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PROPOSAL

CONSTRUCTION MANAGEMENT AT-RISK SERVICES FOR City of Venice Public Safety Facility RFQ #3079-18

City of Venice, Florida
Venice, Florida

March 2, 2018

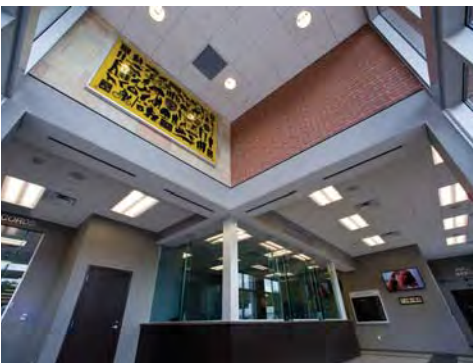


TABLE OF CONTENTS

SECTION 1

- › Letter of Interest

SECTION 2

- › Project Team's Qualifications and Key Personnel Experience

SECTION 3

- › Project Team Experience/References

SECTION 4

- › Ability to Perform Services

SECTION 5

- › Additional Considerations

SECTION 6

- › Required Forms, Certificate of Insurance, Certifications
 - Qualifications Statement
 - Local Preference Worksheet
 - Project Team Form
 - Public Entity Crimes Form
 - Drug Free Workplace Form
 - Indemnification/Hold Harmless Statement
 - Certification Regarding Debarments, Suspension, Ineligibility and Voluntary Exclusion
 - Conflict of Interest, and Litigation Statement
 - Non-Collusion Affidavit
 - Certificate of Insurance
 - State of Florida Certified General Contractors License
 - Sarasota County Registration

LETTER OF INTEREST



March 2, 2018

Peter Boers, Purchasing Manager
City of Venice
Procurement- Finance Department
401 W. Venice Avenue – Purchasing - Room 204
Venice, FL 34285

RE: Construction Management at-Risk services for City of Venice Public Safety Facility

Dear Mr. Boers,

We are pleased to present Gilbane Building Company's qualifications as Construction Manager for the new Public Safety Complex for the City of Venice.

Included in our submission as required, is documentation that confirms that Gilbane is a Certified General Contractor (CGC) licensed in the State of Florida, and a General Contractor, Class 'A' (Sarasota County). We have successfully completed multiple public safety projects as CM at Risk projects over the past ten years of similar size and complexity.

Gilbane has a long-standing relationship with your selected architect Dewberry. Over the last 50 years Gilbane and Dewberry have completed in excess of three billion dollars of construction together. We are currently actively working with their teams representing the School Board of New Haven, CT and have recently completed the new DeKalb County Jail.

Our team has been actively following the Public Safety Project over the past few years and understands the important schedule restraints related to the project funding. We are prepared to work with the City of Venice and Dewberry to ensure that the project completed within the required time frame.

Gilbane has been active in the Venice area for many years; our teams managed the reconstruction of Venice High School and the New Joint Use Venice Performing Arts Center with the School District and City of Venice staff, and have been recently selected as the construction manager at risk on the Sarasota Memorial Hospital Campus planned on Laurel Road in the City of Venice. We understand the requirements needed to permit and build facilities in the City of Venice.

At Gilbane, we believe that if we work in a community, we need to be actively involved in making each community a better place to live. Our teams are working with community organizations such as the Venice High School Ace Mentor Program, Venice Challenger Baseball, The Suncoast Foundation, and the Boys and Girls Club in Venice to help these local organizations fulfill their mission. We have included information related to our work with these organizations in the additional considerations section of our response.

Thank you for the opportunity to present our credentials, we look forward to the opportunity to be able to present to your committee on this exciting project!

Sincerely,

Timothy D. Hensey
Vice President - Gilbane Building Company

GILBANE CORE VALUES:

INTEGRITY

TOUGHMINDEDNESS

TEAMWORK

DEDICATION TO
EXCELLENCE

LOYALTY

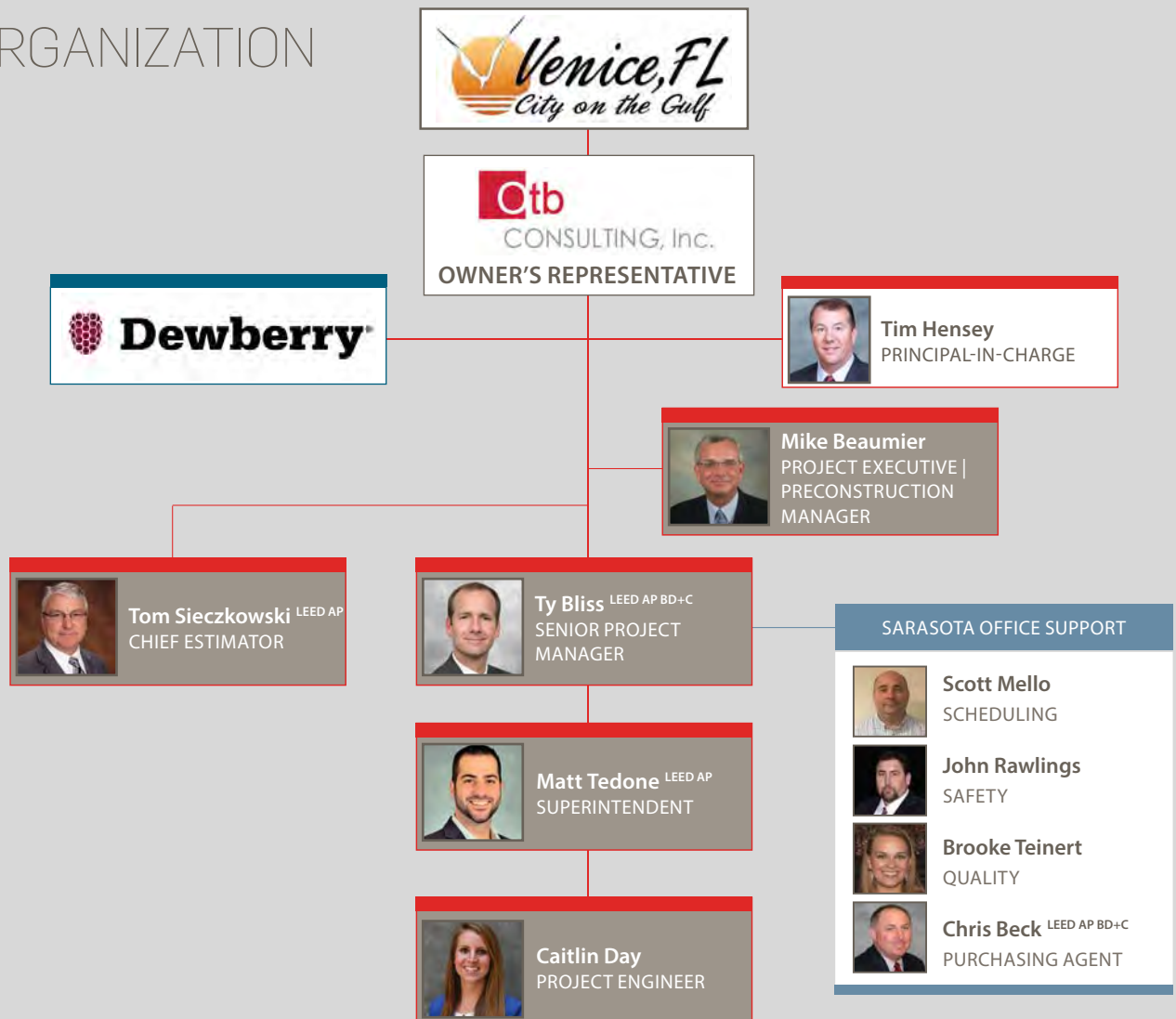
DISCIPLINE

CARING

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This section requires that the project team organizational chart, resumes and key personnel experience make the lines of communication and responsibility very clear as well as who the Client Manager is. Maximum points will be given to key personnel experience that is relevant to projects with governments of similar size to the City of Venice. In addition, higher value will be given to a team that includes key personnel experience demonstrating the capability to perform all or most aspects of the project, and recent experience in Public Safety Facility projects comparable to the proposed task. The quality of projects previously undertaken, and capability to complete projects on budget will also be considered.

ORGANIZATION



Our team's synergy is founded in our core values and through our collective performance on each job.

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Tim Hensey

VICE PRESIDENT, PRINCIPAL-IN-CHARGE

Tim has more than 42 years experience in the construction industry, and extensive annual/continuing contract experience. Mr. Hensey is a seasoned veteran in the construction industry and has broad multi-sector and geographic experience throughout the State of Florida. As Vice President of Gilbane, Tim will utilize the full resources of the company to deliver you the team and resources required to exceed your expectations. In his role as principal-in-charge, Tim will maintain overall responsibility and accountability for the successful delivery of this project and set the standard of excellence. Tim will also ensure that the City of Venice Public Safety Facility maintains the schedule and remains within the established budget.



QUALIFICATIONS | EDUCATION

- › Began Construction Career in 1976
- › Joined Gilbane in 1981
- › MBC/Building Construction/ University of Florida
- › BBA/Finance/Auburn University
- › Babson - Gilbane Leadership Program

LICENSES | CERTIFICATIONS

- › OSHA 30 Hour Trained

PRESENT OFFICE LOCATION

- › Sarasota



Sarasota Memorial Hospital Laurel Road Acute Care Campus - Venice, FL

Construction management services for master planning and development of a 65-acre site in Venice, Florida to expand the services of SMH to the City of Venice. The new hospital campus will include a 90 bed, acute care hospital consisting of: 80 adult medical/surgical beds and 10 obstetric (LDRP) beds. The new hospital facility will also include a 20-bed observation unit and 25 emergency care treatment rooms. The hospital facility will also include a 600 car parking deck, surface parking for approximately 1,050 vehicles, an approximately 25,000 square foot energy plant.

GSA Fort Pierce Federal U.S. Courthouse and Garage - Fort Pierce, FL

The five-story Federal Courthouse was constructed with cast-in-place concrete and masonry infill with high-end interior and exterior finishes. The interior spaces included courtrooms, bankruptcy court, public defender, grand jury, and the clerk of court offices with two areas of underground monitored, secure parking provided for authorized personnel only. The building feature U.S. Marshals Service and a sallyport entrance.

Sarasota County School Board Venice High School, Phase 2, Administration, Gymnasium and Performing Arts - Venice, FL

Gilbane provided construction management services for the complete rebuilding of the 1950's era campus. Construction took place while classes were in session as well as over summer breaks and school holidays. This portion of the project scope of work (Phase 2) included new administration, gymnasium and performing arts buildings.

Sarasota County School Board Venice High School Phase 1 Classroom, Cafeteria and Energy Plant - Venice, FL

Gilbane provided construction management services for the complete rebuilding of the 1950's era campus. Construction took place while classes were in session as well as over summer breaks and school holidays.

Sarasota Memorial Hospital Parking Garage- Sarasota, FL

Tim served as principal in charge for the seven-story pre-cast parking garage which installed more than 500 auger cast piles. The design consisted of three passenger elevators, three stair towers and a Police substation located on the first floor.

City of North Port Fleet Maintenance - North Port, FL

Gilbane provided design-build services for the Fleet Maintenance facility which included 12 work bays and the ability to add six more work bays in the future. The main function of the facility was to service a variety of vehicles ranging from garbage and dump trucks, tractors, city vehicles and lawn equipment. Also included in the scope of work was the installation of solar panels for domestic hot water heating.

Selby Public Library - Sarasota, FL

Selby Public Library is a state-of-the art, two-story, 73,000 SF library facility in downtown Sarasota. This two-story main library includes central circulation, all automated library services, youth and teen program room, media, "Friends of the Library" bookstore, training, conference rooms, and quiet study rooms.

RELEVANT EXPERIENCE

CM
at-Risk



Michael Beaumier

PROJECT EXECUTIVE | PRECONSTRUCTION MANAGER

Mike is a 32-year construction veteran with extensive experience serving as project executive during preconstruction, procurement, GMP development, and construction phase activities. As project executive, Mike will provide the leadership to ensure a collaborative team approach with the City of Venice, Venice Police Department and Dewberry to ensure all parties are working toward common goals and objectives. Mike is accountable for the overall management and administration of the project from contract award through final acceptance and occupancy of the project. He is responsible to direct and implement activities necessary to achieve the City of Venice's goals on the Public Safety Facility project. Mike will provide continuity between the preconstruction and construction phases of this project. He will ensure that the project is properly staffed and will serve as client advocate among the project team, the design team, and subcontractors.



QUALIFICATIONS | EDUCATION

- › Began Construction Career in 1986
- › Joined Gilbane in 2011

LICENSES | CERTIFICATIONS

- › State of Florida Certified General Contractor
- › CPR/AED & First Aid Trained
- › OSHA 30 Hour Trained

PRESENT OFFICE LOCATION

- › Sarasota



City of Sebastian Police Department and 911 Call Center - Sebastian, FL

The new 8,700 SF police station, is designed in a Spanish Mission and Florida Vernacular style, that relates to the architectural style of the existing adjacent historic school and City Hall. Construction management at risk services were provided as part of the design and construction of the one story addition and renovation of the 24/7 Emergency Operations Command and 911 Call Center, for telecommunications and emergency operations support function through a dedicated communications tower adjacent to the facility. The communications room houses radio transmitters, radio control modules and communication support equipment. The emergency operations center acts as an incident command center provided with a dedicated operations room to coordinate major events and events that happen with little or no warning. The facility is designed for sustainability and survivability to withstand 200 M.P.H. wind speed and remain operational during all-hazard and/or storm events. The station also has a gym/exercise room, a training room, and a briefing room which also includes porch and courtyard amenities.

City of Palm Beach Gardens Police Facility and Municipal Complex - Palm Beach Gardens, FL

Mike was the Project Executive for this 55 acre City of Palm Beach Gardens Police Facility and Municipal Complex. Palm Beach Garden had a voter referendum in to secure the funds for the project, and provided funding for the development which includes recreation facilities, a City Center, Municipal Services Building, as well as a new Police Station and improvements to an existing Fire Station. The completed project was phased to implement the master plan over a two-year construction period. The first activity was construction of new access roads, parking and two quadraplex baseball complex during the six-month league off-season. Next the new Municipal Building and Police Facility were built around the existing City Hall for continuous operations. The final phase demolished the existing City Hall to create the City Center Plaza that is extensively used for community events.

City of Sarasota - Palm Avenue Parking Garage - Sarasota, FL

This 298,244 SF parking garage project for the City of Sarasota was built with Federal build America Bonds issued by the City of Sarasota. The Project consisted of a six-story, cast in place parking garage, and 10,000 sf of 1st floor retail. The parking garage achieved LEED Gold Certification and includes a high-efficiency photovoltaic (PV) array for generation of electricity and electric car chargers.

Bachelor Enlisted Quarters (BEQ) - Albany, GA

New 200-bed Bachelor Enlisted Quarters (BEQ) Marine Corp Logistics Base. Commissioned by the Naval Facilities Engineering Command, the 63,062 SF building houses BEQ and non-commissioned officer (NCO) bunk, laundry facilities, a kitchen, a barracks office, common space recreation areas, BBQ areas, covered bicycle storage and exterior wash down areas. The project achieved LEED New Construction Gold certification.

RELEVANT EXPERIENCE

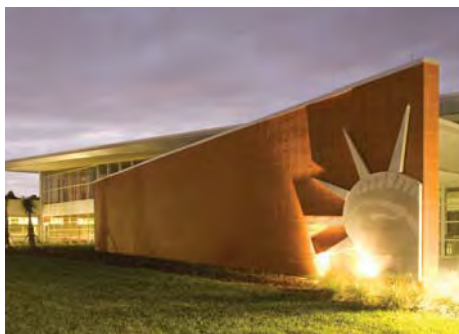
CM
at-Risk



Ty Bliss LEED AP BD+C

SENIOR PROJECT MANAGER

Ty will ensure the Public Safety Facility project is managed efficiently and that all schedule, budget, safety, programming, and quality goals are achieved. Ty will ensure that all project challenges are appropriately identified and mitigation plans in place to ensure on-time completion and that all planning is completed with exacting and detailed precision, ultimately leading to a seamless execution with no surprises. Ty will provide the City of Venice, Venice Police Department, and Dewberry with regular project status reports and will serve as the primary point of contact during construction for all team members, local building officials, and the subcontractor community. Ty has a strong background in Police and Municipal projects and will enforce quality and safety standards while maintaining a safe, clean, and organized project site. He is a highly motivated individual with a keen eye for quality, and the ability to convey these qualities to owners and design professionals.



Gainesville Police Department Headquarters and Training Facility, Gainesville, FL

Construction of a new operations center and training facility at the existing site in downtown Gainesville consisting of 40,305 SF. The new facility will replace the existing building and include renovations of the existing training facility. The project required close coordination with Police Department staff to keep all services operational while working around the existing police administration and evidence building and relocating the forensics trailer into the new facility.

General Services Administration Citizens and Immigration Building, Orlando, FL

New construction of a 43,500 SF office building which contains public entry, waiting areas and processing for the Department of Citizenship & Immigration. The building includes administrative offices, consulting office spaces, open floor plan processing areas, a ceremony room, secure mail room and staff areas. The exterior facade is stucco on masonry with a considerable blast-rated curtain wall throughout the exterior. The project has achieved LEED Gold certification.

Savannah Central Municipal Police Department Precinct, Savannah, GA

Design-build services for 16,000 SF of new construction for Savannah-Chatham Metropolitan Police Department (SCMPD) and shall function as a Police Precinct located in Chatham County. The building is intended to be a signature public safety complex for the department while being welcoming and visually compatible within the historic context of Savannah, focusing on pedestrian and bicycle friendly contemporary design featuring ease of access and circulation within the structure.

