Tuscaloosa, AL 35401

Marietta Urquhart
Chair, Physical Properties Committee
2555 14th Street East
Tuscaloosa, AL 35404

RE: Construction Award: Tom Bevill Building Renovations – Construction Package B
AMI Office/Geography Suite Renovations
UA Project No: 249-23-3398B

Dear Dr. Keith and Trustee Urquhart,

The University of Alabama (“University”) has received competitive bids for the Construction Package B - AMI Office/Geography Suite Renovations, of the Tom Bevill Building Renovations project (“Project”). The Project renovates space on the 2nd floor of the Tom Bevill Building to create a new office suite for the Geography Department. The Project also encompasses renovations and export control security enhancements for the Alabama Materials Institute (“AMI”) Laboratory Corridor, AMI 0006 Laboratory, and renovates the office suite spaces in the Tom Bevill Building as necessary to support additional grants AMI has received.

Construction Package C – Select Demolition was executed in accordance with Board Rule 415, Attachment A.11 via Purchase Orders to A to Z Environmental, Tuscaloosa, Alabama, in the amount of \$52,500 and Elmore Construction Services, Moundville, Alabama, in the amount of \$5,358 for a total Package C cost of \$57,858. ***This work results in savings for the package that is reallocated into Construction Package A – AMI Workspace Renovation and related costs in the reallocated budget below***

Construction Package B – AMI Office/Geography Suite Renovations was advertised in the following paper of general circulation per Title 39 requirements: *The Tuscaloosa News*. The advertisement described the scope of work for the Project and requested interested firms to submit their qualifications. After reviewing pre-qualification statements, the University determined that the following general contractors met the requirements:

- UA Master List for General Contractors
- Rogers Building Company
- Trawick Contractors, Inc.
- Murray Construction
- N. C. Morgan Construction Co., Inc.

WHERE LEGENDS ARE MADE

On July 11, 2024, at 2:00 p.m., a public bid opening was held, and five pre-qualified general contractors submitted bids. The Architect of Record, Williams Blackstock Architects, of Birmingham, Alabama, certified N. C. Morgan Construction Co., Inc., of Tuscaloosa, Alabama, as the lowest responsive and responsible bidder with an adjusted base bid in the amount of \$1,233,000, and alternates 1-3 totaling \$39,031, for a total bid of \$1,272,031. ***This bid results in savings for the package that is reallocated into Construction Package A – AMI Workspace Renovation and related costs in the reallocated budget below.*** I have attached the Certified Bid Tabulation for your review.

The reallocated total project budget is:

BUDGET	Current	Reallocated
Construction Package A – AMI Workspace Renovations	\$ 2,370,620	\$ 2,831,231
Construction Package B – AMI Office/Geography Suite Renovations	\$ 1,690,500	\$ 1,272,031
<i>Construction Package C – Select Demolition</i>	<i>\$ 100,000</i>	<i>\$ 57,858</i>
Research Equipment	\$ 2,252,028	\$ 2,252,028
Furniture, Fixtures, and Equipment	\$ 844,000	\$ 844,000
Security/Access Control	\$ 105,000	\$ 105,000
Telecommunication/Data	\$ 65,000	\$ 75,000
Audio/Visual	\$ 92,000	\$ 112,000
Contingency (10%)	\$ 416,112	\$ 416,112
UA Project Management Fee (4.5%)	\$ 307,317	\$ 307,317
Architect/Engineer Fee (6.4%)	\$ 292,943	\$ 292,943
Other	\$ 109,647	\$ 120,807
Escalation	\$ 124,833	\$ 83,673
TOTAL PROJECT COST	\$ 8,770,000	\$ 8,770,000

Current Package Submitted for Approval with this Memo.

Work Complete. Actual Package Cost.

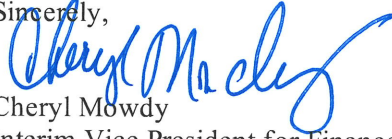
Based on Board Rule 415 applicable to construction contracts on Capital projects involving interior renovation projects under \$10,000,000, approval is hereby requested for:

1. Acceptance of the bid process and certification of the lowest responsive and responsible bidder, N. C. Morgan Construction Co., Inc., of Tuscaloosa, Alabama.
2. Authorization for the University to award Construction Package B contract to N. C. Morgan Construction Co., Inc., of Tuscaloosa, Alabama, accepting the adjusted base bid, and alternates 1-3 for a total construction award in the amount of \$1,272,031.
3. The final construction budget for Construction Package B of \$1,272,031 and the reallocation within the total project budget and the authorization for the University to proceed with construction of the Project in accordance with appropriate provisions of Board Rule 415.
4. Approval to add this Project as an administrative item to the September 5, 2024, Board meeting agenda.
5. Notification for construction contract award for previously budgeted and identified construction packages under \$1,000,000 pursuant to Attachment A.11 is hereby provided for Construction Package C – Select Demolition.

WHERE LEGENDS ARE MADE

If you have any questions or concerns, please feel free to contact me.

