

**Revised 9-14-10**

The University of Wyoming  
Board of Trustees' Report  
September 16-18, 2010

**AGENDA ITEM TITLE: SFSF Major Maintenance Construction Manager-at-Risk,**  
Vinzant

CHECK THE APPROPRIATE BOX(ES):

- Work Session  
 Education Session  
 Information Item  
 Other            Specify:

BACKGROUND AND POLICY CONTEXT OF ISSUE:

The State of Wyoming has granted the University of Wyoming funding from the American Recovery and Reinvestment Act of 2009 (ARRA) and the State Fiscal Stabilization Fund, Education Fund of Wyoming (SFSF). These funds are for capital improvements that reduce energy and water use along with related operation and maintenance costs considering the life cycle costs in extending the life of the subject buildings and building systems. The Project will consist of a variety of physical and building systems improvements to the following buildings:

1. Agriculture "C"
2. Animal Science/Molecular Biology
3. Arts & Sciences
4. Aven Nelson
5. Biological Sciences
6. Engineering
7. Geology
8. Health Sciences Center (including Pharmacy)
9. Hoyt Hall
10. Physical Sciences
11. Science Center Generator (relocated facility)

The project was publicly advertised prior to the receipt of submittals as required by the federal and state statutes providing these funds. The SFSF Coordinating Team has reviewed submittals from six firms responding to the Request for Qualifications for Construction Manager at Risk (CMAR) services for this project. The three highest ranked teams were interviewed on September 13, 2010. As a result of the interviews, the teams were ranked in the following order:

1. Sampson Construction, Cheyenne, WY
2. Mortenson/Spiegelberg, Denver, CO/Laramie, WY
3. FCI Constructors, Cheyenne, WY

The CMAR services would begin as soon as the contract is executed. A Guaranteed Maximum Price would be submitted in early November with construction for the SFSF project beginning in January of 2011.

**PRIOR RELATED BOARD DISCUSSIONS/ACTIONS:**

Board of Trustee approval of the Architect/Engineering firm - August 24, 2010

**WHY THIS ITEM IS BEFORE THE BOARD:**

Authorization is required from the Board of Trustees to begin negotiations with the first ranked team for Construction Management at Risk (CMAR) services for projects supported by the State Fiscal Stabilization Fund, Education Fund of Wyoming.

**ARGUMENTS IN SUPPORT:**

All SFSF dollars must be under contract and fully obligated by June 30, 2011 and expenditures completed prior to December 31, 2011. Design work will be completed by January 2011. Construction will begin in January 2011 and be completed prior to December 2011. Execution of the projects identified above during one construction season necessitates obtaining both the design and construction services as soon as possible to meet the strict timelines of the SFSF project. The complications of accomplishing the intended modifications to the buildings listed above without significant interruptions to the University academic and research operations will challenge the construction management and delivery process. The CMAR approach offers the best opportunity for achieving the goals of this project within the short timeline and the available resources.

**ARGUMENTS AGAINST:**

None.

**ACTION REQUIRED AT THIS MEETING:**

Authorization to negotiate for Construction Management-at-Risk Services for the projects funded by the State Fiscal Stabilization Fund, Education Fund of Wyoming (SFSF).

**PRESIDENT'S RECOMMENDATION:**

It is recommended that the Board of Trustees of the University of Wyoming authorize the negotiations for Construction Management-at-Risk Services for the projects funded by the State Fiscal Stabilization Fund, Education Fund of Wyoming (SFSF).