

# GRAYS HARBOR PUBLIC HOSPITAL DISTRICT DBA SUMMIT PACIFIC MEDICAL CENTER

## - HOSPITAL EXPANSION & REMODEL PROJECT APPROVED ON 9/23/2023 ALTERNATIVE SUBCONTRACTOR SELECTION FOR EC/CM & MC/CM

1. Please be prepared to provide an update on the status of the project since the PRC approval on 9/22/22.

**Project status as of 1/20/2023 is design phase for Schematic Design is 100%. Design Development to commence mid-February 2023. Project scope remains at 30,000 SF of expansion and 6,000 SF of remodel. Budget and scope review are underway based on 100% SD design set.**

2. Change orders are an inevitable part of the construction process and, if not managed properly can become a huge financial burden on the contractor and its subcontractors. What processes do you have in place to ensure compliance with RCW 39.04-360-Payment of Undisputed Claims?

*39.04-360: No later than thirty days after satisfactory completion of any additional work or portion of any additional work by a contractor on a public works project, the state or municipality shall issue a change order to the contract for the full dollar amount of the work not in dispute between the state or municipality and the contractor. If the state or municipality does not issue such a change order within the thirty days, interest must accrue on the dollar amount of the additional work satisfactorily completed and not in dispute until a change order is issued. The state or municipality shall pay this interest at a rate of one percent per month. For the purposes of this section, additional work is work beyond the scope defined in the contract between the contractor and the state or municipality.*

**A change order log will be administered for the project cost control. Request for Change Orders will be reviewed by the architect and Owner for scope and cost confirmation on a timely basis for approval and as approved then collated monthly into each forthcoming pay application submitted by the contractor. The monthly pay application invoice will be paid to the contractor within 30 days, if not before, per contract terms.**

3. Please be prepared to discuss your approach to subcontractor outreach and inclusion in your presentation.

**Upon approval of utilizing RCW 39.10.385 Alternative Subcontractor Selection Process, Absher will begin our outreach program of providing project information, specific to the process of selecting our Mechanical and Electrical subcontractor. That will include publishing a Notice of Intent no less than 14 days prior to conducting the required public hearing. We will advertise in the DJC and local paper supporting the local community of Elma as well providing notice via the following entities:**

- **Office of OMWBE**
- **City of Tacoma Minority Business Development Ctr.**
- **TABOR 100**
- **Northwest Minority Builders Alliance**
- **National Association of Minority Contractors – Washington Chapter**
- **Women’s Business Enterprise National Council**

**CAPITAL PROJECTS ADVISORY REVIEW BOARD**

**PROJECT REVIEW COMMITTEE**

**QUESTIONS RE: PROJECT APPLICATION**

Meeting Date: January 26, 2023

- **Northwest Minority Supplier Development Council**

**As part of the selection/evaluation for the MC/CM and EC/CM procurement, we will be asking those contractors to respond in the RFP solicitation with their planned outreach and inclusion efforts.**

**This will also afford us an opportunity to begin a soft introduction of the entire project to our small and diverse business partners as we work through preconstruction over the next year. This will influence our subcontracting plan and further small business outreach events (yet to be scheduled) as we work through design and work scopes to be publicly bid.**