

October 1, 2024

Evelyn VanSant Mauldin
Chair, Physical Properties Committee
Sid McDonald Hall
500 University Boulevard, East
Tuscaloosa, AL 35401

RE: Construction Award: HM Comer Hall Interior Renovations
Construction Package B – 3rd Floor
UA Project No: 245-24-3576B

Dear Trustee Mauldin:

The University of Alabama (“University”) has received competitive bids for Construction Package B – 3rd Floor, of the H.M. Comer Hall Interior Renovations project (“Project”). The Project consists of the renovation of select areas of the 3rd Floor of H.M. Comer Hall which will be vacated following the completion of the 2nd floor renovation and will provide more usable space and increase operational efficiencies and effectiveness for the future occupants including the College of Engineering’s Financial Services, External Affairs, and Dean’s Office Administrators.

The Project was advertised in the following paper of general circulation per Title 39, Public Works provisions of the Code of Alabama 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
- N.C. Morgan Construction
- Rogers Building Company, LLC
- Trawick Contractors, Inc

On October 1, 2024, at 1:00 p.m., a public bid opening was held, and three pre-qualified general contractors submitted bids. The Designer of Record, KPS Group Inc., of Birmingham, Alabama, certified Snow-Blakeney Construction, Inc., of Tuscaloosa, Alabama, as the lowest responsive and responsible bidder from the UA Master List for General Contractors. Their adjusted base bid in the amount of \$696,171, **which is under the amount budgeted for the work**. I have attached the Certified Bid Tabulation for your review.

In addition to the above bid, in accordance with Title 39, Public Works provisions of the Code of Alabama, informal proposals were solicited from multiple contractors for early demolition of the space to help maintain the Project schedule requested, and A to Z Environmental, of Tuscaloosa, Alabama, submitted the lowest proposal with a price of

WHERE LEGENDS ARE MADE

\$91,200, which is reflected within Construction Package B – 3rd Floor below, for a total Construction Package B – 3rd Floor cost of \$787,371.
The final total project budget is:

BUDGET	Current	Revised
Construction Package A – 1 st & 2 nd Floor	\$ 440,441	\$ 440,441
Construction Package B – 3rd Floor	\$ 800,000	\$ 787,371
OFCI Equipment	\$ 70,000	\$ 70,000
Furniture, Fixtures and Equipment	\$ 700,000	\$ 715,638
Security/Access Control	\$ 30,000	\$ 30,000
Telecommunication/Data	\$ 25,000	\$ 25,000
Audio Visual	\$ 60,000	\$ 60,000
Contingency (10%)	\$ 131,044	\$ 129,781
UA Project Management Fee (4.5%)	\$ 64,867	\$ 64,242
Architect/Engineer Fee (~8.9%)	\$ 145,802	\$ 144,681
Other	\$ 132,846	\$ 132,846
TOTAL PROJECT COST	\$ 2,600,000	\$ 2,600,000

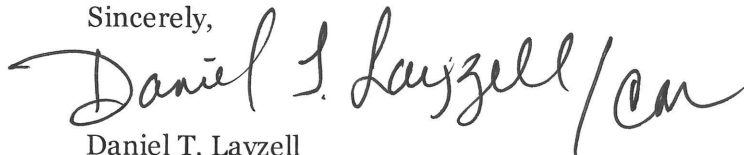
Current Package Submitted for Approval with This Memo

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, Snow-Blakeney Construction, Inc., of Tuscaloosa, Alabama.
2. Approval for the University to award the Construction Package B – 3rd Floor contract to Snow-Blakeney Construction, Inc., of Tuscaloosa, Alabama, accepting the base bid for a total construction award in the amount of \$696,171 and acknowledgement of the early demolition Purchase Order of \$91,200 to A to Z Environmental, of Tuscaloosa, Alabama for a total Construction Package B – 3rd Floor cost of \$787,371.
3. Approval of the final total project budget of \$2,600,000 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 November 8, 2024 Board meeting agenda.

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

Sincerely,



Daniel T. Layzell
Vice President for Finance and Operations
and Treasurer

Attachment

WHERE LEGENDS ARE MADE

pc/atcmt: Michael Rodgers
Tim Leopard

Brittany Kyles
Jessica Morris

Recommended for Approval

Not Recommended for Approval. Submit to Physical Properties Committee

Trustee Evelyn VanSant Mauldin, Chair for Physical Properties Committee

WHERE LEGENDS ARE MADE

TABULATION OF BIDS

THE UNIVERSITY OF
ALABAMA

Project Name
H. M. Comer Hall
Interior Renovations

Bid Due
October 1, 2024 1:00 p.m. local time

Architect/Engineer
KPS Group
60 14th Street South, Suite 100
Birmingham, AL 35233
phone: (205) 251-0125
fax: (205) 458-1513


UA Project No.
245-24-3576B

Bid Location
405 Cahaba Circle
Tuscaloosa, Alabama 35404


FUNDS ANNOUNCED: Five hundred fifty thousand dollars and 00/100 (\$550,000.00)
FUNDS APPROVED: Eight hundred thousand dollars and 00/100 (\$800,000.00)
BIDS SHALL BE VALID FOR: Sixty (60) Days
CONSTRUCTION DURATION: Project Completion: December 6, 2024

CONTRACTOR	Rogers Building Company, LLC	Snow-Blakeney Construction, Inc.	Trawick Contractors, Inc.
		2000 30th Avenue Northport, AL 35476 (205) 412-8321 GC Lic. #58588	3519 Greensboro Ave. Tuscaloosa, AL 35401 (205) 454-2100 GC Lic. #50742
Addenda ONE - THREE	<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
BONDING COMPANY OR BID DEPOSIT	Nationwide Mutual Insurance Co.	The Cincinnati Insurance Co.	NGM Insurance Co.
BASE BID ON PROPOSAL	\$ 834,000.00	\$ 700,000.00	\$ 1,000,000.00
ENVELOPE ADJUSTMENT	(11,000.00)	(3,829.00)	(79,000.00)
TOTAL BID	\$ 823,000.00	\$ 696,171.00	\$ 921,000.00

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.


Richard Pitts AIA, LEED AP
KPS Group

Sworn to and subscribed before me this 2nd day of October, 2024.


Notary Public

My Commission Expires
November 16, 2026
My Commission Expires