Gainesville Fire Station Number One - Gainesville, FL

Gilbane is providing construction management at-risk services for the Gainesville Florida Fire and Rescue department. As a replacement facility, the fire station will be built on a recently acquired piece of land. The fire station is designed as a hardened structure and includes living quarters, a commercially equipped kitchen, dayroom, male and female restroom/shower facilities, sleeping quarters, a classroom, fitness room, and offices.

Palm Coast City Hall, Palm Coast, FL

This project consisted of a two-story City Hall building located in Central Park. The new City Hall building houses offices for the city's City Manager, building/planning department, code enforcement, engineering, IT, customer service, human resources, financing and accounting. The building structure is comprised of tilt-up concrete walls, structural steel framing, joists and metal deck, TPO roofing and aluminum storefront windows and entrances.



QUALIFICATIONS | EDUCATION

- > Began Construction Career in 1995
- > Joined Gilbane in 2006
- > BS/Building Construction/ University of Florida

LICENSES | CERTIFICATIONS

- > LEED Accredited Professional BD+C
- > OSHA 30 Hour Trained
- > CPR/AED & First Aid Trained
- > Construction Quality Management for Contractors (CQM-C) Certified

PRESENT OFFICE LOCATION

- > Gainesville

RELEVANT EXPERIENCE

CM
at-Risk



Matt Tedone LEED AP SUPERINTENDENT

As superintendent, Matt will prepare the site utilization and logistics planning, traffic flow, and parking plans to determine the most efficient use of the site and will control the project in the field. During construction, he will provide direct daily oversight of safety, site utilization, and quality by overseeing mock-ups, first-delivery inspections, and benchmarking of new construction activities. Matt began his construction career as a tradesman in the roofing and carpentry fields. He will conduct regularly scheduled job meetings for on-site personnel and assists with maintaining daily progress reports for subcontractors in terms of attaining schedule milestones and adhering to safety and quality programs. He will also ensure that field trades are well-coordinated and are working efficiently and safely on the project site.



QUALIFICATIONS | EDUCATION

- > Began Construction Career in 2007
- > Joined Gilbane in 2008

LICENSES | CERTIFICATIONS

- > LEED Accredited Professional
- > Safety Trained Supervisor (STSC) - Construction
- > CPR/AED & First Aid Trained
- > OSHA 30 Hour Trained

PRESENT OFFICE LOCATION

- > Sarasota



Hartford Public Safety Complex - Hartford, CT

Ground up renovation of an 1840 vintage building. The original exterior walls are the only element to remain. The new 103,000 SF addition connect to the existing renovated building as one complete building totaling 154,000 SF. To accommodate parking, a one deck parking structure is also connected to the facility. The new Public Safety Complex houses the Headquarters for the Hartford Police Department and Hartford Fire Department.

Sarasota Memorial Hospital Laurel Road Acute Care Campus - Venice, FL

Construction management services for master planning and development of a 65-acre site in Venice, Florida to expand the services of SMH to the City of Venice. The new hospital campus will include a 90 bed, acute care hospital consisting of: 80 adult medical/surgical beds and 10 obstetric (LDRP) beds. The new hospital facility will also include a 20-bed observation unit and 25 emergency care treatment rooms. The hospital facility will also include a 600 car parking deck, surface parking for approximately 1,050 vehicles, an approximately 25,000 square foot energy plant.

Mohegan Tribal Community and Government Center - Uncasville, CT

Gilbane provided CM at-Risk services for the construction of a 165,000 SF building composed of offices, a tribal court, and a 27,000 SF training facility for the community. The building houses the Mohegan tribe's government employees and offices. The community center included a multi-purpose gymnasium, an archeology center, arts and crafts spaces for adults and children, and a teen lounge. The project also included a half mile extension of Crow Hill Road and approximately 13 acres of site development.

Confidential Medical Manufacturing Client - Daytona Beach, FL

Gilbane is providing construction management services for the central energy plant addition and renovations to support the FDA regulated process of manufacturing of IV solution bags. The bags produced at this facility are formulated to strict regulations to contain no latex, PVC or DEHP and will be used to deliver a variety of solutions such as saline, dextrose, electrolytes, potassium chloride, blood plasma volume, and various ready-to-use and pre-mixed drugs.

Waterbury Career Academy High School - Waterbury, CT

Gilbane provided CM at-Risk services on the new five-level Career Academy High School that accommodates 800 students. In addition to a general high school curriculum, the facility provides a focused education in four technical areas: engineering, technology, computer systems, and human services. The school was designed in accordance with Connecticut's High Performance Building standards and was built to LEED Gold equivalent standards.

RELEVANT EXPERIENCE

CM
at-Risk



Tom Sieczkowski LEED AP

CHIEF ESTIMATOR

Tom Sieczkowski will work closely with the City of Venice, Venice Police Department, the Dewberry, Gilbane team members, and other key stakeholders to generate critical cost estimating, value analysis, and constructability information at regular intervals, keeping the project on track. Tom will coordinate a team of in-house civil, structural, architectural, mechanical, fire protection/plumbing and electrical estimators to develop various estimates. He will support subcontractor qualification, bidding, bid scope reviews, and lead the development of a GMP within the project's budget. He will maintain an estimate trending log to track changes that occur between formal estimate deliverables. Estimates and detailed take-offs will be presented to the City of Venice, and primary stakeholders at the appropriate intervals. Tom will also facilitate the value management process and constructability reviews.



City of Riviera Beach, Police, Fire and Public Works Complex - Riviera Beach, FL

Tom served as chief estimator for the continued services contract for the public services complex.

Sarasota Memorial Hospital Laurel Road Acute Care Campus - Venice, FL

Construction management services for master planning and development of a 65-acre site in Venice, Florida to expand the services of SMH to the City of Venice. The new hospital campus will include a 90 bed, acute care hospital consisting of: 80 adult medical/surgical beds and 10 obstetric (LDRP) beds. The new hospital facility will also include a 20-bed observation unit and 25 emergency care treatment rooms. The hospital facility will also include a 600 car parking deck, surface parking for approximately 1,050 vehicles, an approximately 25,000 square foot energy plant.

City of Fort Myers Fire Station 1 - Fort Myers, FL

Gilbane provided construction management services for the new, 32,000 SF, three-story fire station and administration building. The project included operations area, crew quarters, fleet fueling, meeting and training spaces, fire administration and fire prevention spaces.

General Services Administration (GSA) New Federal Building - San Juan, PR

New five-story, high-performance green building in Puerto Rico. The project housed a 211-car parking structure and child care center that was part of the existing 27-acre federal campus located in the Halo Rey area of San Juan. The facilities were energy-efficient and targeted a minimum LEED BD+C Silver certification from the U.S. Green Building Council.

New York Office of General Services (OGS) Renovations/Upgrades for Correctional Facilities

New construction, renovations and expansions, that encompassed various project types such as correctional facilities, parking garages, hospitals, office/administrative buildings, and historic renovations/restorations. The following correctional facilities were involved in this extensive renovation program for OGS:

- > Fishkill Correctional Psychiatric Ctr., \$10M - Beacon, NY
- > Altona Correctional Facility - Altona, NY
- > Mid Orange Correctional Facility - Mid Orange, NY
- > Clinton Correctional Facility, \$20M - Dannemora, NY
- > Sing Sing Correctional Facility, \$30M - Ossining, NY
- > Malone Correctional Facility, \$5M - Malone, NY
- > Eastern New York Correctional Facility - Napanoch, NY
- > Elmira Correctional Facility - Elmira, NY
- > Bedford Hills Correctional Facility - Bedford Hills, NY
- > Marcy Correctional Facility - Marcy, NY
- > Ella McQueen Juvenile Residential Center, \$10 million - Brooklyn, NY
- > Wallkill Correctional Facility, \$3M - Wallkill, NY



QUALIFICATIONS | EDUCATION

- > Began Construction Career in 1982
- > Joined Gilbane in 2004
- > BS/Construction Management/Colorado State University

LICENSES | CERTIFICATIONS

- > LEED Accredited Professional
- > OSHA 30 Hour Trained
- > American Society of Professional Estimators

PRESENT OFFICE LOCATION

- > Sarasota

RELEVANT EXPERIENCE

CM
at-Risk



Chris Beck LEED AP BD+C**PURCHASING AGENT**

With over 38 years of purchasing experience, Chris will successfully manage the procurement process by working collaboratively with the field team to align scopes of work with bid specifications and leading the trade contractor prequalification process. He will also be responsible for establishing and maintaining subcontractor relations to ensure adequate resources for the project and to continually improve pricing and quality of work, while meeting project goals for local and MWBE participation. He oversees the prequalification process, ensuring that all bidders have the financial, insurance, manpower, and safety qualifications to perform. Chris' thorough knowledge of the bid solicitation process, negotiation, and awarding of contracts is a tremendous asset to our clients – getting projects off to a quick start and avoiding delays.

**QUALIFICATIONS | EDUCATION**

- > Began Construction Career in 1978
- > Joined Gilbane in 1981
- > BS/Political Science/Boston University

LICENSES | CERTIFICATIONS

- > LEED Accredited Professional BD+C
- > CPR/AED & First Aid Trained
- > OSHA 30 Hour Trained

**City of Phoenix Black Mountain Police Precinct - Phoenix, AZ**

25,723 SF police precinct station and a 4,500 SF maintenance building in the City's rapidly growing northeastern Cave Creek community. The facility was a reuse of a design used on several other stations built by Gilbane in Phoenix.

City of Phoenix Mountain View Police Precinct - Phoenix, AZ

Gilbane provided construction management services for a new 25,884 SF City of Phoenix police precinct station. The station was built on a 12-acre site and includes space for all police precinct operations. The building contains nine holding cells, a three-bay shooting range, locker rooms, equipment and evidence storage and a public meeting space.

City of Phoenix Police Department Crime Laboratory - Phoenix, AZ

Gilbane provided CM at Risk services for a three-story forensics laboratory building including a below-grade parking structure and landscaped public plaza. The 104,000 SF facility includes specialized labs for various types of evidence analysis including toxicology, firearms, trace, latent prints, controlled substances, forensics DNA, and question documents. The 24/7 facility consists of a crime scene response unit, chemical and evidence storage areas, vehicle inspection labs, and firearms testing range.

Gainesville Fire Station Number One - Gainesville, FL

Gilbane provided construction management at-risk services for the Gainesville Florida Fire and Rescue department. The fire station was built as a replacement facility for the existing structure. The station is designed as a hardened structure and includes living quarters, a commercially equipped kitchen, dayroom, male and female restroom/shower facilities, sleeping quarters, a classroom, fitness room, and offices.

City of Fort Myers Fire Station 1 - Fort Myers, FL

Gilbane provided construction management services for the new, 32,000 SF, three-story fire station and administration building. The project included operations area, crew quarters, fleet fueling, meeting and training spaces, fire administration and fire prevention spaces.

GSA Bakersfield United States Federal Courthouse, Bakersfield, CA

This 33,500 SF federal courthouse, which recently won the Design and Construction Excellence in Public Buildings award, houses one magistrate court, chamber district clerk's office, U.S. Marshals Service, U.S. Pretrial Services and U.S. Probation. Additionally, this facility features holding cells, magistrate judge chambers, courtrooms, jury assembly areas and an expansive court library. Earned LEED v3 Silver certification.

RELEVANT EXPERIENCE

CM
at-Risk



3

This section of the RFQ deals with relevant and related experience and qualifications. Maximum points will be given to projects where the related experience and qualifications of the firm correlates directly with the project team members per the organizational chart and their resumes. In addition, higher value will be given to work performed for governments of a similar size to the City of Venice. Recent work experience will be weighted more heavily than historical experience. The team's reputation for professional integrity and competence will also be considered.

Provide a specific reference for contact by the City that can attest to the work performed by the consulting team member. One should anticipate that these references will be called and that the responses to these references will affect the awarding of points in this category.

LESSONS LEARNED AND BEST PRACTICES FOR POLICE AND PUBLIC SAFETY FACILITIES

The volume of our team's local and national experience in the public safety market, more specifically with police facilities, has resulted in the valuable accumulation of lessons learned and best practices. What differentiates us from other teams is how we have been able to collect this information and electronically catalogue it to it can be easily accessed by our staff and used to add value to our customers.

The Venice Public Safety Facility will require specialized planning and design that incorporates many of the following principles that are different from typical construction projects:

- › Include the community's knowledge and input to build support for the project. Community workshops are important components of this process.
- › Maximize efficiency of operations in the overall layout.
- › Include separate and distinct zones for law enforcement training staff and leadership, law enforcement trainees, and civilian visitors.
- › Flexibility is highly important in long-range planning and design for public safety facilities, including expansion for future phases. Facilities must be structured to incorporate changes in technology and future trends in public safety practices.
- › These facilities are planned for ample spaces training set-up and animal, vehicle, equipment and apparatus staging, as well as areas for breaks from exercise for the staff during downtime or inclement weather.
- › Critical building systems are designed for redundancy and continuous operations.
- › Communication and security systems are an integral part of the design from the very beginning. This facility will need to be secure to keep inquisitive neighbors from accessing what could be a very dangerous environment to an untrained civilian.
- › Technology integration is essential as the deployment is pervasive throughout the facility.



Keeping everyone safe

There are many moving pieces that need to be considered when it comes to the construction of criminal justice facilities, but safety and security are critical. This includes not only the safety of the construction team, but also public employees, stakeholders, community members and facility users. We utilize proven procedures to maintain security including personnel background checks, access control badging, and we always conduct a full sweep on the facility prior to turnover.



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EXPERIENCE WITH DEWBERRY

Gilbane has a long-standing relationship with your selected architect Dewberry. Over the last 50 years Gilbane and Dewberry have completed in excess of three billion dollars of construction together. We are currently actively involved working with their teams representing the School Board of New Haven, CT and recently completed the new DeKalb County Jail. Additionally, project manager Ty Bliss and project superintendent Matt Tedone have both been involved on projects in which Dewberry was the primary architect for the University of North Florida Student Wellness and Sports Education Center and the New Haven Schools Capital Program.

A listing of our projects with Dewberry is included below.

Prince William County Public Safety Training Complex - Prince William County, VA | \$8,000,000 | 60,000 SF

Prince William County Bull Run Library and Police/Fire Training Facility - Prince William County, VA | \$10,000,000 | 85,000 SF

DeKalb County Courthouse -Sycamore, IL | \$13,500,000 | 37,000 SF

DeKalb County Jail -Sycamore, IL | \$34,800,000 | 77,500 SF

General Services Administration (GSA) Major General Emmett J. Bean Center - Indianapolis, IN | \$28,000,000 | 281,000 SF

University of North Florida Student Wellness and Sports Education Center - Jacksonville, FL | \$12,700,000 | 72,600 SF

University of Illinois at Champaign Business Instructional Facility - Champaign-Urbana, IL | \$45,000,000 | 165,000 SF

Case Western Reserve University West Quad Demolition and Renovation - Cleveland, OH | \$15,000,000 | 800,000 SF

Fort Belvoir Community Hospital - Fort Belvoir, VA | \$953,000,000 | 1,275,000 SF

New Haven Schools Capital Program - New Haven, CT | \$1,600,000,000 | 4,200,000 SF

New Haven Schools Aquaculture/Sound School - New Haven, CT | \$28,000,000 | 78,000 SF

U. S. Postal Service Construction Support Contract - Various Locations, US | \$585,000,000 | 6,818,000 SF

U. S. Postal Service Office - Norman, OK | \$30,400,000 | 291,000 SF

Matteson Public Library Addition and Renovation - Matteson, IL | \$4,000,000 | 28,000 SF

Martin Luther King, Jr. Library - San Jose, CA | \$5,000,000 | 20,000 SF

Kendall Demonstration Elementary School Gallaudet College - Washington, DC | \$17,000,000 | 230,000 SF

Nabisco Baking Company New Quality Control Laboratory - Henrico County, VA | \$1,000,000 | 10,000 SF



Gilbane's experience with
Dewberry Architects includes

18 PROJECTS totaling **\$3.4** BILLION



DeKalb County Courthouse - Sycamore, IL



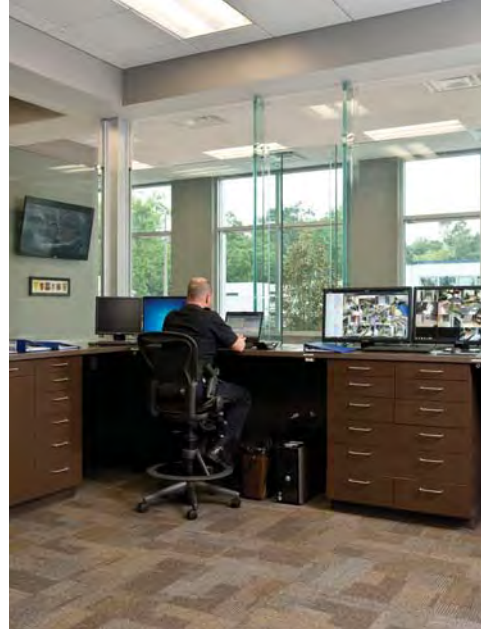
UNF Student Wellness and Sports Education Center - Jacksonville, FL

SIMILAR PROJECT EXPERIENCE



We have extensive expertise in the unique requirements of police and public safety facilities including high-level security, safety, and advanced technologies. Gilbane uses Lean processes for planning and executing work, resulting in an impeccable record of delivering projects on or ahead of schedule and with the highest safety standards. We work collaboratively with our clients and design teams to achieve their vision.

