

Project Review Committee (PRC)  
**GC/CM Project Evaluation Sheet**

Date: 09/28/2024  
 PRC Member: Lisa Corcoran  
 Public Agency: City of Vancouver Public Works  
 Project Name: Public Works Operations Campus  
 Requesting Alternative Subcontractor Selection? Yes Y No \_\_\_\_\_  
 Subcontractor/Subcontract Package(s): EC/CM and MC/CM

Approved Y  
 Denied \_\_\_\_\_  
 Approve ASSP (y/n) Y

**Project Evaluation Criteria  
 General Contractor/Construction Manager**

Determine that the Agency's proposed use of GC/CM on the project meets the requirements for alternative contracting procedures:

- A. Provides substantial fiscal benefit or traditional delivery method is not practical.
- B. Project meets qualifying criteria under RCW 39.10.340. Public bodies may utilize the GC/CM procedure for public works projects where at least one of the following is met: *(Pass if meets 1 of 6)*
  - 1. Implementation of the project involves complex scheduling, phasing, or coordination, or
  - 2. The project involves construction at an occupied facility which must continue to operate during construction; or
  - 3. The involvement of the GC/CM during the design stage is critical to the success of the project; or
  - 4. The project encompasses a complex or technical work environment; or
  - 5. The project requires specialized work on a building that has historic significance; or
  - 6. The project is, and the public body elects to procure the project as, a heavy civil construction project. However, no provision of this chapter pertaining to a heavy civil construction project applies unless the public body expressly elects to procure the project as a heavy civil construction project.
- C. Public Body has necessary experience or team: *(must meet all 6 to pass; 1 fail fails all)*
  - 1. Project delivery knowledge and experience
  - 2. Sufficient contract administration personnel with construction experience
  - 3. Written management plan with clear & logical lines of authority
  - 4. Necessary & appropriate funding and time to carry out the project
  - 5. Continuity of project management team with project type & scope experience
  - 6. Necessary and appropriate construction budget
- D. Public Body has resolved any audit findings relative to previous projects.

Pass	Fail
Y	
Y	
Y	
Y	
Y	
Y	
Y	
Y	
Y	
Y	
Y	
Y	
Y	
Y	

**Alternative Subcontractor Selection Process**

Determine that the Public Agency's proposed use of alternative subcontractor selection by the GC/CM on the project meets the requirements for alternative subcontracting procedures: *(must meet all 6 to pass; 1 fail fails all)*

- E. Public Benefit
  - a. Benefits of alternative subcontractor selection versus low bid selection
  - b. Process for determining if alternative subcontractor selection is in the best interest of the public
- F. Public Body Engagement/Knowledge
  - a. Participation in the alternative subcontractor selection process
  - b. Oversight of the GC/CM during the alternative subcontractor selection process
  - c. Knowledge of Public Body responsibilities
  - d. Knowledge of audit requirements

Pass	Fail
Y	
Y	
Y	
Y	
Y	
Y	
Y	

**Reason for Determination Observations/Concerns:**

\_\_\_\_\_  
 \_\_\_\_\_

  
 Signature

Project Review Committee (PRC)  
**GC/CM Project Evaluation Sheet**

Date: 09-27-24  
 PRC Member: Marvin Doster  
 Public Agency: City of Vancouver  
 Project Name: Public Works Operations Campus  
 Requesting Alternative Subcontractor Selection? Yes  No   
 Subcontractor/Subcontract Package(s): EG/CM & MC/CM

Approved   
 Denied   
 Approve ASSP (y/n)

**Project Evaluation Criteria  
 General Contractor/Construction Manager**

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  - 6. Necessary and appropriate construction budget
- D. Public Body has resolved any audit findings relative to previous projects.

Pass	Fail
X	
X	
	no
X	maybe
	no
	no
X	
X	
X	
X	
X	
X	

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Pass	Fail
X	
X	
X	
X	
X	
X	

**Reason for Determination Observations/Concerns:**

Project & team ~~are~~ meet the requirements of 39.10 and are well positioned for successful implementation

[Signature]  
 Signature

Project Review Committee (PRC)  
**GC/CM Project Evaluation Sheet**

Date: 9/27/2024  
 PRC Member: Tom Golden  
 Public Agency: City of Vancouver  
 Project Name: Public Works Operations Campus  
 Requesting Alternative Subcontractor Selection? Yes X No \_\_\_\_\_  
 Subcontractor/Subcontract Package(s): ECCM and MCCM

Approved X  
 Denied \_\_\_\_\_  
 Approve ASSP (y/n) Y

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 General Contractor/Construction Manager**

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Pass	Fail
<b>X</b>	
<b>X</b>	
x	
	x
x	
	x
	x
	x
<b>X</b>	
x	
x	
x	
x	
x	
<b>X</b>	

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Pass	Fail
<b>X</b>	
x	
x	
<b>X</b>	
x	
x	
x	
x	

**Reason for Determination Observations/Concerns:**

Length of project, phasing, site constraints, soil and infrastructure questions all lend themselves to GCCM delivery method.