Sincerely,



Cheryl Mowdy
Interim Vice President for Finance and Operations
and Treasurer

Attachment

pc/atchmt: Michael Rodgers Jeremy Wood
 Tim Leopard Jessica Morris

- Recommended for Approval
- Not Recommended for Approval. Submit to Physical Properties Committee

DocuSigned by:



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Trustee Marietta Urquhart, Chair for Physical Properties Committee

WHERE LEGENDS ARE MADE

TABULATION OF BIDS

THE UNIVERSITY OF
ALABAMA

Project Name
Bevill Building Renovations -
AMI/Geography Suite Renovations

Bid Due
July 11, 2024 2:00 p.m. local time

Architect/Engineer
Williams Blackstock Architects
2204 1st Avenue South, Suite 200
Birmingham, AL 35233
phone: (205) 252-9811

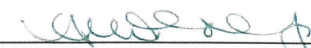
UA Project No.
249-23-3398B

Bid Location
405 Cahaba Circle
Tuscaloosa, Alabama 35404

FUNDS AVAILABLE: One million, six hundred ninety thousand, five hundred dollars and 00/100 (\$1,690,500.00)
BIDS SHALL BE VALID FOR: Sixty (60) Days
CONSTRUCTION DURATION: Project Completion: December 6, 2024

CONTRACTOR	N. C. Morgan Construction Co., Inc. 1008 J. I. Harrison Jr. Pkwy. Tuscaloosa, AL 35405 (205) 553-7720 GC Lic. #15820	RCI Contractors & Engineers, Inc. 2615 Gary Fitts St., Ste. 6 Tuscaloosa, AL 35401 (205) 752-0333 GC Lic. #18041	Rogers Building Company, LLC 2000 30th Avenue Northport, AL 35476 (205) 412-8321 GC Lic. #58588	Snow-Blakeney Construction, Inc. 3519 Greensboro Ave. Tuscaloosa, AL 35401 (205) 454-2100 GC Lic. #50742	Trawick Contractors, Inc. 4740 Powell Avenue Birmingham, AL 35222 (205) 591-2056 GC Lic. #15659
Addenda ONE - FOUR	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<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	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
BONDING COMPANY OR BID DEPOSIT	Travelers Casualty & Surety Co. of America	Merchants National Bonding, Inc.	Nationwide Mutual Insurance Co.	Cincinnati Insurance Co.	NGM Insurance Co.
UNIT PRICE #1 <i>Description on back of page</i>	\$ 173.00	\$ 190.30	\$ 185.00	\$ 185.00	\$ 175.00
UNIT PRICE #2 <i>Description on back of page</i>	\$ 16.30	\$ 22.00	\$ 18.00	\$ 16.00	\$ 34.00
UNIT PRICE #3 <i>Description on back of page</i>	\$ 3.40	\$ 3.72	\$ 12.00	\$ 11.00	\$ 36.00
UNIT PRICE #4 <i>Description on back of page</i>	\$ 9.00	\$ 38.50	\$ 15.00	\$ 32.00	\$ 28.75
BASE BID ON PROPOSAL ENVELOPE ADJUSTMENT	\$ 1,238,000.00 (5,000.00)	\$ 1,629,049.00 (154,000.00)	\$ 1,400,000.00 (37,000.00)	\$ 1,500,000.00 (187,487.00)	\$ 2,000,000.00 (339,000.00)
ADJUSTED BASE BID	1,233,000.00	1,475,049.00	1,363,000.00	1,312,513.00	1,661,000.00
ALTERNATE #1 <i>Description on back of page</i> ENVELOPE ADJUSTMENT	4,578.00	14,112.00	5,000.00	108,000.00	6,240.00
Subtotal	1,237,578.00	1,489,161.00	1,368,000.00	1,420,513.00	1,667,240.00
ALTERNATE #2 <i>Description on back of page</i> ENVELOPE ADJUSTMENT	7,227.00	17,070.00	7,800.00	111,299.00	9,200.00
Subtotal	1,244,805.00	1,506,231.00	1,375,800.00	1,531,812.00	1,676,440.00
ALTERNATE #3 <i>Description on back of page</i> ENVELOPE ADJUSTMENT	27,226.00	33,100.00	24,000.00	31,527.00	20,000.00
TOTAL BID W/ALTERNATES	\$ 1,272,031.00	\$ 1,539,331.00	\$ 1,399,800.00	\$ 1,563,339.00	\$ 1,709,190.00

I CERTIFY THAT THE ABOVE BIDS WERE RECEIVED SEALED AND WERE PUBLICLY OPENED AND READ ALOUD AT THE TIME AND PLACE INDICATED AND THAT THIS IS A TRUE AND CORRECT TABULATION OF ALL BIDS RECEIVED FOR THIS PROJECT. I RECOMMEND AWARD OF THE CONTRACT FOR CONSTRUCTION TO THE LOWEST RESPONSIBLE AND RESPONSIVE BIDDER AS SHOWN ABOVE, AS DETERMINED BY THE AVAILABLE FUNDS AND SUBJECT TO THE INSTRUCTIONS TO BIDDERS AND ANY APPLICABLE LAW.


Allison Chang-Roberts, AIA, NCARB, NCIDQ
Williams Blackstock Architects



Sworn to and subscribed before me this 11th day of July, 2024.
Leigh Ann Huguley
Notary Public
April 4, 2027
My Commission Expires

Unit Price Description:

Unit Price #1: Cement Based Self Leveling Underlayment. Price per 55 # Unit.

Unit Price #2: Sheet drainage mat. Price per SF.

Unit Price #3: R-19 thickness, Foamed in place Closed Cell Polyurethane Foam Insulation. Price per SF.

Unit Price #4: 26 gauge, 12 inch wide stainless steel sheet flashing EPDM Protection course. Price per LF.

Alternate Descriptions:

Alternate #1: Suite 2005, Select Doors to Receive 12" Sidelites

Alternate #2: Suite 2005, Select Doors to Receive 24" Sidelites

Alternate #3: Suite 1005, Collaboration Room 1006: Demolish and Build-Out