RELEVANT EXPERIENCE	KEY ELEMENTS								
	CM Construction Management	 New Construction	 Police Department	 Public Safety Building	 Education/Training Facility	 Fast-Track Schedule	 Diverse End-User Groups	 Completed On Schedule	 Completed On Budget
Gainesville Police Department Headquarters and Training Facility Gainesville, Florida	Design-Build Delivery	✓	✓	✓	✓	✓	✓	✓	✓
City of Rock Island New Police Station Rock Island, Illinois	✓	✓	✓	✓	✓	✓	✓	✓	✓
Hartford Public Safety Complex Hartford, Connecticut	✓	✓	✓	✓	✓	✓	✓	✓	✓
Village of Oswego, Police Station Oswego, Illinois	✓	✓	✓	✓	✓		✓	✓	✓
City of Phoenix, Black Mountain Police Precinct Phoenix, Arizona	Design-Build Delivery	✓	✓	✓	✓	✓	✓	✓	✓
San Jose Police, Southside Substation San Jose, California	✓	✓	✓	✓	✓		✓	✓	✓
City of Houston Police Department, SWAT Tactical Training Facility Houston, Texas	✓	✓	✓	✓	✓		✓	✓	✓
GSA FBI Field Office Jacksonville, Florida	✓	✓		✓	✓		✓	✓	✓
Racine County Law Enforcement Center Racine, Wisconsin	✓		✓	✓	✓	✓	✓	✓	✓
City of Phoenix, Mountain View Police Precinct Phoenix, Arizona	✓	✓	✓	✓	✓	✓	✓	✓	✓



Gainesville Police Department Headquarters and Training Facility

Gainesville, Florida

Gilbane provided design-build services for the construction of a new operations center and training facility for the Gainesville Police Department at the existing site in downtown Gainesville. The headquarters provided the needs of a modern police facility including a community room, records, operations, investigations, forensics, command staff, information/technology and sallyport. In addition, the project consisted of renovations to an existing building used for physical training. This training facility now includes a gymnasium, mat room, and locker rooms.

The design goal of the new headquarters was to create a “traditional city”, which would reinforce the commitment to community policing. The design created an inviting, vibrant and pedestrian-friendly streetscape that takes cues from the neighboring historic community as well as presented civic architecture.

Throughout construction, close coordination with the Gainesville Police Department staff was vital in order to keep all administrative and evidence building services operational. The team also worked with police department staff during the transition of the forensics trailer into the new facility. In order to minimize disruption to the surrounding neighborhood, privacy fencing and landscape buffers were located between adjoining residences and mechanical equipment and site lighting.

DELIVERY METHOD:

Design-Build

CONSTRUCTION COST:

\$9,986,496

SIZE OF PROJECT:

49,105 SF

COMPLETION DATE:

June 2014

OWNER REPRESENTATIVE

Mr. Reid Rivers, Project Manager
City of Gainesville, FL
200 East University Ave., Room 339
Gainesville, FL 32601
Phone: (352) 393-1545
Email: riversr@gru.com

RELEVANT FEATURES



New
Construction



Police
Department



Public Safety
Building



Education/
Training Facility



Fast-Track
Schedule



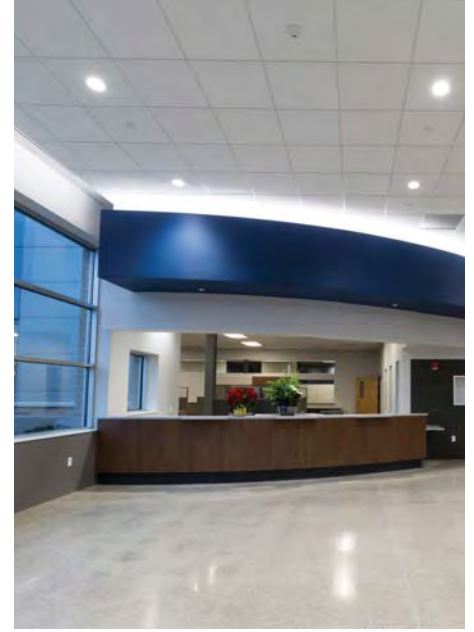
Diverse End-
User Groups



Completed On
Schedule



Completed On
Budget



City of Rock Island New Police Station

Rock Island, Illinois

Gilbane provided construction management services for a new police station (headquarters), new 911 emergency call center, a garage and support building totaling 62,500SF. Scope of work included a new two-story, 45,000 SF police station with a community room allowing the department to engage with the Rock Island Community. The project also included a 9,972 SF indoor parking garage, which accommodates 21 police vehicles. Modifications to an existing 12,000 SF building on site was made to create a crime lab and evidence storage area as well as space for the Emergency Response Team.

A web camera was installed at the construction site, allowing residents to witness the construction as it progressed. The facility was built at 6th Avenue and 13th Street.

The new Rock Island Police Station doubled the size of the old facility. The City Council decided on the new facility when they realized that renovating and expanding the old facility, which was built in 1940, would not be possible. The City searched 11 sites for a new police station, mostly in the downtown area, before selecting the 4 1/2-acre site. About seven blocks from the current station, it was the only site under consideration outside of downtown.

The construction began July 2014 was successfully completed and dedicated in December of 2015, on schedule and on budget.

DELIVERY METHOD:

Construction Management

PROJECT SIZE:

62,500 SF

CONSTRUCTION COST:

\$21,935,479

COMPLETION DATE:

February 2016

OWNER REPRESENTATIVE

Mr. Tom Ayers, Chief Building Official
1528 Third Avenue
Rock Island, IL 61201
Phone: (309) 732-2910
Email: ayers.thomas@rigov.org

RELEVANT FEATURES



Construction Management



New Construction



Police Department



Public Safety Building



Education/Training Facility



Fast-Track Schedule



Diverse End-User Groups



Completed On Schedule



Completed On Budget



Hartford Public Safety Complex

Hartford, Connecticut

The City of Hartford engaged Gilbane to provide construction management at-risk services for the Public Safety Complex. The facility, consisting of three main structures, was updated and expanded the City's current police headquarters and consolidated over 500 police and fire personnel.

The project was originally a gut renovation to an existing historic 1891 Board of Education (BOE) building, construction of a new four-story addition, and construction of a new two-level precast parking structure. Gilbane worked with the City and JCJ Architecture during preconstruction to produce construction documents that fit the City's needs and budget. The initial phase of work demolished the existing buildings on the site and prepped the site for construction.

A major challenge for the project came when it was discovered that the existing walls of the BOE Building did not have the inherent structural strength originally anticipated. It was determined that renovation to any portion of the BOE building was unsafe. The project changed paths and a new building was constructed and designed to resemble the old structure. Gilbane rose to the challenges of that situation and was able to negotiate changes to construction and the project schedule to keep within the owner's budget. The BOE facility's lower level houses information technology, animal control, traffic, motorcycle, and emergency services, locker spaces, and a credit union. The upper two levels house the Fire Department, Fire Marshal and Emergency Management offices, as well as dispatch. The second new structure's lower level houses prisoner booking and holding areas, forensics lab, evidence storage, crime scene and criminal staff space, vehicle bays, and the main electrical generator and boiler rooms. The upper levels contain mainly Police Department spaces and the penthouse houses mechanical equipment, including a 400 KW UTC Fuel Cell.

DELIVERY METHOD:
Construction
Management at-Risk

PROJECT SIZE:
154,000 SF

CONSTRUCTION COST:
\$56,908,046

COMPLETION DATE:
July 2012

OWNER REPRESENTATIVE

Mr. Antonio Matta, City Architect
City of Hartford
525 Main St.
Hartford, CT 06108
Phone: (860) 757-9982

RELEVANT FEATURES

CM

Construction
Management



New
Construction



Police
Department



Public Safety
Building



Education/
Training Facility



Fast-Track
Schedule



Diverse End-
User Groups



Completed On
Schedule



Completed On
Budget



Village of Oswego, Police Station

Oswego, Illinois

Gilbane is providing construction management services for the new police station in the Village of Oswego, located within 50 miles of Chicago, this is one of the fastest growing counties in the nation. Due to the rapid growth of the county, the existing police station caused significant design limitations and caused the police to outgrow their facility, resulting in the village decision to build a new police station.

The project scope includes:

- › A police building area of approximately 70,000 SF
- › A police site area of approximately 16 acres with parking for 170 cars
- › Patrol garage for 22 police vehicles and a firing range (made possible via value management process without adding to the budget)
- › Architecturally significant community room for use by citizens and user groups
- › Build in capacity to meet the need for the Police Department to grow as the community grows
- › Accommodation for multi-agency police operations with the building and site design
- › Training of Oswego Police Department and other police agencies
- › Sustainability goals through LEED Silver certification

DELIVERY METHOD:

Construction Management

PROJECT SIZE:

70,000 SF

CONSTRUCTION COST:

\$25,000,000

COMPLETION DATE:

October 2018

OWNER REPRESENTATIVE

Mr. Dean Roberts, Owner's Rep Consultant MWL
Village of Oswego
100 Parkers Mill
Oswego, IL 60543
(630) 868-3767
Email: oswego@mwllarchitects.com

RELEVANT FEATURES

CM

Construction Management



New Construction



Police Department



Public Safety Building



Education/Training Facility



Diverse End-User Groups



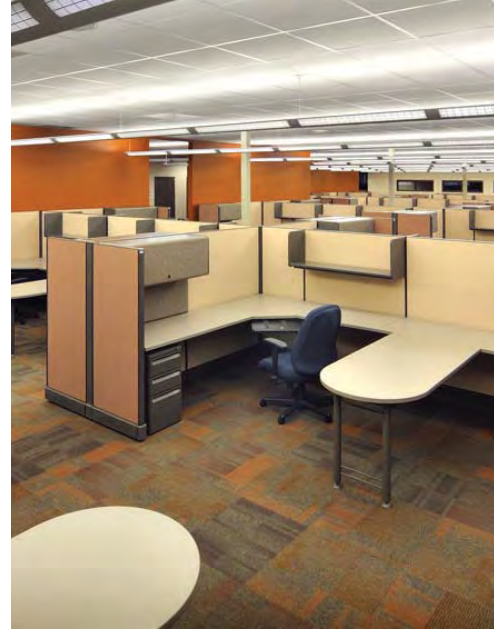
Completed On Schedule



Completed On Budget



LOCAL BIDDER SUCCESS: Seven local subcontractors were awarded contracts, with the combined total amount of \$7,206,425, representing nearly 30% of the total construction cost.



City of Phoenix, Black Mountain Police Precinct

Phoenix, Arizona

Gilbane provided design-build services for Phoenix's Black Mountain Police Precinct. The station was built on a 12-acre site and includes a 25,723 SF facility for all police precinct operations along with a 4,500 SF maintenance building.

The precinct has nine holding cells, a three-bay shooting range, administrative areas, locker rooms, equipment and evidence storage space, and a public meeting area. The facility also provides a designated space for neighborhood watch meetings, an expedited police patrol response, and assistance with community group concerns, such as public safety education and training.

The maintenance building includes four bays, office space, and a 25,000-gallon self contained underground fuel station.

An earlier Gilbane design-build project, the Estrella Mountain Police Precinct, was the prototype for the Black Mountain station as well as several other precincts.

DELIVERY METHOD:
Design-Build

PROJECT SIZE:
30,223 SF

CONSTRUCTION COST:
\$7,000,000

COMPLETION DATE:
July 2011

OWNER REPRESENTATIVE

Mr. Charles Brueggeman, Project Manager (Retired)
City of Phoenix
620 West Washington St.
Phoenix, AZ 85003
Phone: (602) 262-7049
Email: charlie.brueggeman@gmail.com

RELEVANT FEATURES



New
Construction



Police
Department



Public Safety
Building



Education/
Training Facility



Fast-Track
Schedule



Diverse End-
User Groups



Completed On
Schedule



Completed On
Budget



San Jose Police, Southside Substation

San Jose, California

Gilbane provided Construction Management Agency services for the San Jose Police Southside Substation. The three-story, 107,000 SF project on 10.5 acres includes a pre-processing center with holding cells, offices, board room, public conference room, a backup dispatch room, restroom, a workout area and locker room. The facility also includes underground parking, a vehicle maintenance building and a car wash.

Scope included construction of a steel frame building on concrete foundation, demolition work, partitioning, acoustical ceilings, drywall and interior amenities. A green roof was incorporated into the building's design using native ground cover. The San Jose Police Substation achieved LEED Silver certification.

DELIVERY METHOD:
Construction
Management Agency

PROJECT SIZE:
107,000 SF

CONSTRUCTION COST:
\$60,000,000

COMPLETION DATE:
August 2011

OWNER REPRESENTATIVE

Ms. Diane Flaudin, Former Associate Architect
City of San Jose
100 Parkers Mill
Dept. of Public Works
San Jose, CA 95110
(408) 741-4050
Email: flaudind@gmail.com.

RELEVANT FEATURES

CM

Construction
Management



New
Construction



Police
Department



Public Safety
Building



Education/
Training Facility



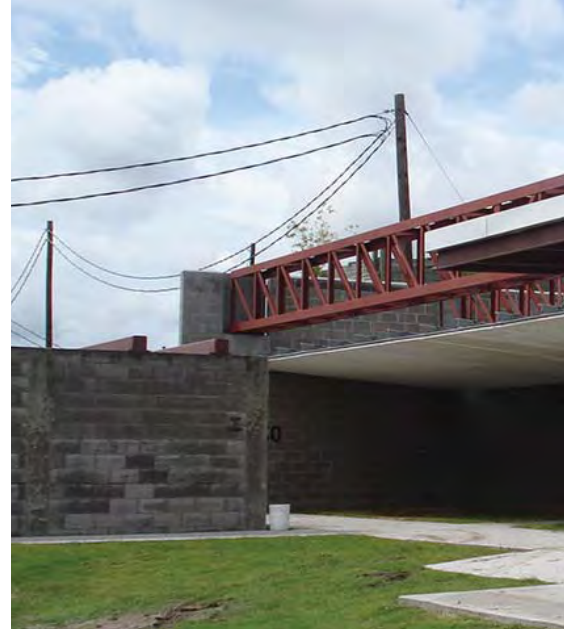
Diverse End-
User Groups



Completed On
Schedule



Completed On
Budget



City of Houston Police Department, SWAT Tactical Training Facility

Houston, Texas

This project included construction of the SWAT and Tactical Training Rifle Ranges to replace the existing facilities. Each range includes a concrete foundation, CMU block walls, and overhead steel structures from which the protective baffles hang. The Tactical Training Range has 15 shooting lanes that extend zero to 25 yards from the targets and bullet trap. The SWAT Range is 75 feet wide from zero to 25 yards.

DELIVERY METHOD:
Construction
Management at-Risk

CONSTRUCTION COST:
\$4,600,000

PROJECT SIZE:
15,385 SF

COMPLETION DATE:
January 2010

OWNER REPRESENTATIVE

Mr. Morgan Porter, Senior Project Manager
City of Houston
P.O. Box 1562
Houston, TX 77251
Phone: (832) 393-8078
Email: morgan.porter@cityofhouston.net

RELEVANT FEATURES

CM

Construction
Management



New
Construction



Police
Department



Public Safety
Building



Education/
Training Facility



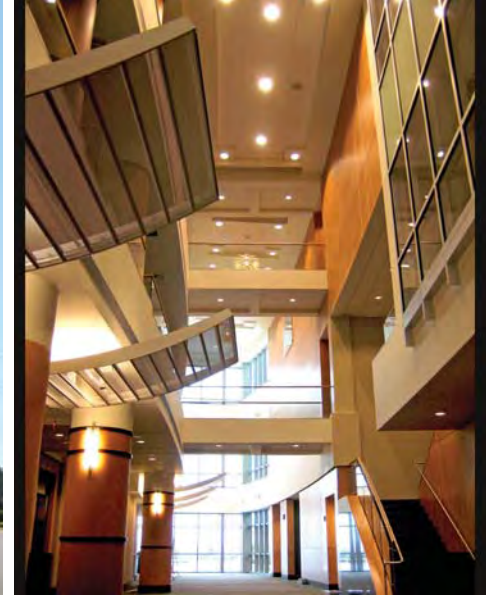
Diverse End-
User Groups



Completed On
Schedule



Completed On
Budget



General Services Administration FBI Field Office

Jacksonville, Florida

Gilbane provided full construction services for the GSA FBI Office Building in Jacksonville, Florida, as part of a developer/design/build team with BC Development and HWA. The facility comprises a four-story, 140,875-SF Class A office building which houses typical office and service functions in addition to specialized functions including forensic evidence processing and storage; prisoner processing and interview; polygraph examinations. The building is served by robust M/E/P systems to remain functional during crisis situations.

The complex includes a separate logistical annex building used to perform work on government vehicles. Comprising multiple vehicle bays, the annex includes an automotive repair section; technical equipment installation and maintenance section; and an evidence processing area. The complex also includes a 116-space parking deck.

Security features of the GSA Office Building and Logistical Annex include high speed approach deterrence; perimeter vehicle barrier (anti-ram protection); hydraulic vehicle barriers; and blast protection. Building facades is constructed to meet the actual pressures and impulses of an explosive device producing a pressure of 10 psi and an impulse of 89 psi-msec at the face of the building. Window systems on the exterior facade are balanced to mitigate the hazardous effects of flying glazing following an explosive event. This project achieved LEED-NC Silver level certification.

