

DGS-30-456

(Rev. 10/18)

**Construction Management at Risk
Procurement Review Submittal Form****General Project Information**

Agency Name:	The College of William & Mary		
Is the agency a covered institution per §2.2-4379?			Yes
Project Name:	Memorial to the Enslaved		
Project Number:	204-80002		

Other Project Information

Advising A/E Name:	Henry V Dobson, Jr. P.E. (Van)	License Number:	057582
COV Sections: §2.2-4380.B.2, §2.2-4381.C.2			
Attach written determination for use of CM at Risk.			
COV Sections: §2.2-4380.C.2, §2.2-4380.B.1; §2.2-4381.D.2, §2.2-4381.C.1			
Is the procurement process proposed a two-step process?			Yes
COV Sections: §2.2-4380.C.2, §2.2-4380.B.7; §2.2-4381.D.2, §2.2-4381.C.7			

Agency Reasons for Use of CM at Risk

Construction Cost (COV Sections: §2.2-4381.B.1, §2.2-4380.C.3, §2.2-4381.D.3)	No
Building Use (COV Sections: §2.2-4381.B.1, §2.2-4380.C.3, §2.2-4381.D.3)	No
Project Timeline (COV Sections: §2.2-4381.B.1, §2.2-4380.C.3, §2.2-4381.D.3)	No
Need for Project Phasing (COV Sections: §2.2-4380.C.5, §2.2-4381.D.5)	No
Project Complexity (COV Sections: §2.2-4381.B.1, §2.2-4380.C.4, §2.2-4381.D.4)	Yes
Value Eng. and/or Constructability Analysis Concurrent with Design (COV Sections: §2.2-4381.A)	Yes
Need for Quality Control/Vendor Prequalification (COV Sections: §2.2-4380.C.5, §2.2-4381.D.5)	Yes
Need for Cost/Design Control (COV Sections: §2.2-4380.C.5, §2.2-4381.D.5)	Yes

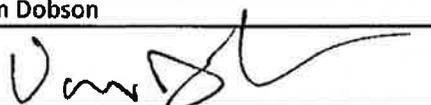
Supporting Information for Procurement Method Selection

Project Use (i.e. lab, classroom, office, etc.): (COV Sections: §2.2-4380.C.3; §2.2-4381.D.3)				
This projects constructs a public memorial to persons enslaved by William & Mary. The project is located in a prominent space on the campus. It will serve a public observation and gathering place to honor and reflect upon persons enslaved by William & Mary.				
Construction Cost:	\$2.5M	(COV Sections: §2.2-4380.C.3; §2.2-4381.D.3)		
Project schedule: (COV Sections: §2.2-	Design Start Date	1/31/2020	Design Compl. Date	7/31/2020
	Const. Start Date	TBD	Const. Compl. Date	TBD

4380.C.3; §2.2-4381.D.3) Attach bar chart schedule to illustrate fast tracking or other schedule complexities.
(COV Sections: §2.2-4380.C.3, §2.2-4380.C.4; §2.2-4381.D.3, §2.2-4381.D.4)

Additional description to highlight key attributes that affect the project complexity, need for value engineering/constructability analysis, quality control/vendor prequalification, and cost/design control as indicated by "Yes" answers above:

This project is a "one of a kind" structure. The concept design was selected from a worldwide competition to create a physical memorial to persons enslaved by William & Mary. The selected concept resembles a hearth. It is a concrete and masonry structure approximately 50'L x 16'W x 20'H. It has unique curved sections "carved" within the structure. The design and construction quality must ensure a lifespan of hundreds of years. CM@Risk is recommended for the following reasons: (1) Certain aspects of the construction are atypical and require collaboration with the designer to ensure the specified methods are feasible; (2) there are several general approaches to successfully constructing this monument - monolithic concrete core, hollow concrete core with fill, structural steel frame, etc. The expertise of a qualified CM is critical to the designer's analysis of the construction method; (3) this monument will be seen by many millions of people over many years. It must be built properly with the utmost quality. Use of the approved selection process for a CM is the best approach to ensure a qualified, capable builder; (4) project will be a combination of university and donor funds therefore cost control throughout design and during construction is paramount; (5) structure is located in the most prominent and historically significant area of campus – any type of contract dispute that leads to delays or unfinished work will have broad negative impact of the university

Submitted by: Van Dobson Date: 2/27/2020
Signature: 
Title: Associate VP for Facilities Management
(Agency Head or Authorized Representative)

For DGS Use Only

Based upon the information provided by the Agency, the use of Construction Management at Risk
IS NOT recommended for this project.

Recommended by:  3/2/2020
W. Michael Coppa, RA
Director, Division of Engineering and Buildings