



Legislation Text

File #: 21-0138, Version: 1

Item:

Approval of the Purchase of Goods contract(s) with various vendors for the Private Office, Conference and miscellaneous furnishings from the U.S. Communities/GSA and/or NC State Contracts Buying Programs for the Phases 3, 4 and 5 of the Durham County Administration Building 1 Renovation Project No.: 4730DC137

Date of BOCC Meeting: March 8, 2021

Request for Board Action:

The Board is requested to authorize the County Manager to enter into contracts with the following furniture suppliers for the purchase of furniture for renovations to the Durham County Administration Building 1 located at 200 East Main Street Durham, NC in the amount of \$408,558.77 plus owners contingency at \$40,855.88 and to execute any other related contracts, if necessary, not to exceed the budget of \$449,414.65 (See attachment 1, Pages 1- 45).

1) Carolina Business and Interiors:	\$155,702.02	(Private Offices, Guest Chairs)
2) Price Modern Carolinas:	\$172,713.97	(Ancillary- wastebaskets, containers, side chairs, etc.)
3) Office Revolution:	\$ 12,373.01	(Conference Tables)
4) Alfred Williams:	<u>\$ 67,769.77</u>	(Workstations, Monitor Arms)
Furniture Subtotal:	\$408,558.77	
Contingency (10%):	<u>\$ 40,855.77</u>	
Total:	\$449,414.65	

It was noted during the December 10, 2018 approval of the Capital Project Amendment and construction contract with Resolute Building Company for the Administration Building 1 Renovation that subsequent contracts will be brought to the BOCC for approval including individual office furnishings, conference tables and seating, storage components and etc. at a later date. The private office, conference, seating and other furnishings selected for the Administration Building 1 Renovation are like those used in the Administration Building II, with colors and details tailored to better align with the building's historic architecture. The furniture purchases for Phases 1 and 2 of the project were purchased under this program through an AAF approved by the BOCC at the January 27, 2020 meeting. The Engineering Department has reviewed the recommendations with DTW Architects & Planners, Ltd. and the Purchasing Department and recommends that the County proceed with the procurement of the items referenced in the attached proposals for Phases 3 through 5 of the project.

Many of the new furnishings have extensive lead times due to upholstering and fabrication which requires us to bring these contracts for approval timely in order to meet the anticipated occupancy schedule for the project. The renovation of the awarded Phases 3 through 5 of the project is expected to begin in late February 2021. Phase 3 involves the renovation of the Third Floor, to be occupied by the County Manager's Offices. Phase 4

involves the renovation of the Second Floor Main Building, to be occupied by the County Commissioners' Offices and the County Clerk's Offices in the space currently occupied by the County Manager. The space currently occupied by the County Attorney's Offices will become the new Innovation Center for use by all County departments. Occupancy of the above Phase 3 and 4 spaces are targeted for early August 2021. Phase 5, consisting of renovation of the Second Floor Annex, the Wellness Center, and the fifth-floor restrooms will take place within the following two months, completing the project in the October 2021 timeframe. A follow-on AAF will be submitted to address furniture and equipment required for outfitting the Wellness Center exam rooms. This AAF and associated contracts provide for the furniture for these floors, which are required to be in place prior to occupancy by staff. Funding for these contracts is available in the Durham County Administration Building 1 Renovation capital project account.

Alignment with Strategic Plan: This aligns with Goal 4 - Environmental Stewardship - through the improvement of the environmental performance of County buildings to reduce energy use and greenhouse gas emissions from the built environment. The consolidation of various departments in this facility also addresses Goal 5 by providing more efficient service delivery and better customer service.

Resource Persons: Peri Manns, ASLA, LEED GA, Deputy Director of Engineering and Environmental Services, James Faress, P.E., Senior Project Manager, Engineering Department; and Isabel Leon Villasmil, Assoc. IIDA, DTW Architects and Planners, Ltd.

County Manager's Recommendation: The County Manager recommends that the Board authorize the County Manager to enter into contracts with the furniture suppliers stated above for the purchase of furniture for renovations to the Durham County Administration Building 1 located at 200 East Main Street Durham, NC in the amount of \$408,558.77 plus owners contingency at \$40,855.88 and to execute any other related contracts, if necessary, not to exceed the budget of \$449,414.65 (See attachment 1, Pages 1- 45).

County Manager: _____