DELIVERY METHOD:

Construction
Management at-Risk

CONSTRUCTION COST:

\$36,500,000

PROJECT SIZE:

140,875 SF

COMPLETION DATE:

April 2009

OWNER REPRESENTATIVE

Ms. Cathy Baier, Principal
BC Development Company
Telephone: (816) 536-2100
Email: cbaier@bcdevelopment.com

RELEVANT FEATURES

CM

Construction
Management



New
Construction



Public Safety
Building



Education/
Training Facility



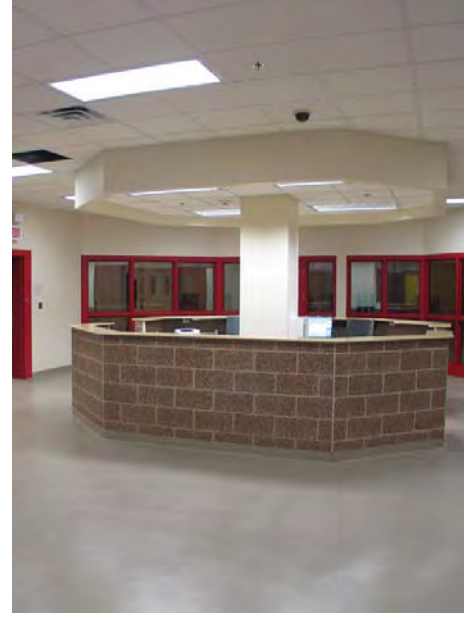
Diverse End-
User Groups



Completed On
Schedule



Completed On
Budget



Racine County Law Enforcement Center

Racine, Wisconsin

Jail overcrowding and the need for improved safety and security were major drivers for Racine County to expand and renovate the law enforcement center. The expansion and renovation project transformed the facility into more operationally efficient space and the County to appropriately house inmates who previously were forced to sleep on floors.

The first phase of the project consisted of demolition of the existing County Board Building and constructing a new three-story addition, located on a tight urban site in downtown Racine. The addition included inmate booking/processing space, a garage sally port, public lobby, property storage and a new Huber entrance and housing units.

The second phase consisted of renovating the outdated booking, holding and Huber space into new medical, administration and laundry space. The existing kitchen was also completely remodeled while in full operation. Other work included upgrading the technology infrastructure, roof replacement and the installation of a new central HVAC chiller system.

All construction work was performed while the existing facility was in full operation. Gilbane carefully phased this project to ensure that day-to-day operations of the facility were not disrupted.

Safety was a major component of the project due to the tight urban location. With high pedestrian traffic around the construction site, the project team took steps to ensure safety of the lawyers, LEC and courthouse employees, delivery people, prisoners and the public during the project. Gilbane oversaw the Owner Controlled Insurance Program and through sound safety management practices, \$85,000 in premium savings was to the County.

“As in all projects, some firms are more experienced and capable than others. We selected Gilbane Building Company and I cannot say enough about our positive experiences with them.”

— Jonathan F. Lehman Corporation Counsel Racine County

DELIVERY METHOD:
Construction
Management Agency

PROJECT SIZE:
76,373 SF Addition
20,049 SF Renovation

OWNER REPRESENTATIVE
Mr. Karl Jeske, Building Facilities Manager
Racine County
730 Wisconsin Avenue
Racine, WI 53403
Phone: (262) 636-3280
Email: karl.jeske@goracine.org

CONSTRUCTION COST:
\$19,000,000

COMPLETION DATE:
July 2008

RELEVANT FEATURES

CM
Construction
Management


Police
Department


Public Safety
Building


Education/
Training Facility


Fast-Track
Schedule


Diverse End-
User Groups


Completed On
Schedule


Completed On
Budget



City of Phoenix – Mountain View Police Precinct

Phoenix, Arizona

Gilbane worked closely with the Phoenix Police and Engineering and Architectural Services Departments to construct a 25,723 SF police precinct station and a 4,500 SF maintenance building as a replacement for the 50-plus years old 700 police precinct in the Biltmore area.

The precinct includes nine holding cells, a three-bay shooting range, administrative areas, locker rooms, equipment and evidence storage, a four-bay fully fit-out automotive maintenance building and a public meeting space.

The facility is a great benefit to the community as it allows for a faster response time as well as a designated space for neighborhood watch meetings. This prototype design was utilized for additional City of Phoenix police precinct facilities.

The new site was located within an established community with no access to the site other than through a City of Phoenix water treatment station. Gilbane actively participated with the community outreach meetings that were held even before Gilbane was selected to be the Construction Manager at-Risk. Gilbane ensured the local residents that all construction traffic would be routed through the water treatment facility. We worked with City Security staff in managing the background check verifications that were required to be completed on every worker entering the site.

DELIVERY METHOD:
Construction
Management at-Risk

CONSTRUCTION COST:
\$9,800,000

PROJECT SIZE:
30,223 SF

COMPLETION DATE:
October 2011

OWNER REPRESENTATIVE

Mr. Charles Brueggeman, Engineering and Project Manager (Retired)
City of Phoenix
1530 Third Avenue
Room 400, Phoenix, AZ 85004
Phoenix, AZ 85004
Phone: (602) 260-7600
Email: charlie.brueggeman@gmail.com

RELEVANT FEATURES

CM
Construction
Management


New
Construction


Police
Department


Public Safety
Building


Education/
Training Facility


Fast-Track
Schedule


Diverse End-
User Groups


Completed On
Schedule


Completed On
Budget

ABILITY TO PERFORM SERVICES

LOCATION AND AVAILABILITY

Gilbane's local office is in downtown Sarasota at 1751 Mound Street which is 20 miles from the project site and 6.8 miles from Dewberry's Sarasota office at 2201 Cantu Court. Our offices have been located in Sarasota County since 1976. Our staff of more than 50 employees live and work in Sarasota, Manatee, Charlotte and Desoto County. ***This local proximity allows us to be available on short notice and able to respond quickly to the City, OTB and Dewberry's requests for meetings without long distance travel.***

We are growing as part of the local community, and are committed to Sarasota County we are moving into our new 7,000 SF offices at 1936 Ringling Blvd (Sabal Palm Plaza) in Sarasota during the month of March.

Gilbane's entire project team will work from our Sarasota office.

PROJECT APPROACH

The Gilbane Team has been actively following the decision process related to the new Public Safety Complex since 2015 when the City started discussing the possibility of updating the existing facility or developing a new standalone facility on an alternate site. Outlined below is our understanding of this important project.

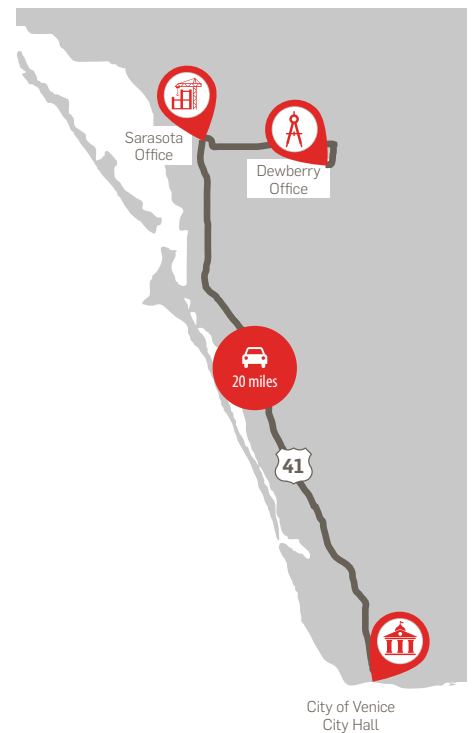
In April of 2016, Architects Design Group (ADG) developed a Spatial Needs Assessment and Concept Site Planning Study for the new Public Safety Facility on a new site. In addition, Fawley Bryant Architects provided a feasibility study in July of 2016 to consider Refurbishment and Additions to the City of Venice's existing police station.

In November of 2016, the \$16 million dollar Public Safety Improvement Bond was approved by City voters.

The Public Safety Bond Improvement Bond will be used to fund engineering and construction of an approximately 30,000 SF, hurricane-hardened public safety command center on a 10-acre property with secured grounds. The Venice City Council voted on February 14, 2017 to purchase a 10-acre parcel on Venice Avenue West of Auburn Woods and East of The Church of Nazarene, after discussion related to the possibility of locating the new Public Safety Complex on either the northern end of Pinebrook Park, above Curry Creek or on two Wellfield Park ballfields on Ridgewood Avenue adjacent to the current police station. In the end, the City Officials abandon these options, partly because the change in use would require another Citywide referendum.

OFFICE LOCATION

**7 MILES FROM DEWBERRY
20 MILES FROM CITY OF VENICE**



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In May of 2017, the City issued a Request for Qualifications for submissions from firms to provide services as Owner's Representative/Project Management Services for the City Public Safety Complex. In August of 2017, the City selected OTBConsulting, Inc. to represent the City during the design and construction of the new Public Safety Complex.

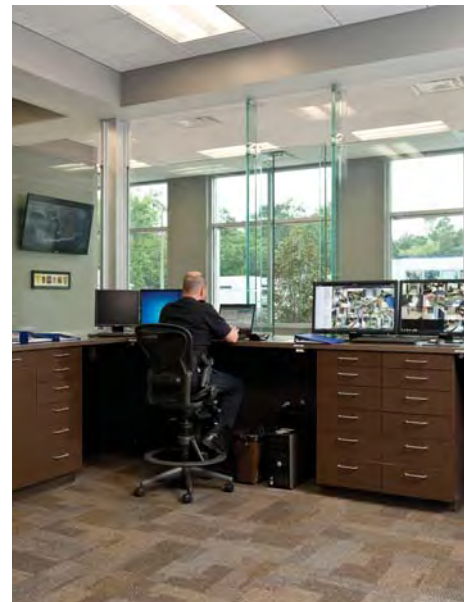
The Public Safety Improvement Bond that was issued on August 15, 2017, all design and construction activity must be completed within three years of the bond issue date. The bond funds will provide the City of Venice the opportunity to design and construct a modern, updated facility that will allow first responders to be in a constant state of preparedness and react efficiently and effectively to threats, whether natural or manmade, of any kind, as well as provide peace of mind for residents. The Gilbane Team understands that time is of the essence to fully develop designs, permit the project through the City of Venice and the South Florida Water Management District, and complete final construction and payment by August of 2019. In a later section of this section, we discuss in detail a comprehensive program to develop a project schedule including design, permitting and construction activities to allow the entire team to understand project deliverable milestones that will be required to keep the Public Safety Complex on schedule. Along with housing the Police Department, it will feature:

- › Multi-purpose rooms to support training or emergency operations, including a media briefing area.
- › A community room open to the public for meetings of civic groups or other organizations.
- › Support for current forensic technology and room for processing and storage of evidence in close proximity.
- › Housing of a data center to support citywide IT services, which the City currently does not have.

In November of 2017, the City of Venice issued an RFQ for Professional Architectural and Engineering Services for the City of Venice Public Safety Facility. The City selected Dewberry in January of 2018 to provide Architectural and Engineering Services for the project. As we noted in our Letter of Interest, Gilbane has a more than 50 year relationship with Dewberry and has worked on in excess of \$3 billion dollars' worth of construction projects with them.

The new City of Venice Public Safety Complex will be very similar to the new operations center and training facility that Gilbane constructed for the Gainesville Police Department at the existing site in downtown Gainesville. The headquarters provides the needs of a modern police facility including:

- › Multi-purpose rooms to support training or emergency operations, including a media briefing area. A community room open to the public for meetings of civic groups or other organizations that can be accessed without entering the secured side of the Public Safety Complex
- › The facility includes program spaces for records storage, operations, investigations, forensics, evidence storage, command staff, information/technology and a sallyport to allow evidence recovery in a closed controlled space.



- › In order to minimize disruption to the surrounding neighborhood, privacy fencing and landscape buffers were located between adjoining residences and mechanical equipment and site lighting. This will be important as site logistics are finalized to minimize the construction impacts on the Auburn Woods neighbors and The Church of Nazarene.

SITE LOGISTICS

As part of Gilbane's due diligence for the New Public Safety Complex, our team has visited the site to understand the logistics of working with neighbors in Auburn Woods and The Church of Nazarene.

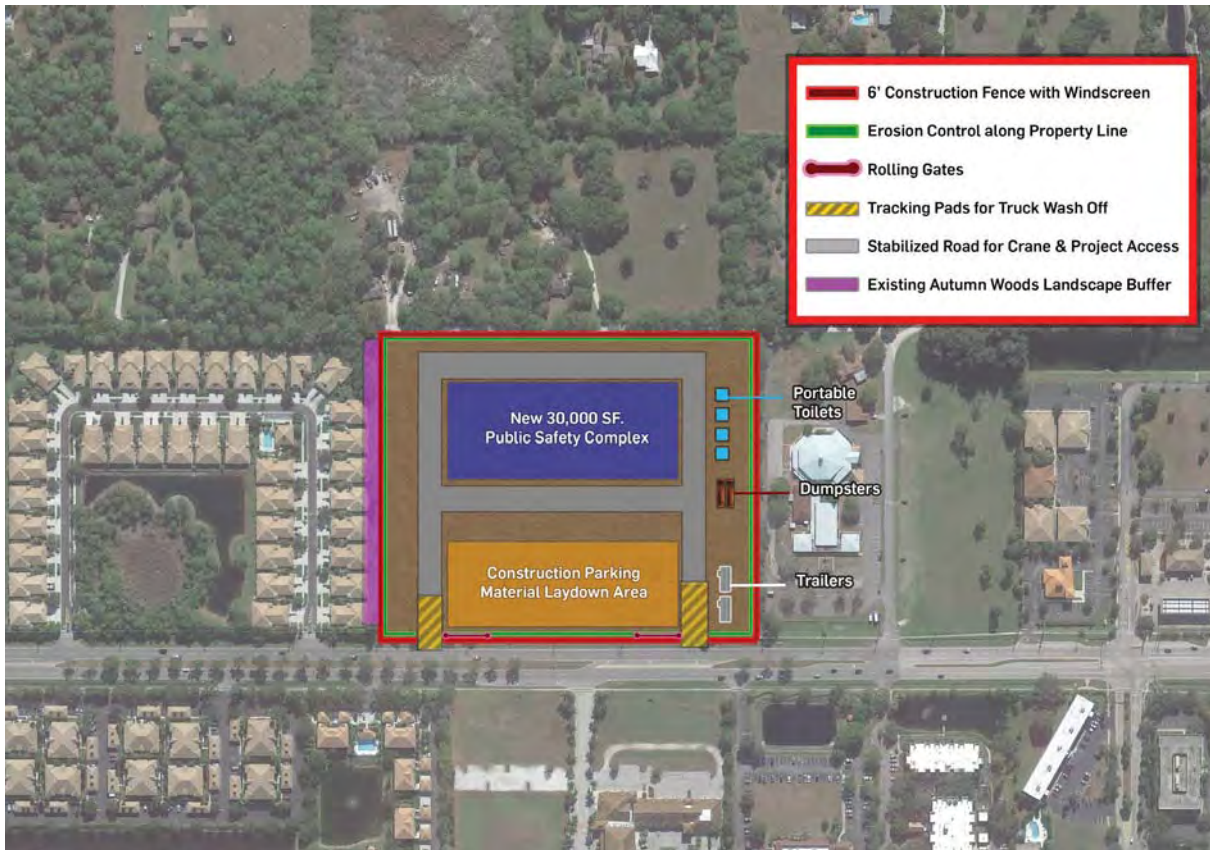
We have been in contact with Pamela Durham at FPL to review the project and gain an understanding of the lead times and information they will require from the design team in order to be able to provide service on the project in a timely fashion so that power will be available to the site when it is required. FPL has become a critical path item in all current construction projects. Projects are currently experiencing long lead times to get power to the project sites; early coordination with FPL will be instrumental in meeting the required schedule on the project.

The aerial shown below is from the City of Venice GIS system that shows the existing utilities located in Venice Avenue.

Currently the force main in Venice Avenue stops to the south of the project at Auburn Woods, and the water lines cross the street at this same location. The project team will need to review these existing services in order to develop a plan to bring utilities to the site. Currently there are no fire hydrants on the south side of the Venice Avenue near the project site; the closest water tap appears to be Auburn Woods to supply construction water to the site. We will be required by the AHJ to have water within 250 ft. of the construction site during construction, and the Gilbane team will coordinate with the civil engineer and Dewberry to assure we are in compliance with these requirements.



Our team has developed an initial site logistics plan shown below that is a sound start to manage construction of the New Public Safety Complex and maintain the quality of life for the neighbors to ensure the highest level of safety for everyone in and around the site.



BIM 4D modeling can enhance logistical planning regarding elements like hoisting, temporary weather protection, material handling, and safety reviews. This can be enhanced further by using a program such as Google SketchUp to create a quick 3D model or import 3D equipment models (such as cranes, hoist, trucks etc.) so location evaluation can be optimized using visual scheduling (4D). BIM-enhanced site logistics is a tool the team uses to maximize Lean principles of just-in-time delivery and efficient storage planning.

PRIMARY WORK LOCATION OF KEY PERSONNEL

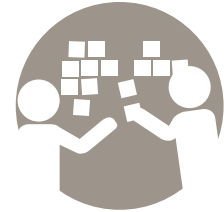
Gilbane has the ability to complete all the services required by the RFQ in-house and will not require any subconsultants involved in providing the services requested by the City of Venice in the RFQ. **All Gilbane's team members will work from our Sarasota Office during the preconstruction and construction phases of the Venice Public Safety Complex.**

See attached Project Team Worksheet in the Appendix.

PRECONSTRUCTION SERVICES

Our project team has analyzed the complexities of this project. Based on the RFP and the site walkthrough, our team recognizes the following critical elements for preconstruction:

- › Developing a comprehensive design, Permitting Schedule that include key preconstruction dates
- › Collaborative project approach
- › Long Lead Procurement reviews to assure schedule is met
- › Value Engineering (Management) and constructability reviews to assure project stays within bond funds allowances.
- › Required design phase cost estimates
- › GMP finalization to allow start of construction to meet the agreed upon schedule



Gilbane takes a Lean approach to preconstruction services - focusing on reducing waste, increasing efficiency, and continuous learning/ collaboration.