  
 Signature

Project Review Committee (PRC)  
**GC/CM Project Evaluation Sheet**

Date: 9/27/24  
 PRC Member: Heather Munden  
 Public Agency: City of Vancouver  
 Project Name: Vancouver Public Works Operations Campus (VPOC)  
 Requesting Alternative Subcontractor Selection? Yes X No \_\_\_\_\_  
 Subcontractor/Subcontract Package(s): ECCM and MCCM

Approved X  
 Denied \_\_\_\_\_  
 Approve ASSP (y/n) Y

**Project Evaluation Criteria  
 General Contractor/Construction Manager**

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Pass	Fail
X	
X	
X	
X	
X	
X	
X	
X	
X	
X	
X	
X	

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Pass	Fail
X	
X	
X	
X	
X	
X	
X	

**Reason for Determination Observations/Concerns:**

Just a comment, subcontractor Outreach is a bit light, relying on JOC contractor outreach which is a separate contract from this potential GCCM.

Heather Munden  
 Signature

Project Review Committee (PRC)  
**GC/CM Project Evaluation Sheet**

Date: September 27, 2024

PRC Member: Jeannie Natta

Public Agency: City of Vancouver

Project Name: Vancouver Public Works Operations Campus

Requesting Alternative Subcontractor Selection? Yes x No \_\_\_\_\_

Subcontractor/Subcontract Package(s): Electrical and Mechanical

Approved X

Denied \_\_\_\_\_

Approve ASSP (y/n) X

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Pass	Fail
X	
X	
X	
X	
X	
X	
X	
X	
X	
X	
X	
X	

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  - d. Knowledge of audit requirements

Pass	Fail
X	
X	
X	
X	
X	
X	

**Reason for Determination Observations/Concerns:**

Clear presentation. The complexity of the phasing warrants alternative delivery method and the case for GCCM was well articulated.

**Jeannie Natta** Digitally signed by Jeannie Natta  
 DN: C=US, E=jnatta@ow.edu, O=LW Facilities,  
 OU="Project Delivery Group", CN=Jeannie Natta  
 Date: 2024.09.27 10:50:43-0700

Signature \_\_\_\_\_

**Project Review Committee (PRC)  
GC/CM Project Evaluation Sheet**

Date: September 27, 2024 Approved X  
 PRC Member: Catrina M. Patton Denied \_\_\_\_\_  
 Public Agency: City of Vancouver  
 Project Name: Vancouver Public Works Operations Campus Project.  
 Requesting Alternative Subcontractor Selection? Yes X No \_\_\_\_\_  
 Subcontractor/Subcontract Package(s): Mechanical / Plumbing / Electrical Approve ASSP (y/n) X

**Project Evaluation Criteria  
General Contractor/Construction Manager**

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  - 6. Necessary and appropriate construction budget
- D. Public Body has resolved any audit findings relative to previous projects.

	Pass	Fail
A	X	
B	X	
1	X	
2	X	
3	X	
4	X	
5	X	
6	X	
C	X	
1	X	
2	X	
3	X	
4	X	
5	X	
6	X	
D	X	

**Alternative Subcontractor Selection Process**

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  - c. Knowledge of Public Body responsibilities
  - d. Knowledge of audit requirements

	Pass	Fail
E	X	
a	X	
b	X	
F	X	
a	X	
b	X	
c	X	
d	X	

**Reason for Determination Observations/Concerns:**

Meets criteria for GC/CM.

Catrina M. Patton  
Signature

Project Review Committee (PRC)  
**GC/CM Project Evaluation Sheet**

Date: 9/27/2024  
 PRC Member: MIKE D SHINN  
 Public Agency: CITY OF VANCOUVER  
 Project Name: PUBLIC WORKS OPPS  
 Requesting Alternative Subcontractor Selection? Yes  No   
 Subcontractor/Subcontract Package(s): ELECTRICAL, MECH, PLUMBING

Approved   
 Denied   
 Approve ASSP (y/n)

**Project Evaluation Criteria  
 General Contractor/Construction Manager**

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- D. Public Body has resolved any audit findings relative to previous projects.

	Pass	Fail
A.	X	
B.	X	
1.	X	
2.	X	
3.	X	
4.	X	
5.	X	
6.	X	
C.	X	
1.	X	
2.	X	
3.	X	
4.	X	
5.	X	
6.	X	
D.	X	

**Alternative Subcontractor Selection Process**

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  - d. Knowledge of audit requirements

	Pass	Fail
E.	X	
a.	X	
b.	X	
F.	X	
a.	X	
b.	X	
c.	X	
d.	X	

**Reason for Determination Observations/Concerns:**

THE RIGHT BID PROCESS FOR PROJECT.

Mike D Shinn  
 Signature

Project Review Committee (PRC)  
**GC/CM Project Evaluation Sheet**

Date: 9/27/24  
 PRC Member: Kyle Twohig  
 Public Agency: City of Vancouver  
 Project Name: Vancouver Public Works Operations Campus Project  
 Requesting Alternative Subcontractor Selection? Yes x No \_\_\_\_\_  
 Subcontractor/Subcontract Package(s): Ec/Cm & Mc/Cm

Approved x  
 Denied \_\_\_\_\_  
 Approve ASSP (y/n) Y

**Project Evaluation Criteria  
 General Contractor/Construction Manager**

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Pass	Fail
X	
X	
X	
x	
X	
X	
X	
X	
X	
X	
X	
X	
X	

**Alternative Subcontractor Selection Process**


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Pass	Fail
X	
X	
X	
X	
X	
X	

**Reason for Determination Observations/Concerns:**

Gc/Cm early involvement will be very critical for a successful outcome. ASSP involvement should create opportunities and advantages with the various facilities.

 Digitally signed by Twohig, Kyle  
 Date: 2024.09.27 10:49:09-07'00'

Signature