

**APPROVAL TO RENOVATE PART OF THE CENTER FOR WORKFORCE
DEVELOPMENT IN TERRE HAUTE, REGION 7**

RESOLUTION NUMBER 2006-55

WHEREAS, the Center for Workforce Development building in Terre Haute needs to be renovated to provide classroom, teaching labs, offices, and other support spaces for programs and services formerly provided at the condemned airport building, and

WHEREAS, insurance proceeds and Region 7 resources are available to pay for said renovations, and

WHEREAS, the Center for Workforce renovation bid process has been completed in accordance with applicable statutes, Indiana Case Law and College procedures including State Trustee Resolution 2004-32 regarding the use of apprentices, and


WHEREAS, the lowest and best bid according to College procedures is from CDI, Inc. for \$2,540,500, which requires approval by the State Trustees, and

WHEREAS, the Region 7 Board of Trustees has reviewed the project and made a recommendation on a contract award;

NOW THEREFORE BE IT RESOLVED, that the State Trustees do hereby approve the above stated project and approve a contract award to CDI, Inc. for \$2,540,500, and

FURTHER BE IT RESOLVED, that the State Trustees do hereby authorize and direct the President and any other appropriate College Officer to negotiate and execute a contract with said firm after the documents have been approved by the College Interim General Counsel.

**State Trustees
Ivy Tech Community College of Indiana**


William R. Goins, Chairman


Marvin E. Foote, Secretary

Dated August 10, 2006

Buildings, Grounds, and Capital Committee
Region 7 – Approval to renovate part of the Center for Workforce Development in Terre Haute, \$2,540,500
August 10, 2006

Bids for this project have now been evaluated and the Region 7 Board of Trustees has recommended a \$2,540,500 contract for the Center for Workforce Development building renovation project for the base bid and one alternate. Bids were received from three contractors.

The lowest bidder for the work, CDI, Inc. was judged to have submitted the best responsive bid meeting all State Trustee requirements including Resolution 2004-32.

While checking the project manual prior to a pre-bid meeting, it was discovered that the project manual contained a previous version of the State Trustees resolution regarding the use of apprentices on Ivy Tech construction and renovation projects (Resolution Number 94-42). All contractors were informed of the error at the pre-bid meeting and the architect prepared and distributed Addendum 1, in which Resolution 94-42 was replaced with Resolution 2004-32, the current version. Each contractor was to submit a statement, on the back of the resolution, certifying how it would comply with the resolution.

All three bidders were at the pre-bid meeting and certified that they received Addendum 1. However, the lowest and highest bidder completed their statements on the back of Resolution 94-42, the previous version printed in the project manual and the one identified in the bidder's check list of documents to submit with the bid. The middle bidder completed the statement on the back of Resolution 2004-32, the current version printed in Addendum 1. The middle bidder also submitted the required documentation to verify its statement (letters from the applicable apprenticeship programs) for its company with its bid, as required in the instructions to bidders, but did not submit the required documentation for its subcontractors. The lowest bidder did not submit the required documentation to verify its statement for its company with its bid, as required in the instructions to bidders, but did submit the documentation within 24 hours (along with an appropriate statement on the back of Resolution 2004-32) and submitted documentation for its subcontractors within 48 hours of the bid opening. The College has a long standing practice of allowing the documentation for Resolution 2004-32 to be submitted after the bid opening.

Since the lowest bidder submitted appropriate documentation to verify compliance with Resolution 2004-32 in a timely manner, the College, using its authority, as stated in the instructions to bidders, to "waive any and all formalities and informalities", accepted the Resolution 2004-32 documentation submitted by the lowest bidder the next day or two. Therefore, the lowest bidder is being recommended for this project since he can meet all the bidding requirements of the State and College including Resolution 2004-32.

Funding will come from insurance proceeds (approximately \$825,000) and other sources (Region 7 foundation and auxiliary enterprise monies and Region 7 operations surplus).

Action requested: Approval of revised Resolution 2006-55 for the Center for Workforce Development building renovation project and contract.