COLLABORATIVE PROCESS

Gilbane is absolutely committed to a collaborative, team approach for this project. We will contribute to the planning and execution of this project with suggestions, solutions, and technical advice. We will utilize a transparent, open-book approach and welcome feedback, pushback and challenges throughout the process, so we as a team can explore and reach consensus on the best options for City of Venice Public Safety Facility.

PARTNERING SESSIONS

As new partner to the project team, our job will be to listen, get up to speed and then help the group make smart decisions. To achieve this, partnering sessions occur immediately with City of Venice staff, Otb, Dewberry and as many stakeholders as required to assure that all essential feedback is received to assure that the Project schedule is developed with appropriate input and to develop personal relationships which foster open communication, gain an understanding of the team's mutual goals, and establish the way in which conflicts and challenges will be faced. Particular focus will be paid to the topics below which will be critical to the success of the City of Venice Public Safety Facility.

- › **Advanced Planning & Scheduling Session** - Improve team understanding of the needs and priorities of the City of Venice and project, and assure the team develops a comprehensive schedule that meets the City's bond requirements
- › **Budget Charrette** - Identify budget targets and discuss project drivers
- › **Project Controls Workshop** - Establish a team approach to efficiently manage the communications, documents and interactions for the life of the project.
- › **Procurement Workshop** - Integrate the City of Venice's requirements into Gilbane's procurement manual, identifying design-assist trade contractor involvement as appropriate.
- › **BIM Workshop** - Establish a coordinated plan to implement BIM for maximum effective and efficient use, and determine ownership and uses for the model.

Adding Value in the Design Phase

Gilbane's preconstruction managers are collaborators, facilitators and planners that also have the technical background to contribute to the team's decision-making process, manage the schedule and provide solid value management input and budget control for The City of Venice.

- › **Sustainability/LEED Certification Workshop** - Confirm the achievability of targeted points, discuss best practices and determine requirements to be included in bid packages.
- › **Safety Workshop** - Review the site and integrate requirements into a project-specific safety plan.
- › **QA/QC Workshop** - Review the City of Venice Public Safety Facility and to fully integrate the City of Venice's requirements into Gilbane's quality procedure manual.
- › **Neighborhood Communications Plan** - Determine best channels to involve and communicate with the community the City of Venice Public Safety Facility construction activities.

PROJECT EXECUTION PLAN

The outcome of the partnering sessions is the development of the Gilbane project execution plan for the construction phase. This mutually agreed upon document details the steps required to achieve the goals of the project. Our goal is to determine and clearly articulate how we will build the project, building it on paper first to ensure we arrive at the optimal plan. It serves as a roadmap for all project participants and a reminder throughout the project of the owner's vision for this project. This includes a project-wide breakdown structure for organizing a complex, phased project.

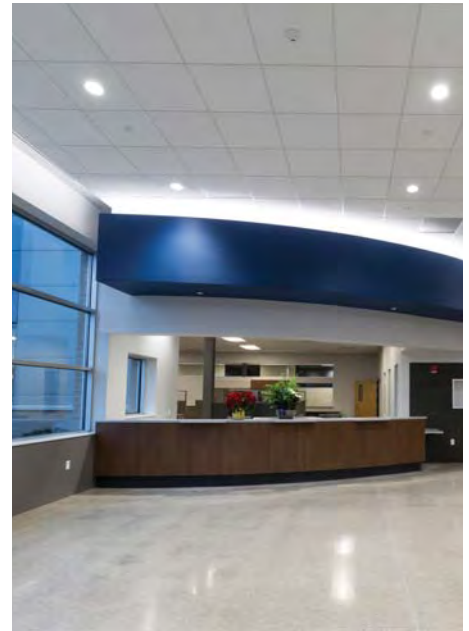
PROGRAM COMMUNICATION

Program success is dependent upon open, clear and honest communications that must occur at all levels within the team. We will establish a communication plan for the team that will identify the different levels of communication platforms we intend to use for the project and the proper protocol for implementation.

The communication plan will:

- › Identify the principal project participants or stakeholders
- › Determine what the project participants need to know and why they need to know it
- › Identify information sources and assign responsibilities for creation and distribution
- › Establish a process for filing information and making it accessible
- › Identify the communications delivery mechanisms to be used
- › Incorporate communication milestones into the overall project schedule
- › Document the communications approval process
- › Establish security and confidentiality requirements and a process for dealing with the public

The communication plan will identify who is expected to attend regularly scheduled meetings and assign responsibilities for recording and distribution of the meeting notes. ***Gilbane will obtain City approval on all formats and reporting structures proposed for use on the Public Safety Project.***



Our focus is to create an atmosphere that welcomes and respects diverse experiences and perspectives to facilitate timely, collaborative and innovative outcomes.

Electronic communication will range from simple e-mail correspondence to establishing Smartapp: project management technology focused on collaborative environment. Primary tool for the management of RFIs, submittals and daily reports, as well as other project logs. The platform allows for fast flexibility through creation of custom apps for project-specific needs to maximize efficiency.

INTEGRATED PROJECT CONTROLS

Gilbane recognizes the importance of collaborative and integrated project controls that provide flexibility to meet the particular needs of a project. With that in mind, Gilbane has invested in integrated project management tools, each of which offers particular benefits for various activities.

- › **Smartapp:** project management technology focused on collaborative environment. Primary tool for the management of RFIs, submittals and daily reports, as well as other project logs. The platform allows for fast flexibility through creation of custom apps for project-specific needs to maximize efficiency.
- › **BIM 360 Field:** exceptional flexibility and efficiency in managing the quality process, issue logs, and punchlist.
- › **Bluebeam:** best-in-class technology to electronically manage and share drawings. Bluebeam also offers capabilities to share other project-related documents such as photos and schedules to facilitate collaborative review.

While each of these systems offers best-in-class technology for particular needs, our menu of options ensures that we are able to customize the project controls approach to the particular needs of the City of Venice Public Safety Facility. Gilbane's project teams work with dedicated in-house resources to understand the unique needs of a project and/or client, and assist the team to implement the most effective system for all relevant elements of project controls, as well as customize each system as needed.

SMARTAPP – INNOVATIVE COLLABORATION

As a leader in delivering construction management services in an integrated team approach, Gilbane has developed a web-based project management application that is capable of sharing project information between systems and project team members. Smartapp focuses on:

- › collaborative team communication
- › tracking team priorities
- › data and electronic workflow management for submittals
- › RFIs and daily reports
- › and others such as materials management and meeting minutes.

Our clients and project partners have experienced increased efficiency, improved communications and centralized document management solutions with Smartapp.



Smartapp Project Controls Workshop

Proper planning of customized project controls workflows in the preconstruction phase is essential to effective control of the project during the construction phase. Gilbane's team will meet with the City of Venice and Dewberry to establish a team approach to manage the communications, documents and interactions for the life of the project through Smartapp. Our project controls workshop will result in:

- › Application customization:
 - Create user-specific dashboards, including customized data grid views
 - Determine which Smartapps will be used, creating new Smartapps if needed
 - Customizing reports to fit the City of Venice's needs
 - QR codes for safety and quality
- › Optimal workflow routing options for:
 - Submittals
 - RFIs
 - Gilbane quality inspections
- › Required turn-around timeframes
 - Submittal review
 - RFI responses
 - RCL response
- › Standards for issuing and uploading documents
 - Construction documents
 - Bulletins
 - ASIs



LEAN APPROACH Smartapp = Visual Controls

The dashboard is the user's personalized project homepage. It allows the user to quickly view and access the information most relevant to them. Pre-defined dashboards have been created based on functional role, but are easily customized.

ATC#	NAME	REVIEW	ITEM DESCRIPTION	REQ. PRG.	TRADE COMPANY	TRADE CONTACT	DATE TO CM	DATE REVIEW	TYPE
16-00-0000-0001	Concrete Product Data - Caisson	Awaiting TC Submittal	Concrete Product Data - Caisson	BP-00A-0000	ALL Marshall and S.	Marshall	07/15/2017		Product Data
16-00-0000-0002	Concrete Mix Design - Caisson - Heavyweight, Self-healing	Awaiting TC Submittal	Concrete Mix Design - Caisson - Heavyweight, Self-healing	BP-00A-0000	ALL Marshall and S.	Marshall	07/15/2017		Mix Design
16-00-0000-0003	Concrete Foundation Pump Framework - Caisson	Awaiting TC Submittal	Concrete Foundation Pump Framework - Caisson	BP-00A-0000	ALL Marshall and S.	Marshall	07/15/2017		Shop Drawing
16-00-0000-0004	Concrete Foundation Pump Frame - Caisson	Awaiting TC Submittal	Concrete Foundation Pump Frame - Caisson	BP-00A-0000	ALL Marshall and S.	Marshall	07/15/2017		Shop Drawing

MEET REGULARLY WITH THE CITY OF VENICE STAFF

Regular meetings between the lead project principals from the City, Otb, Dewberry, and our team can keep project partnering energized throughout the planning, design, construction and turnover phases. The meetings also serve as an executive level "steering committee" to quickly resolve any potential concerns which may arise from program issues getting off track.

Meeting minutes will be kept and formalized each week with deadlines for action and responsible parties for each action. This allows the entire team to keep on task and understand the implication involved for every action or inaction item.

ADVANCED PLANNING & SCHEDULING

Reliability, commitment and proactive problem solving are the hallmarks of Gilbane's approach to schedule development. Developed by a dedicated group of innovators, **Advanced Planning & Scheduling (AP&S)** is Gilbane's Lean approach to creating high performance, integrated teams where individual members bring distinct expertise to the process, thereby eliminating waste and producing a highly reliable schedule. Application of AP&S is particularly beneficial on complex, aggressive schedules.

By integrating the whole team throughout the AP&S process, from owners through the Last Planners, opportunities to optimize the whole schedule are realized early in the process. By not approaching constraints and risks as isolated items and committing team members to meet their requirements on a daily basis, potential challenges are solved before becoming problems in the field. Early identification of potential schedule issues provides more time to explore options and choose best suited solutions.

With a focus on continuous improvement, Gilbane has established an internal AP&S community of practice, which shares successes and lessons learned from across the country, maximizing the value that AP&S brings to your project.



LEAN APPROACH Advanced Planning & Scheduling

The AP&S project planning methodology ensures accountability, reliability and collaboration among the project team. The techniques ultimately lead to improved jobsite productivity and time management for all team members through focused collaboration and proactive planning.



Master Planning and Project Milestone Schedule

AP&S begins with identifying owner priorities by understanding the overall goal for the project through engaging the owner in a focused dialogue. Once priorities and goals are determined, the Gilbane team leads the master planning during which high-level milestones are identified to define the "road map" from project commencement to completion. Upon completion of the master planning session,

BENEFITS OF GILBANE'S APPROACH Advanced Planning & Scheduling Sessions (AP&S)

- › Minimize waste while maximizing value
- › Team buy-in through inclusion of stakeholders in planning and decision-making
- › Achieve reliable workflow with proactive checks and balances throughout planning
- › Benefit from continuous improvement through sharing of successes

AT A GLANCE

ADVANCED PLANNING & SCHEDULING



IDENTIFY OWNER PRIORITIES

MASTER PLANNING

- › Determine Milestones

PHASE PULL PLANNING

- › Logistics Planning
- › Safety Planning
- › BIM Planning
- › Procurement Planning

WEEKLY WORK/ LOOK-AHEAD PLANNING

- › Production planning
- › Constraint management

SHIFT MEETINGS

- › Percent of plan complete/Variance tracking

PRODUCTIVITY AND EFFICIENCY ANALYSIS

- › Percent of plan complete, Root Causes, and Constraint analysis

Gilbane's scheduler loads the milestone dates into Primavera Project Planner (P6) scheduling software. This master project schedule depicts the overall project strategy, objectives, and activities set to time scale. It is the framework from which all future phase pull planning information will be developed.

Distributed to all project stakeholders, it is refined throughout the project, depending on pace of work put in place. Our team will work closely to keep the City of Venice and Dewberry apprised of master schedule updates.

Schedule Risk Analysis

Having proven data to rely on for informed decision-making can make all the difference. Gilbane's Schedule Risk Analysis (SRA) services provide quantifiable data regarding the health of a project by identifying, assessing and mitigating schedule risks using proven statistical Monte Carlo simulation techniques.

Conducted throughout the AP&S process, starting at the master milestone schedule through construction phase scheduling, SRA is a valuable tool to minimize impacts to project schedule by maximizing recovery opportunities.

BENEFITS OF Schedule Risk Analysis

- › Identify schedule risks early
- › Better predict the likely end date of a project
- › Minimize cost/time impacts to the project
- › Maximize recovery opportunities
- › Identify where added resources will have the greatest impact
- › Provide guidance as to where opportunities lie for risk avoidance
- › Supports claims avoidance

BUDGET DEVELOPMENT

Successful projects are built upon solid estimating and budget development based on a clear understanding of the intended scope, the desired schedule and the project team's expectations. Gilbane's experienced preconstruction team will draw upon Gilbane's local knowledge which includes \$37,653,069 in current projects that are in preconstruction and construction in Sarasota County this time. Our team will also use our vast company-wide database of current pricing using powerful cost management tools to develop accurate and reliable cost models.

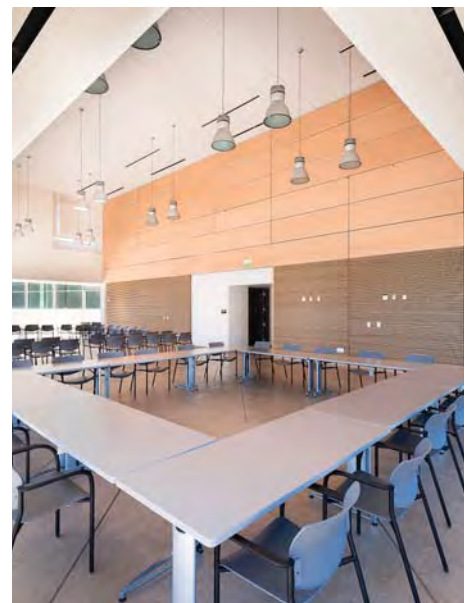
Our team is aware that The Public Safety Improvement Bond was issued for 30 years for a maximum project cost of \$16 million. The actual available funding for site acquisition, design and construction is approximately \$15.4 million. Construction cost is approximately \$9 million, including building and site development.

COST ESTIMATING PROCESS

Document Review

Our estimating team is comprised entirely of in-house experts in the architectural, structural, civil, mechanical and electrical disciplines. They will examine the project documents, such as drawings, specifications, addenda, project budget, schedule, contracts and RFIs. We review the documents to:

- › Ensure that they are complete, noting any missing information and following up accordingly
- › Understand their intent
- › Divide the facility into logical subcomponents that can be quantified and priced
- › Utilize the agreed-upon work breakdown structure (WBS) for the project



Quantity Takeoffs

On-Screen Takeoff

The estimating team uses On-Screen Takeoff software to effectively quantify all materials on the project by creating color-coded drawings to identify conditions and their quantities. Gilbane utilizes this powerful software to increase accuracy and team efficiency with streamlined project setup, color-coded quantities on drawings, quickly manipulated takeoffs and easily document RFIs.

Timberline Cost Estimates

Our estimating software, Timberline, facilitates our detailed approach by maintaining libraries of detailed cost elements and managing large databases that are populated and continuously updated with Gilbane cost information gathered from actual current company-wide costs data. The estimating team determines pricing based on Gilbane's current cost database, subcontractor/supplier input as well as the following factors:

- › Conditions and circumstances surrounding the subcomponent
- › Material quantity
- › Market conditions
- › Escalation

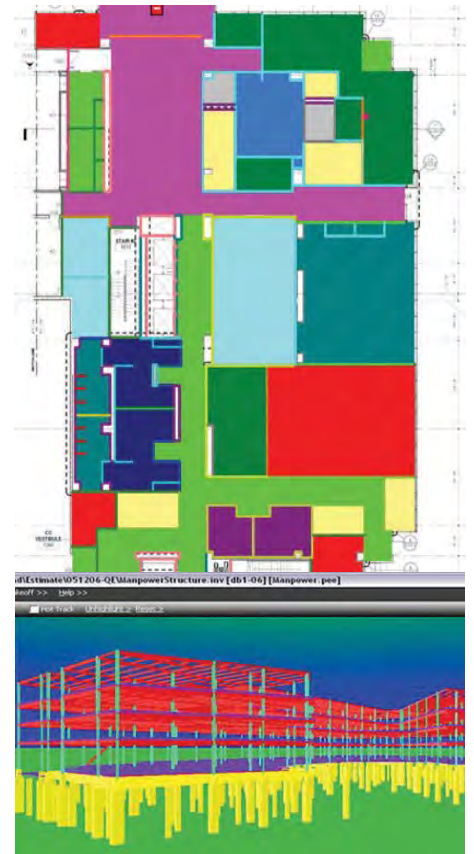
Our team will provide long-lead procurement recommendations as part of the cost estimating process and, subject to the City's authorization, initiate procurement of long-lead items; identify items that have the potential to be procured by the City and develop a sales tax saving program for the overall project. Gilbane will provide, upon request, copies of bids and quotations solicited from prospective subcontractors, suppliers and sub-trades.

Cost Estimate Reports

Timberline produces detailed estimates that can be configured in a wide range of formats, such as Unifomat (by system), CSI (by trade), program area or custom formats. Our cost estimate reports document any assumptions, exclusions, clarifications, alternates or constructability issues that were used to determine pricing. We will utilize the agreed-upon WBS for the project from the estimate to the cost report.

Estimate Trending Log

One of the most effective methods of communicating the project's status is through our estimate trending log. This log is presented to clearly communicate pending and accepted changes from the previous estimate. ***As a team, we use the trending log to minimize cost surprises and provide alternate systems evaluation and constructability studies.*** Early warning of adverse trends is important to maintaining cost, schedule and to avoid and re-do of the design documents. The goal is to immediately correct the project course so that both time and money are not wasted with futile documentation.



