



State of Utah

GARY R. HERBERT
Governor

SPENCER J. COX
Lieutenant Governor

Department of Administrative Services

KIMBERLY K. HOOD
Executive Director

Division of Facilities Construction and Management

BRUCE WHITTINGTON
Interim Director

Addendum No. 1

Date: July 23, 2015

To: General Contractors

From: Clint Bunnell – Project Manager

Reference: New Permanent Campus Building – Dixie ATC
Utah College of Applied Technology – St. George, Utah
DFCM Project No. 13375290

Subject: **Addendum No. 1**

Pages	Addendum Cover Sheet	1 page
	CM/GC Fee Schedule	3 pages
	Total	4 pages

Note: This Addendum shall be included as part of the Contract Documents. Items in this Addendum apply to all drawings and specification sections whether referenced or not involving the portion of the work added, deleted, modified, or otherwise addressed in the Addendum. Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to Disqualification.

1.1 SCHEDULE CHANGES: There are no Project Schedule changes.

1.2 GENERAL ITEMS:

- 1.2.1 It is understood that all utilities including 3-phase power, sewer, fiber, and water supply with appropriate pressures are available at the site.
- 1.2.2 Please see the attached CM/GC Fee Schedule dated July 16, 2015.
- 1.2.3 Please see DXATC Program Document which is posted separately.
- 1.2.4 Please see AGECE Geotechnical Study which is posted separately.

16-Jul-15

CM/GC Fee Schedule

Project FLCC maximum:	A Pre-const. Fee	B Construction Management Fee % of FLCC	C Cost of Staff Fee % of FLCC	D Basic General Conditions % of FLCC	E Total Fee B-D % of FLCC	F Self performed work%
\$1,000,000	\$10,000	10.0%	6.5%	6.0%	22.50%	7.0%
\$2,500,000	\$12,500	8.0%	6.0%	4.5%	18.50%	7.0%
\$5,000,000	\$25,000	5.0%	5.0%	3.0%	13.00%	7.0%
\$10,000,000	\$40,000	3.5%	4.0%	1.5%	9.00%	7.0%
\$20,000,000	\$70,000	3.0%	4.0%	1.5%	8.50%	7.0%
\$30,000,000	\$90,000	2.9%	3.5%	1.5%	7.90%	7.0%
\$50,000,000	\$125,000	2.8%	3.5%	1.5%	7.80%	7.0%
\$75,000,000	\$187,500	2.8%	3.0%	1.5%	7.25%	7.0%
\$100,000,000	\$250,000	2.7%	3.0%	1.5%	7.20%	7.0%
\$150,000,000	\$300,000	2.6%	3.0%	1.5%	7.10%	7.0%

Management Fee, Staff Fee and Basic General Conditions could increase on Projects under \$10,000,000 due to complexity and schedule duration

Each CM/GC is eligible to earn a Customer Satisfaction Incentive (CSI). The eligible incentive is established by DFCM holding at risk 20% of the Management Fee with a maximum cap of \$100,000. The at risk portion of the fee is then increased up to \$100,000 as defined here in.

Example:

Determining the Fee: FLCC of \$15,000,000 x 3.0% = \$450,000

Determining the maximum CSI: \$450,000 x 20% = \$90,000 held at risk and increased by a maximum of \$90,000 for a total maximum possible CSI of \$180,000

Each period the DFCM will evaluate the performance of the CM/GC based on the evaluation criteria. DFCM reserves the right to request any additional information required to complete this evaluation. Each period the CM/GC and the DFCM Management will meet to determine the amount of the CSI earned. After this meeting the DFCM will tabulate the period score to determine the amount of incentive earned for that period. After the CSI is determined for the period the CM/GC may immediately bill for the incentive earned in the period

Example:

\$180,000 Eligible Incentive divided by five periods = \$36,000 per period

Evaluation Criteria:

Budget/Change Management (20 points)

Schedule Management (20 points)

Preconstruction/ Quality Management (20 points)

Responsiveness and Collaboration (20 points)
Procurement/ Safety and Site Management (20 points)
Total Points Possible 100

Period CSI Payment Determination:

At Risk Portion of CSI: a score of 80% or higher will receive 100% of the at risk portion, scores below 80% will lose the at risk portion for that period

Incentive Portion of CSI:

Scores from 80-100 % will earn an equal % of the Period Incentive (85% score = 85% incentive)

Scores below 80% will not earn any incentive for that that period

Re-earning of lost CSI: The CM/GC may "re-earn" a lost payment for the duration of one period following the previous period's loss of CSI. This is demonstrated by an increase in performance evaluation score from the previous month. The amount of fee "re-earned" will be equal to the difference of the fee earned this period and the fee earned the previous period.

Basic General Conditions

Office Trailer
Storage Trailer
Conex/Van Storage 20'
Project Sign
Mobilization/ Demobilization
Security Equipment or Video Monitoring (Basic Security)
Telephone Service per line
Cell Phones per Person
DSL Line
BIM 360 (iPads, equipment)
BIM 360 (Software, fees, ets)
Computer/Software/Network/Email/License/Server/Maintenance
Copier/Fax/Scanner
Office Furnishings
Office Supplies
Primavera Schedule Software
Prolog Manager Software
Project Collaboration Software Website (Unifier,etc.)
Chemical Toilets
Banners
Water Cooler & Water
Water/Thermos/Ice/Cups
Jobsite Radio Communications
Progress Clean-Up
Safety Training
Safety Awards

Safety & Productivity Incentives
First Aid/Safety Supply
Bulletin Board & Safety Signs/all Safety Supplies
Drug Testing
PPE (personal safety equipment)
Fire Extinguishers
Small Tools
Pick-Up Truck
Pick-up/Equip Gas, Oil, & Repairs
Submittals Expressage/Shipping
Progress Photos
As-Built Drawings & O&M manuals
Electronic Contract Document Storage
Punchlist Administration
LEED Management

Preconstruction services to include three bid packages. A fee of \$10,000 will be added for each additional bid package above the three included bid packages