



Jeff Voeller

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MEMO

To: BOCC
From: Jeff Voeller
Date: September 4, 2025
RE: CM/GC Ginno Construction- Administration HVAC Upgrade Project

The BOCC received three Statement of Qualifications from qualified firms at the Business Meeting on August 26, 2025 to procure a Construction Manager/General Contractor (CM/GC) for the Administration HVAC upgrade project. This is a rebid using the CM/GC format to identify additional cost savings and create a more detailed sequencing of the project and identify impacts of departments throughout the project during the pricing phase with the GC so Mechanical, Electrical and Trade Contractors can more accurately estimate their scope of work.

A review committee was established and has reviewed and scored the proposals based on the criteria in the RFQ

CONSTRUCTION MANAGEMENT/GENERAL CONTRACTOR (CM/GC) SERVICES

FIRMS	RATERS/SCORES (100 Points Possible)			
	JV	DS	FK	
CORE CONSTRUCTION	88	83	55	
GINNO CONSTRUCTION	99	100	90	HIGHEST RATED FIRM
WALKER CONSTRUCTION	98	76	80	

Therefore, We recommend awarding the CM/GC to **Ginno Construction** as the highest rated firm.

After Notice of Award, we will bring forward a contract at a later day for the Fees related to the Design/Pricing Portion of the CM/GC as we work toward developing a Guaranteed Maximum Price for approval prior to commencement of construction.