Timberline Estimating Software

This efficient software loaded with Gilbane's extensive current cost libraries, enables our estimators to spend more time researching and analyzing your project, resulting in more accurate cost information and the best possible balance of scope and cost.

CONSTRUCTABILITY REVIEWS

Led by Mike Beaumier, project executive, many members of our team provide comprehensive constructability reviews. Our approach includes the continuous analysis of the contract documents and BIM to ensure that the design reflects the most economical approach to construction available. Our review will evaluate the following criteria:

- › Can it be built?
- › Can it be detailed better?
- › Can it be purchased without difficulty?
- › Can it be delivered within the allotted time frame?
- › Are sufficient tolerances met?
- › Are there weather-related considerations necessary?
- › Can unnecessary change orders be avoided?
- › Have we seen cost-effective options that will also deliver the same performance?

INTERDISCIPLINARY DOCUMENT COORDINATION

Interdisciplinary Document Coordination (IDC) is a preconstruction service designed to identify, track and communicate document coordination issues to the design and project teams prior to procurement and construction. IDC reduces unnecessary requests for information (RFIs), change orders and project delays; improves relationships among owners, architects, engineers and contractors; and enhances the QA/QC process by allowing design teams to provide collaborative feedback.

IDC was created to address coordination issues within the context of construction management services. It is a separate department from other preconstruction or construction services within Gilbane. Depending on the schedule, an IDC review and dissemination of results can be conducted in a manner that meets the project's specific needs.


Benefits of IDC Reviews

- › Better construction document coordination, resulting in consistent, **competitive bidding practices**
- › On average, clients can expect a **10 to 1 return** on costs of avoided change orders versus initial review expenditures

500-Step Checklist

Utilizing a 500-step checklist, supplemented by lessons learned and best practices, IDC is a rigorous, systematic, step-by-step analysis of the plans, specifications, bulletins, addenda and other related contract document information. The review identifies potential physical, functional and scope interdisciplinary and life safety issues.

- › **Physical - Will it Hit? Will it Fit?**
 - *Multidisciplinary review of above ceiling congestion to verify adequate clearances*
 - *Top of foundation elevations consistent with base plate elevations*



INNOVATION

INTERDISCIPLINARY
DOCUMENT
COORDINATION

Gilbane is the **only** construction management firm with a dedicated in-house document review department.

THE BOTTOM LINE:
On average, IDC reduces the number of RFIs on projects by as much as 60%.

› Functional - Does it work?

- Airflow at diffusers are within scheduled CFM ranges
- Overcurrent protection between electrical panels and transformers are consistent
- Combination Fire/Smoke and Fire Dampers are coordinated with fire rated wall assemblies.

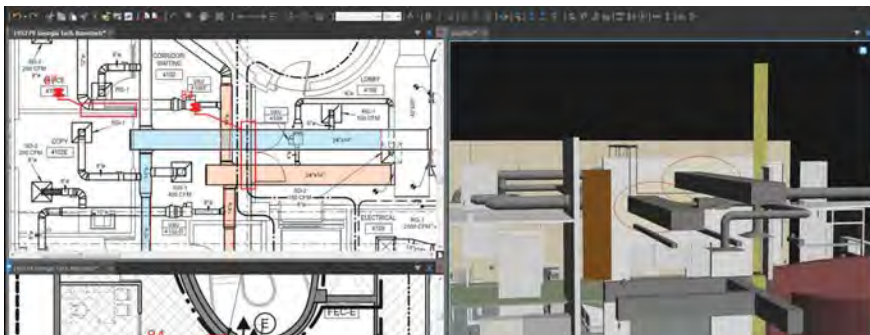
› Scope – What does it need to work?

- Continuity of thermal and building envelope at exterior openings
- Utility building entrance locations, sizes and invert elevations are consistent
- Structural support is provided for exterior curtainwall openings



LEAN APPROACH IDC Reviews

Gilbane uses Bluebeam software to document the IDC reviews, enabling digital mark-ups and issue tracking on drawings.



Collaborative Process with Designers

“IDC reports have been very thorough and constructive.”

- Jennifer Riddle Curley, project architect,
Vinoly Architects on University of Chicago
Medicine Center for Care and Discovery

“Extremely pleased with Gilbane's IDC review process.”

- Seth Metzler, Vice President and project
architect, HKS, Inc. on Ahuja Medical
Center for the University Hospitals
Cleveland, OH



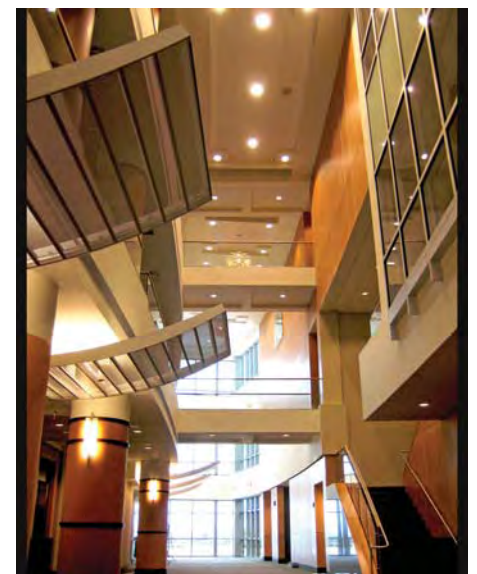
Life Safety Review and Opinion

Gilbane's Life Safety Review utilizes nationally recognized, model building and fire codes as the basis for identifying potential code compliance issues. Executed by a Certified Fire Protection Specialist (CFPS) with nearly twenty years' experience as a Fire Marshal, the review focuses on the egress system and its subsidiary systems—mechanical, electrical and fire protection. This review puts another set of experienced eyes to work uncovering as many deficiencies and problems as possible that are likely to become issues with building and fire code authorities having jurisdiction. By bringing observations to the attention of the project teams and design professionals in a timely and collaborative manner, potential problems that could impact schedule and budget are minimized, such as:

- › Adequacy of the fire service water supply serving the building and fire department access
- › Height and area calculations, construction classification, occupancy classification, fire separation distances, fire walls
- › Atrium enclosure and smoke control requirements
- › High-rise building requirements—stairwell pressurization, fire command center, fire service elevators, etc.

Benefits of Life Safety Review and Opinion:

- › Reduces the potential to have significant cost, schedule, and certificate of occupancy impacts to the project beyond constructability and coordination.
- › Work collaboratively providing the design professionals with feedback on potential code deficiencies.



DESIGN REVIEWS

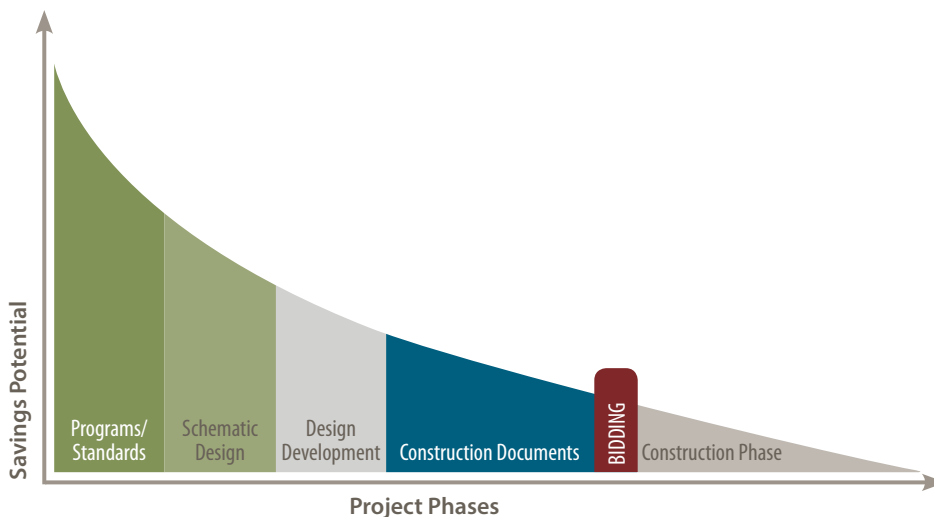
Our preconstruction experts will conduct their design and compliance reviews, combing the documents for conflicts, missing information, or clarifications needed to minimize issues in the construction phase. This process is done in a collaborative, helpful manner; we view ourselves as a partner and want to provide valuable input based on our expertise from the construction industry. The team will perform three types of design reviews:

	IDC REVIEW	CONSTRUCTABILITY REVIEW	BIM CLASH DETECTION
When performed	Typically at 90-100% CDs, or prior to procurement	Throughout preconstruction at SD, DD, and CD as required.	Typically performed on 100% CDs, after IDC and constructability issues have been addressed. Gilbane integrates trade contractor models into the BIM then performs the clash detection.
Focuses on	Physical, functional and scope interdisciplinary and life safety issues.	Practicality and buildability issues.	Physical coordination issues.
Performed by	Gilbane IDC team	Project Manager, Superintendent	BIM Coordinator, MEP Coordinator, Project Manager, Project Engineer



VALUE MANAGEMENT

We refer to this process as value management (VM) rather than value engineering to emphasize that the process is focused on value received, rather than cost cutting. VM is a systematic approach utilizing proven procedures to identify the function of an item, establish a value for that function and provide that function for the best overall initial and life-cycle cost. In every analysis, this must be accomplished consistent with the aesthetics, schedule, performance and safety purpose of the item.



City of Venice Public Safety Facility VE

Top VM Suggestions for the Project:

- › Foundation systems
- › Structural systems
- › Mechanical and electrical systems
- › Enclosure systems
- › Grading, roadway, parking and landscape enhancements
- › Mechanical, HVAC, electrical systems and controls (geothermal systems)
- › Building façade, window and door repair/restoration
- › Specialty furniture, fixtures and equipment (FF&E), AV/IT systems

Gilbane's approach to VM focuses on long-term costs versus the initial purchase price. We identify systems or components that may result in lower costs without sacrificing the project's quality requirements. Facilitated by Gilbane, all VM efforts are conducted in close coordination with the City of Venice and Dewberry, with senior members of Gilbane's management staff also participating.

VM is not a one-time event but an ongoing activity that is most beneficial when initiated early in the project's design. It is a reiterative process in which the design team and Gilbane offer design and construction alternatives to ensure the City of Venice, receives the highest quality project in the most cost-effective manner.

A VM analysis consists of the following four steps:

1. **Brainstorming:** A creative phase in which Gilbane identifies and examines the project's high cost or problematic items and ascertains alternate methodologies to maximize the function and value of these items.
2. **Evaluation:** Gilbane will determine the cost, schedule impact, value and function of each proposed alternate methodology to ensure all relevant facts are considered.
3. **Recommendation:** Gilbane will present all value engineering items to the City of Venice and Dewberry. As a team, we will examine the presented alternatives and decide to implement them or provide additional alternatives for consideration.
4. **Implementation:** Gilbane incorporates the value engineering results into the project's design, cost and schedule parameters and adjusts our estimates accordingly.

Cost Estimate Types

Depending on your needs, Gilbane can provide complete estimates at all major milestones with increasingly more detailed and accurate information to ensure the project is being designed within your budget constraints. We are fully prepared to deliver the programming, schematic, and design development estimates as required.

Evaluate Each VM Idea

- › **Constructability** - Is it simpler to build? Are other systems affected?
- › **Schedule** - Does it take less time? Allow follow on work sooner?
- › **General Conditions** - Is the cost of GCs impacted? Winter conditions?
- › **Operations and maintenance** - More or less energy efficient?
- › **Form and function** - Do we like how it will look?

ESTIMATE TYPES

CostAdvisor Programming Estimate

The estimating team documents critical information through The City of Venice's program and the design team's analysis to a detailed Gilbane questionnaire. In consideration of initial design concepts, we prepare a detailed budget for each major building system to serve as a benchmark target value. This benchmark provides a guide for developing design within the constraints of your budget.

Schematic Design (SD) Estimate

The SD estimate builds on the established program budget by organizing costs by major construction elements. The estimating staff develops a detailed statement of construction costs based on a quantity survey of the schematic design drawings and specifications.

Design Development (DD) Estimate

Using quantity surveys from the enhanced design development documents - mechanical, electrical, and plumbing documentation begins to materialize. Because there is more detail for specific project components, the accuracy of the estimate is increased and allowances become real numbers, and contingencies begin to be reduced. A full cost report will be provided at this time.

Construction Document (CD) Estimates


The CD estimates are the final major pricing efforts. They reflect the impact of changes that occur following the DD estimate. CD documentation is detailed and complete, thus, the construction cost is very detailed. This estimate is sorted to reflect the bidding strategy (bid packages) and provides the information required to establish bid alternates.

PERMITTING APPROACH

Our local team has years of experience working with the AHJ in Venice, Sarasota County and SWFMD to assist the design team in achieving all required permits for and the possible benefits of acquiring them in a phased manner if necessary.

Our approach will be as follows:

- › Facilitate an introductory meeting with the City of Venice to initiate the review process and designate a point person for all building permits of the project.
- › Develop a plan for the types of permits that will be applied for, (See list below of potential permits and documents for permitting that may be required)
 - Approved site and development plan:
 - » *Site and development plan approval, by the Planning Commission, is required prior to the issuance of a building permit. Currently the land for the Public Safety Complex is zoned OUE (Open Use Estate) in order to fully be able to use the site for the Public Safety Complex it appears the City will need to Rezone the land to a GU use. This will allow for much more flexibility in the design of the complex, but will require some time built into the schedule to assure that Site Plan approval is in place when the permits are ready to be issued. A site and development plan is typically required for non-residential projects greater than one acre in size.*

 Bill Furst SARASOTA COUNTY PROPERTY APPRAISER	
Property Record Information for 0412070004	
Ownership: VENICE CITY OF 401 W VENICE AVE, VENICE, FL 34285 Situs Address: E VENICE AVE VENICE, FL, 34292	Land Area: 220,704 Sq. Ft. Municipality: City of Venice Subdivision: 0000 - NOT PART OF A SUBDIVISION Property Use: 0000 - Residential vacant site Status: OPEN Sec/Twp/Rge: 08-38S-19E Census: 121150027151 Zoning: OUE - OPEN USE ESTATE Total Living Units: 0 Parcel Description: W 304 FT OF E 2465 FT OF N 726 FT OF THAT PART OF SEC 9 LYING S OF EXISTING ROW OF VENICE AVE AKA TRACT B OF UNRECORDED PLAT OF KENT ACRES

- Site prep permit:
 - » *A site prep permit is required prior to the delivery of fill, the removal of any vegetation, any site grading, or before any ground breaking can begin.*
- Sarasota County tree permit: ITEMS TO INCLUDE WITH THE SITE PLAN AND TREE SURVEY
 - » *(1) All proposed and existing improvements including: buildings, grade changes, driveways, roads, utilities, pool, septic/drainfield, lakes, ponds or other features. Lot dimensions, scale and north arrow.*
 - » *(2) The tree survey shall include: All trees to removed, transplanted and protected within 50 feet of any clearing on the lot; tree DBH (trunk diameter at breast height which is measured at 4.5 feet above the ground); and the common name of the trees. Grand Trees shall be identified by DBH, height, the size of the dripline (in feet) and the proposed location of tree protection barricades.*
 - » *A recent, legible, aerial photograph, containing the information in (1) and (2) above and that reflects existing site conditions, may be acceptable, but only with prior approval by Resource Protection.*
- Temporary power pole form:
 - » *Temporary power pole form will be required at the start of construction and is coordinated thru the General Contractor and the selected Electrical subcontractor working with FPL to provide power for construction onsite.*
- Architectural Review Board approval:
 - » *The Architectural Review Board is responsible for review and approval of architectural elements to protect and preserve the historical architectural heritage of Venice. The Architectural Guidelines Handbook and Appendices provide basic standards to be used for any new construction.*

- **Flood damage prevention checklist:**

- » *Flood Damage Control Regulations and minimum standards under the FEMA National Flood Insurance Program require new construction, substantial improvements and/or remodeling projects to be protected from flood damage. In special flood hazard areas located within the City of Venice, new construction or substantial improvement of any residential, commercial or industrial structure must have the lowest floor, including basement, elevated no lower than one foot above the base flood elevation as shown on the Flood Insurance Rate Map, or adopted floodplain study, whichever is higher.*

- **Utilities capacity form:**

- » *Utilities Capacity Form, will be required to obtain water and sewer connections and meters to the city utility systems: Florida energy efficiency forms, Florida product approval form, Data summary sheet for commercial buildings will be required as part of the submission for the building permit for the project.*

- › As part of the master schedule, identify milestone dates for acquiring these permits, and ensure the documents will be developed enough to avoid resubmittal due to major design changes.
- › Set milestone dates for inspections, facilitate interim inspections during construction and lead the meetings six months prior to turnover with all key trades and the respecting inspecting departments to coordinate the action plan.
- › Schedule all final inspections two months prior to any final turnover for remaining life safety elements, temporary life safety measures and all other governing departments.

SUSTAINABILITY

SUSTAINABILITY COUNCIL

Gilbane has established a Sustainability Council to promote green construction and business practices company-wide. The Sustainability Council works to promote professional green accreditation, green practices and project certification. The Sustainability Council provides nationally and locally based resources to employees who are working on a project with LEED targets, including regional green teams and an engineer's guide to the LEED project.

LEED EXPERIENCE

Gilbane leads construction management firms with more than 345 LEED Accredited Professionals, and we have more than 336 LEED projects. By partnering with our clients, we are able to identify ways to deliver a building that is aligned with LEED goals and is sustainable and energy efficient. Our Sustainability Council provides ideas and best practices which result in a healthier building for not only the occupants but also the community.

LEED CONSTRUCTION APPROACHES

Waste Recycling

Gilbane has adopted stringent standards for waste recycling and minimization on all projects and we require new projects recycle a minimum of 75 percent of construction waste. Most projects exceed that goal, and in some cases, more than 95 percent recycling will occur, which can qualify a project for three LEED points. These efforts include a combination of creative strategies including recycling of raw materials produced in demolition, minimizing waste by asking suppliers to eliminate packing and shipping materials, and reusing building components.



Commitment to Sustainability

- › More than 345 of Gilbane's employees are LEED Accredited Professionals
- › Gilbane requires 75% construction waste landfill diversion on all projects
- › Gilbane's commitment to environmental responsibility is based on the simple principle of:
"Doing the right thing for the communities where we live and work." -Thomas Gilbane, Jr., Chairman, Gilbane Building Company



LEED EXPERTISE

With 336 projects awarded or targeting certification, Gilbane is familiar with LEED's impact on project budgets.

PLATINUM: 17
SILVER: 164

GOLD: 104
CERTIFIED: 51

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SMARTAPP Construction Waste Tracking

The Construction Waste Tracking app streamlines the process of collecting annual waste recycling stats and provides project teams with an efficient tool to enter monthly data. It also allows Gilbane to provide a running summary of construction waste recycling information to ensure each project's LEED goals are met.



All Smartapp apps offer desktop and mobile access for both iOS and Android.

Sustainable Construction Techniques

Gilbane will work collaboratively with Dewberry to further your design and often confirms the value of each decision through life-cycle cost and operational analyses, as well as environmental benefits. We employ the US Green Building Council's established rating system to quantify our decisions on building criteria and construction practices. Gilbane is a member of the USGBC, and an active participant in policy development. As an ENERGY STAR partner, Gilbane is also committed to assisting clients in increasing energy efficiency while managing the bottom line. We offer a selection of the considerations we will review for your project, each tested and proven by our prior work experience.

Gilbane teams proactively contribute to the integrated design process on projects mandated by USGBC typically by providing input on:

- › Recycling existing materials
- › Specifying materials of recycled content
- › Indoor air quality
- › Local sourcing
- › Waste management plan
- › Innovative MEP systems



As an ENERGY STAR Partner and a member of the U.S. Green Building Council, Gilbane strives to provide clients with outstanding experience and extensive support to achieve sustainability goals.

LIFE-CYCLE COST ANALYSIS

Our approach to VM emphasizes value received over the life-cycle rather than concentrating on first cost. We see maintenance, function and energy consumption as other important factors in the evaluation of alternative designs and materials.

Gilbane utilizes a respectful and methodical approach to stretching the initial and long-term budget of a project. Our life-cycle cost analysis process will enable the team to choose the most cost effective construction option with the lowest long-term cost of ownership. We will work with our design partners to identify potential cost savings, alternate materials or equipment that best suits the project at a lower overall cost, whether first-costs and or operating costs. We are advocates for long-term operability and maintainability of our buildings; we will defend the City of Venice's interests in these critical areas.

BIM CLASH DETECTION

Clashes are swiftly identified to eliminate problems in advance and avoid needless unforeseen expense on site. The model can be used to demonstrate virtual collisions that occur because of intersecting object geometry. Depending upon the level of detail that is contained within the model, a series of collisions/conflicts can be identified and exported to images/reports for use in the various phases of the project.

QUALITY MANAGEMENT

Uncompromising quality is a key Gilbane deliverable. Mike Beaumier and Ty Bliss will work with the City of Venice, Otbt, and Dewberry during preconstruction to establish a clearly defined and mutually agreed upon understanding of City of Venice Public Safety Facility's objectives and requirements which will be documented in a project-specific Quality In Construction (QIC) plan. The successful development and implementation of this plan will occur in three basic sequential steps:

Quality Goals

- › Establish the specific quality goals and objectives for each division of work through mechanical and electrical controls

Bid Packages

- › Include those quality goals and objectives in the bid packages for the work and assure through intensive scope reviews that the subcontractors have a clear understanding of the requirements

QIC Implementation Plan

- › Develop an implementation plan so that the physical construction meets the rigid requirements defined in the early bid/scope review process with the subcontractors

SUBCONTRACTOR PRE-QUALIFICATION

During the preconstruction phase, Gilbane will pre-qualify trade contractors and suppliers to assure that all bidders have the necessary expertise and prepare a bidders list for approval by the City of Venice.

Concurrent with the bid package scoping process, we compile the bidders list. We will ensure that all who bid your project are pre-qualified. Gilbane will:

- › Check references on past and current projects
- › Check vendor credit history
- › Qualification criteria checklist (including a financial check of balance sheet)
- › Check insurance coverage limits and EMR
- › Check their standing with the City of Venice

Given the prior success on similar projects, current labor market and the size, complexity and duration of the City of Venice Public Safety Facility, this project will be attractive to bidders.

WORKING WITH THE LOCAL COMMUNITY



Gilbane Takes B.O.L.D. Steps to Build the Gainesville Police Headquarters

Gainesville Police Department New Headquarters and Training Facility

The Gilbane project team learned about a local program started by Police Chief Tony Jones called B.O.L.D. (Brave Overt Leaders of Distinction), that focuses on at-risk males between the ages of 18 – 24 who are unemployed or underemployed, have not completed their education, and are at risk for poverty and crime. The B.O.L.D. program is a diversion and rehabilitative program that focuses their efforts on serving these disadvantaged individuals in an attempt to intervene and effectively ensure their success for the chance to turn their lives around.

The Gilbane team selected a candidate through an interview process in conjunction with the program director, and the candidate was paired with a local masonry contractor, Painter Masonry, in addition to supporting Gilbane staff on a wide variety of construction tasks on the project. This program provided a diverse learning experience of construction trades to mentor individuals to get back on track, offering job and vocational skills.

Bid Packages

Gilbane's bid package strategy involves maximizing purchasing power while balancing community needs and capacity with separation of work activities by trade/schedule and market expertise. Gilbane will develop a bid packaging plan for review that ensures this balance and provides for a minimum of three viable bids for each package.

Scopes of Work

Gilbane provides detailed scope review to ensure that all bid packages are coordinated, no interdependencies are overlooked and nothing is missed or duplicated.

Another crucial step in Gilbane's purchasing process is the development of detailed scopes of work, a written description of the work to be bid that includes:

- › Drawings and specifications that show and describe the work to be performed
- › Schedule milestone dates
- › Specific tasks for which the contractor will be responsible
- › Pricing information

All bid packages are guided by a detailed scope of work specific to each package, structured to ensure that trades are bidding only the work that is consistent with their specific function and tailored exclusively for the City of Venice Public Safety Facility. Each scope includes flow-down provisions of the general conditions, schedule requirements and any authorized bid alternates.

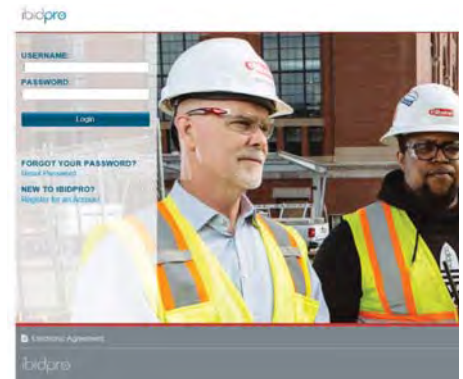
Bid Phase Management

Gilbane has developed a proprietary web-based system called i.BidPro that allows for a fully electronic bid management process which is conducted by the purchasing team. Gilbane actively manages the entire bid process online:

- › Initial issuance of documents
- › Constant subcontractor contact to maintain interest
- › Bid question management
- › Issuance of addenda
- › Receipt of bids

Bid Recommendation

Gilbane performs a thorough and comprehensive analysis of each bid received for completion of scope, gaps between bidders and any clarifications or new information to ensure a comprehensive scope of work that is purchased at the appropriate price. The results of bid reviews and the list of recommended firms to interview will be submitted to the City of Venice and Dewberry for review and approval. Gilbane's evaluation will consider all factors, which could affect cost, schedule and quality of subcontractor performance



i.BidPro

Gilbane's online procurement system, i.BidPro, is a proprietary web-based application that streamlines the bidding process and saves time and money for clients and subcontractors. Subcontractors use i.BidPro to submit bids and RFIs online, and the Gilbane employee can instantly view and/or respond to the bids and any queries.

City of Venice Public Safety Facility Scopes of Work Will Include:

- › Quality goals and objectives
- › BIM requirements
- › LEED requirements



LEAN APPROACH Streamlined Procurement

Gilbane's Lean approach to the buy-out process **adds value** and **eliminates waste**.



- › Ensuring that **everything is bought once and nothing is bought twice** by developing complete and thorough scopes of work for each bidder and verifying that each bid conforms to those requirements through a post bid scope review.
- › Every bid package includes instructions, site utilization plans, and schedules so the **bidders understand the plan for executing the work** and when materials will be delivered to the site.
- › Purchase of long-lead and critical path items can need to be bought separately and ahead of completion of the rest of the work, **via just-in-time deliveries to the site**.

Subcontractor Outreach

Attracting quality trade contractors and subcontractors to this project is of critical importance to both the competitive outcome of the project, as well as its overall success. Gilbane's reputation among subcontractors is "tough but fair", benefiting our clients with good competitive coverage by a cadre of qualified contractors.

We are:

- › Actively committed to the City of Venice market with a high level of activity throughout the region.
- › Aware of workload projections for most subcontractors in the region
- › Continuously developing relationships with local material vendors
- › Daily negotiating material delivery contracts in the region

GMP DEVELOPMENT

Gilbane takes an open-book approach to a GMP development. A cost model will be developed immediately and be continually revised. **Gilbane will use the model as a basis for GMP development and provide a schedule of values prior to finalization of the GMP.** Our approach to delivering a GMP is based upon a number of important factors that include:

- › Open communication between the City of Venice, Dewberry, and Gilbane's project team
- › Close collaboration between all disciplines including estimating, operations, scheduling, purchasing, and risk management
- › Complete analysis and consideration of all value engineering and constructability options
- › Development of optimal bid packages to ensure the most competitive bid scenarios for each scope of work
- › Precise definition of the complete scope of work for each bid package, ensuring complete coverage and no scope overlap
- › In-depth knowledge of current local market conditions
- › A commitment to delivering a final number backed by the confidence that it is the right number for everyone involved

City of Venice Public Safety Facility Bid Packages

In addition to typical major packages such as concrete, steel, drywall and the MEP trades, City of Venice Public Safety Facility will have specialty packages for flexible technology which will be addressed separately.

Bid packages will be tailored to maximize MBE/WBE/DBE/local workforce participation requirements.



COST CONTROL

Gilbane's cost control system allows us not only to track, but also to accurately forecast the cost throughout a project from its earliest stages through project close-out. Our cost control systems allow the City of Venice and the project team to know exactly what expenses have been incurred to date, as well as forecasted costs to completion. This is a critical element of cost management that supports proactive and informed decision making that is based upon up-to-date information, rather than reactive decisions prompted by unanticipated changing conditions.

Cost control measures are continuous throughout construction with ongoing reviews that challenge the master budget to be sure it is accurate and current. The essential objectives of the cost control system ensure:

- › The plans and specifications meet the program requirements at the lowest responsible cost and can be constructed as planned
- › The schedule is realistic and complete
- › Changes in scope and/or schedule are validated as necessary
- › The project is being designed to budget through continuous feedback and input throughout the design process
- › The project is within budget and the schedule is up to date before proceeding

Cost Control Tools

Gilbane utilizes the CMiC Enterprise Resource Planning (ERP) system for cost control. This powerful system combines the many elements of Gilbane's entire accounting system into a single functioning program. Through this system, Gilbane is able to generate accurate monthly cost reports in a timely manner to keep our teams and the City of Venice up-to-date on the status of the project and make management decisions on an informed basis. The CMiC system provides flexibility in terms of detail, format and ability to share information with our field-based project management system, Smartapp. Smartapp in turn provides the capability to ensure secure access to the budget and cost information as desired by the City of Venice.



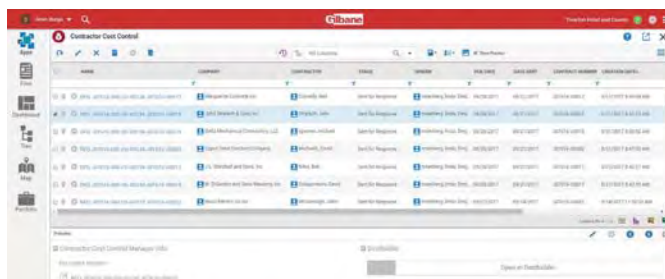
Gilbane utilizes a customized CMiC ERP program for cost control. This powerful system combines the many elements of our entire accounting system into a single centralized program.

Smartapp | Contractor Cost Control Manager

The Contractor Cost Control Manager allows for workflow routing of trade contractor change orders and Requests for Quotation, and tracking receipt of cost documentation from the trade contractors. This application enables ease of access to change request information all in one place, and results in faster processing of change requests - keeping the project on schedule.



Smartapp:
Contractor
Cost Control
Manager



All Smartapp apps offer desktop and mobile access for both iOS and Android.

Gilbane's accounting system provides a number of efficiencies to the accounting function. Whereas other systems require multiple points of entry and duplication of entry for the system to function, the Gilbane financial management system is designed for information to be entered once. In addition to reducing the cost of accounting, the single entry of information has provided greater accuracy.

The specific reports used on a project are a function of the size and complexity of the project, as well as the City of Venice requirements.

Project Management Cost Report

This report is the foundation of cost control, providing an up-to-date overview of actual costs as compared to the budgeted amounts. Drawing from Gilbane's financial accounting system, this report can be customized to meet a project's unique needs. In addition to tracking "bricks and mortar," the report can extend beyond construction costs to include soft costs such as architect's fees, permits and owner furnished equipment, as well as identifying anticipated costs to mitigate unwelcome surprises. Allowances are also tracked to create an accurate picture of the project's total cost.

Purchase and Award Schedule Report

The Purchase and Award Schedule Report is used to track the progress of the buying-out of subcontract agreements. The information gained from this report is particularly useful on projects where the development of the drawings is phased. Understanding the percentage of costs "committed" through subcontract agreements provides a sense of possible budget variance from trades that have not yet been bid. Our integrated ERP system generates a full subcontractor project history and address book, which is provided to all team members as a reference tool.

Potential Change Item Summary and Potential Change Item Audit Report

The Potential Change Item Summary and Potential Change Item Audit Report are two reports most effectively used together. Events that have the potential for a change in scope are identified with a potential change item number. The Potential Change Item Summary Report provides a listing of these items to provide a general order of magnitude overview of the budget cost and extent of potential out-of-scope work. The Potential Change Item Audit Report shows the status of all potential changes and identifies how they have been incorporated into the Project Management Cost Report.

Cash Flow Projections

The Cash Flow Projection Report is developed in conjunction with the Primavera scheduling system at the onset of the project. By loading the schedule with the cost of individual trade packages, Gilbane projects the cost of construction by month. As the project progresses, our financial management system tracks trade cost to date against the projected cost.

The subcontractor module of the cost system can also effectively track other pertinent information such as MBE/WBE contract status.



CONSTRUCTION SERVICES

Upon finalization of the GMP, Gilbane will serve as the Construction Manager for the construction of the new Public Safety Complex schedule and manage site operations. Our teams continually evaluate quality, safety, and environmental factors and make recommendations. Gilbane will coordinate with the City and its agencies, Otis, Dewberry and the Authorities Having Jurisdiction, utility companies, and other parties as necessary, for proper coordination and construction at the project site. Outlined below are expanded outlines of the tasks that will be performed as part of construction services.

SCHEDULE AND MANAGE SITE OPERATIONS

In our preconstruction narrative we have provided a preliminary Site Logistics plan, our team will further expand and develop initial Site Logistics Plan to manage construction of the New Public Safety Complex and maintain the quality of life for the neighbors to ensure the highest level of safety for everyone in and around the site.

CONSTRUCTION SCHEDULE DEVELOPMENT AND CONTROL

Optimal schedule development is critical because labor costs are the largest single project expenditure, and construction projects are intrinsically driven by time frames for activity completion. Through Gilbane's Advanced Planning & Scheduling (AP&S) approach, planning and scheduling is conducted in real-time and continuously verified throughout the construction phase. Each step of the process breaks down the previous into a further level of detail and commitment and expands the network of commitments from the core group (owner-A/E-CM) down to the Last Planner (typically the trade contractor foreman).

Phase pull planning

Just prior to work beginning and throughout the duration of construction, phase pull planning is conducted. Phase pull planning takes into account logistics planning; procurement lead times; production planning; safety and 5S procedures; and BIM execution planning. A dedicated space on the construction site is utilized where the Gilbane team displays project plans, results, and trends to encourage collaboration.

With the milestones confirmed during preconstruction, the pull planning process identifies work flow, starting at a milestone or target condition and pulling (backwards) to the beginning of the work flow. The construction phase team uses the pull plan information to create 6-week look-ahead schedules from which we derive our weekly work plans to determine a production plan, visualized below. From here, the team, including the owner, designer and trades will review the milestone schedule to make necessary adjustments based on the development of phase pull planning.

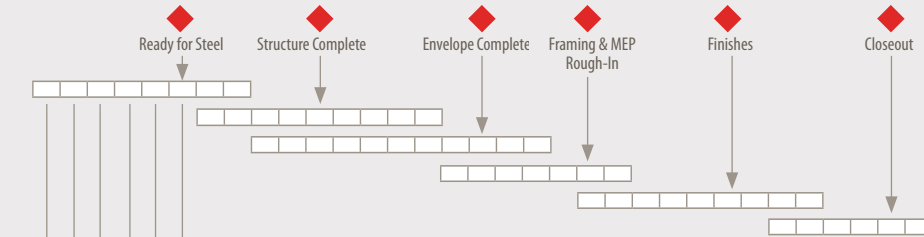
PULL PLANNING VISUALIZED



In the example above, ready for finishes is the milestone we're pulling to. Defining the work which needs to be completed in a backwards pass helps us to identify when we "should" do the work. The predecessor activity, or task, that needs to be completed to release the finishes to commence is sand drywall, and so on until the earliest task is reached whereby there is no condition to release work.

Phase pull planning includes:

- › Formalizing preconstruction deliverables schedule
- › Optimal sequencing of construction activities
- › Phasing requirements
- › Permit and approval requirements
- › Long-lead purchasing needs
- › Trade procurement strategy
- › Construction tasks to be completed to achieve all milestones

APS EXECUTION PROCESS**MILESTONE SCHEDULE****PHASE PULL PLANS****LOOK AHEAD AND WEEKLY WORK PLANS**

WEEK 1						
Task	M	T	W	R	F	S
Steel						
Structure						
Envelope						
Framing						
MEP						

WEEK 2						
Task	M	T	W	R	F	S
Steel						
Structure						
Envelope						
Framing						
MEP						

WEEK 3						
Task	M	T	W	R	F	S
Steel						
Structure						
Envelope						
Framing						
MEP						

WEEK 4						
Task	M	T	W	R	F	S
Steel						
Structure						
Envelope						
Framing						
MEP						

WEEK 5						
Task	M	T	W	R	F	S
Steel						
Structure						
Envelope						
Framing						
MEP						

WEEK 6						
Task	M	T	W	R	F	S
Steel						
Structure						
Envelope						
Framing						
MEP						



Collaborative team scheduling session

Weekly work planning

At each weekly work planning session, the Gilbane team and trades work collaboratively to link the pull planning information into a detailed production plan. This visualizes the impact that pace of work has on the remaining sequence of work agreed to at the phase pull plan. Constraints are identified and any items requiring team coordination are added to the constraint log board for team resolution. By visualizing the constraints, the responsible parties are held accountable to expedite resolution of these issues.

Shift meetings

This meeting is an on-site, stand-up meeting held daily with the trade contractors to utilize the weekly work plans and review planned work for the day. The meeting is held at the same time and place every day to communicate and collaborate on the day's challenges. Superintendent Matt Tedone conducts the meeting, which includes:

- Each trade contractor communicates the work planned for the day and confirms adherence to Weekly Work Plan commitments
- Each trade contractor identifies any coordination required to complete tasks

**LEAN APPROACH
Shift Meetings**

Daily, the trades and Gilbane personnel meet to resolve concerns and discuss the day's activities to create buy-in and keep the project on track.



#	Date	Issue	WKS	Description
1	2/22	PHI-PC		Task log updated + minutes to locate trade units in a
2		PHI-PC		MEP work - 1/2 day
3	2/21	PHI-PC		Engineer call - Review Log 1/2 day (PHI-PC)
4		PHI-PC		PHI-PC - 1/2 day
5		PHI-PC		PHI-PC - 1/2 day
6	3/24	ASAP	PHI-PC	HEAT WIPED OFF TAPING
7	3/26	ASAP	PHI-PC	SLEEVES @ 24/34 (check of actual materials & GWS)
8	2/25	2/25	PHI-PC	Paperwork update - 1/2 day

An on-site constraint log allows the team to visualize potential risks to expedite issue resolution.

Productivity and efficiency analysis

On a daily basis, productivity data is monitored to develop metrics, such as quantities installed, to track the percent planned complete while identifying constraints and root causes. As we gather this information, we validate the pull plan and make necessary adjustments to the phase pull plans.

By closely tracking the difference between actual versus planned, project team members can review and evaluate data and understand early indicators of when critical aspects of the project may be falling behind schedule due to lack of productivity and/or manpower in the field. This information is then used to develop specific action plans to effectively resolve issues.

SAMPLE PRODUCTIVITY AND EFFICIENCY ANALYSIS LOG

Weekly percent of plan complete (PPC):
82%

Constraints:

Trade contractor: 3 instances
Gilbane: 1 instance
Design team: 4 instances

Root causes:

3 Manpower
2 Design modifications
4 Weather
1 Waiting on other trades

QUALITY CONTROL

Gilbane's quality in construction (QIC) program is designed to ensure that all work is done right, complete and free of defects the first time. The program puts a specific process in place for all our projects that prevents mistakes by inspecting work at the earliest possible opportunities throughout the building process. Gilbane employs a variety of proactive inspection techniques that are the heart of the quality in construction process.

Site-Specific QIC Plan

A site-specific quality plan builds off the quality workshop in preconstruction. It prescribes the specific quality benchmarks that our inspections will measure against. This includes customizing the following quality elements.

Quality Control	Description	Benefit
Quality Plan	Documented program that is measurable and included in each trade contractors contract.	Incorporates A/E's checks and balances, code compliance and promotes quality awareness.
Mock-up	Prototypical rooms that are built to serve as a measurement for future room construction. Users can critique this installation.	Prevents significant change orders later in construction by providing feedback before rooms are actually built.
Benchmarks	An evaluation of the first installation of any new work that is a permanent part of construction.	Eliminates defective construction patterns by establishing a reference for all future work.
First Delivery of Material Inspection	Examination of the first delivery of materials and equipment.	Prevents non-compliant materials from being installed.
First Equipment-in-place Inspection	Examination of all equipment at the initial installation stage.	Eliminates repeated errors in subsequent installations by serving as a benchmark for all future installations.
First Construction Inspection	Benchmark for means, methods and conformance with a project's requirements.	Resolves conflicting interpretation of requirements and eliminates any defective construction pattern from the beginning.
Closure Inspection	All critical work is inspected, tested and videotaped before it is enclosed below grade, under concrete, in walls or above ceiling. Any deficiencies are corrected immediately.	Eliminates re-entry to closed spaces.

Zero Defects

Settling for a product that is "close enough" or good enough" is never satisfactory.

You will receive 100% - 100% of the time.



LEAN APPROACH
Proactive and Preventative

Example mock-up



The foundation of Gilbane's quality program is based on prevention rather than correction, through maximizing methodologies, like mock-ups.

Final Inspection and Acceptance & Punch List	Inspection of the final status of construction of a system or area.	Confirms correction of all Rolling Completion List items, final conformance to the requirements, and creates the punch list.
Activation Inspection	Inspection of the installation of equipment/systems, the surroundings to ensure that the installation is safe and meets the requirements for operation.	Any deficiencies noted will be corrected by the responsible subcontractor prior to active operation.
Start Up Inspection	Inspection of the debugged equipment/system that is ready for demonstration that it functions as required.	All non-conforming work will be corrected by the subcontractor, paving the way for acceptance by Gilbane and the City of Venice.

GILBANE'S SAFETY PROGRAM

Gilbane's Safety Program addresses the many aspects of safety. It integrates management philosophy and action, quality, regulatory and monetary requirements, as well as meeting the ultimate objective of successful project completion. The following represents some of the diverse elements of our Safety Program that meet the demanding and constantly changing nature of construction.

Subcontractor Prequalification and Evaluation

We require our contractors to provide information on their incidence rates, EMR and OSHA history. This information is compared to industry averages, and along with subcontractor safety performance within our SafetyNet system, is used as an important element of subcontractor-selection decisions. In addition, all subcontractors on Gilbane projects are required to provide their safety plan and Job Hazard Analyses (JHAs) as part of their bid documents. They must also designate a qualified safety coordinator to represent and train their employees and to conduct periodic safety inspections and training. These requirements are in addition to local, state and federal safety standards and regulations, including OSHA.

Preconstruction Safety Alignment

Prior to the project's mobilization, the safety manager and project manager will conduct a preconstruction safety alignment process, wherein potential project hazards are analyzed, controls are prescribed and safety requirements are ratified for inclusion in the project's safety program.

Site-Specific Safety Plan

To protect staff, workers, visitors and the general public on our construction sites and based on the preconstruction safety alignment, Gilbane will develop a site-specific project safety plan to address the unique hazards and specific demands for the City of Venice Public Safety Facility.



Gilbane's Safety Legacy

Gilbane is well-known in the construction industry for our uncompromising commitment to working safely—every day, on every project on job sites across the country. We have developed **award-winning programs** that protect workers, and we have **partnerships with the Occupational Safety and Health Administration (OSHA)** and industry safety committees to advance the cause. As a result, the number of accidents on our projects is considerably lower than the industry average. In addition, we have earned **numerous industry honors** as one of the safest contractors in the United States.



Safety Training

Education is the cornerstone of an effective safety program. Prior to the start of construction, Gilbane holds mandatory orientation to train subcontractors' safety coordinators, trade contractors and owner personnel. The program uses interactive instruction and multimedia to provide education about the fundamentals of construction safety and specific job hazards. Every attendee must complete a safety quiz and sign a safety pledge to confirm comprehension and support of our safety requirements. During the project, additional safety workshops, safety equipment demonstrations and training are conducted to support continuous learning.

Gilbane University, our internal training program, offers more than 80 safety courses and developed the *We Care About Your Safety* video which we will review with your team as part of the project kick-off. Gilbane has also made it mandatory for all operations and field staff to complete the OSHA 30-hour construction course.

Weekly Project Safety Meetings

Safety education continues through construction during weekly "toolbox" meetings that provide instruction about contractor-specific safety procedures. Further, safety is always the first topic on all project supervisory meetings, typically held on a weekly basis. Attendance is mandatory for contractors and management personnel and they are expected to share this information with their personnel.

Maximizing Safety with Technology

Safety Auditing

Gilbane's entire field team monitors and strictly enforces the safety program at all times. To proactively monitor and track safety performance in the field, Gilbane's safety managers and project teams use SafetyNet, a software-based service that simplifies the collection, analysis, and dissemination of job site safety information.

Team members carry tablet devices that allow them to instantly record safety-related observations into a centralized and easy-to-use database system. The safety audit process includes collection of both safe and unsafe observations and the resultant information is used to inform all trades on a specific project of these findings in order to gain vital information including lessons learned and high hazard conditions in real time. With over 12 million SafetyNet entries to date, incident rates have been reduced by 50%.

SafetyNet's reporting allows project management to evaluate risk indicators and take action before at-risk behaviors can lead to accidents or incidents. We also look at subcontractor results to identify those that are doing exceptional work and are deserving of recognition or those trade contractors that are not performing satisfactorily and require corrective action or removal from our bid lists. Corrective actions, depending on trends, may involve recovery meetings with responsible subcontractor management, changes in work-hours or scheduled activities, recommendations for additional training or supervision, stop work, or changes in equipment or processes.



Gilbane installs a glove board on every project that shows what type of glove should be used for the job at hand. In addition, Gilbane employs focused hand protection safety inspections and encourages use of the latest glove technologies.



SafetyNet's reporting allows project management to evaluate risk indicators and take action before at-risk behaviors lead to incidents.



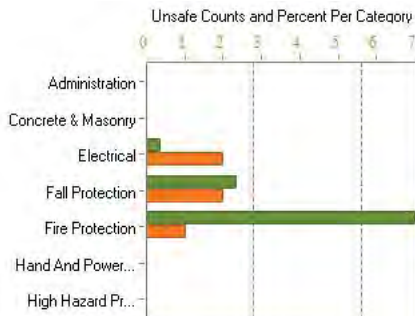
THE BOTTOM LINE:
With over 12 million SafetyNet entries to date, incident rates have been reduced by 50%.

SafetyNet reporting produces valuable trending information, identifies specific training needs, holds people more accountable, and creates more accurate company baselines on safety performance.

SafetyNet Safety Audits

Benefits of this mobile safety inspection observation system include:

- › Comprehensive trending analysis used to
 - *Raise safety awareness*
 - *Identify training needs*
 - *Speed corrective action*
- › Ease of documentation on-site coupled with real-time reporting
 - *Improves accountability efforts*
 - *Enhances safety recognition programs*



Safety Applications

Gilbane's project management technology, Smartapp, has built-in mobile apps that ensure project assets such as equipment are safe to use, as well as supports management of all safety forms. Using QR codes that can be generated within Smartapp and scanned by Smartapp's QR code feature, any project team member can immediately access the latest information on equipment inspections and verification for use. Team members can also access inspection checklists through this application. This mobile feature not only supports safety, but also increases efficiency in the field by eliminating the time associated with going back to the project trailer/offices to access this information.

Additionally, the mobile app supports instant creation and approval of Gilbane-issued safety permits from a smartphone or tablet. In the field, permits for hotwork, ladder inspection, confined space, and others can be created, reviewed and approved.

Safety Recognition and Motivation Programs

Recognition is a powerful motivator for a successful safety program, and safety success must be celebrated. To enforce the company's commitment and continued promotion of safety, Gilbane:

- › established the Stop Work for Safety Award, which recognizes Gilbane employees who have taken extraordinary steps to ensure safety on their projects, even going as far as halting work to resolve an issue;
- › develops project newsletters, safety alerts and bulletins for project teams;
- › recognizes contractor personnel who demonstrate commitment to safety with awards; and
- › celebrates safety milestones with the entire project team, promoting camaraderie and rewarding excellence in safety.

2017
SAFETY FIRST
96% of our
projects

had ZERO lost time injuries

Gilbane's Smartapp mobile app supports instant creation and approval of Gilbane-issued safety permits from a smartphone or tablet, increasing field efficiency by eliminating unnecessary trips to the field office.

← Back **Gilbane**

Hot Work Permit-0003

General

Permit Issued To *

sub101, ibuild

Company

Subcontractor Contracting

Person's Contact #

0

Location

1st floor

Issue Date

09/04/2015

Valid Until

09/05/2015

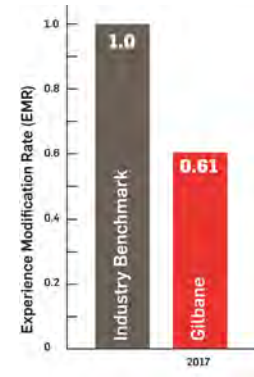
ENFORCEMENT

If safety is compromised, some or all of these corrective measures will be implemented immediately according to the severity of the infraction:

- › Issue a stop work directive
- › Notice to the offending trade contractor that they will be held accountable for the cost of corrective work
- › Re-evaluate the trade contractor's standing on the approved bidder's list
- › Notice of intent to withhold payment
- › Removal of habitual offenders, particularly severe infractions, and/or uncooperative employees from the job site

SAFETY MEASUREMENT

Our focus to achieving excellence in safety is through the Gilbane Cares approach. The results of this approach are measurable through the insurance industry's standard Experience Modification Rate (EMR), which is calculated by the National Council of Compensation Insurance, as well as the OSHA-devised Incidence Rate. EMR gives potential clients an industry-wide, objective rating by a third party to compare the safety performance of all construction companies. The lower a firm's EMR, the better their safety record.



Gilbane's EMR

Our safety program's success is reflected in our EMR of .61, well below the industry average of 1.0.

EXECUTIVE
SUMMARY

1

PROJECT TEAM/COMMITMENT

Our local team of construction professionals is made up of staff members that have both Public Safety and Local Community knowledge. All Gilbane team members will work from our Sarasota office during preconstruction and the construction portion of the Venice Public Safety Complex. In addition, our team members are committed to the City of Venice and actively participate in local charity and community events, as is demonstrated on the following pages.



*Gilbane has completed **52 public safety projects** totaling in excess of **2.2 million SF** over the past ten years.*

2

POLICE/PUBLIC SAFETY FACILITY EXPERIENCE

We have extensive national expertise in the unique requirements of criminal justice facilities including high-level security, safety, and advanced technologies. Our team knows how to meet deadlines and budgets without compromising security or quality is imperative to our continued success.



3

PROJECT INTEREST/KNOWLEDGE:

Our team has been actively following the Public Safety Project over the past few years and understands the important schedule restraints related to the project funding, and we are prepared to work with the City of Venice and Dewberry to assure that the project completed within the require time frames. Gilbane has been active in the Venice area for many years; our teams have managed the reconstruction Venice High School and the New Joint Use Venice Performing Arts Center with the School District and City of Venice staff, and have been recently selected as the construction manager at risk on the SMH Campus in the City of Venice. *We understand the requirements needed to permit and build facilities in the City of Venice.*

4

EXPERIENCE WITH DEWBERRY

Gilbane has a long-standing relationship with your selected architect Dewberry. Over the last 50 years, Gilbane and Dewberry have completed in excess of three billion dollars of construction together. We are currently actively working with their teams representing the School Board of New Haven, CT and recently completed the new DeKalb County Jail.



IMPORTANT NOTICE: This section contains confidential information proprietary to Gilbane Building Company, including but not limited to trade secrets and/or copyrighted material. Any unauthorized disclosure, duplication, or use – in whole or in part – of such confidential information for any purpose is strictly prohibited. All rights reserved by Gilbane Building Company.

VENICE PD SPECIAL CONSIDERATIONS - DEDICATION TO THE LOCAL COMMUNITY

Gilbane's local employees are dedicated to being involved in the local community. As part of these efforts we are working with several Venice area organizations to help make life better for children and young adults. Outlined below is an overview of some of the local organizations we are involved with in Venice.

- › **Challenger Baseball** – Gilbane has been providing CM Agency services to Challenger baseball for several years now. We have worked with Challenger on site selections at three different sites, including the Lime Pits, Wellfield Park and now at WCIND land next to the Boys and Girls Club in Venice. Mike Beaumier has worked with Sarasota County and WCIND to get all land contracts completed.

Gilbane has worked with Challenger to get the design documents developed, along with Kimley Horn and Sweet Sparkman Architects. The new Challenger ballfield site is currently in for permitting for S&D, and building permits; we hope to break ground in 2018.



- › **Boys and Girls Clubs of Sarasota County** – Mike Beaumier has been on the Board of Directors since 2006 and the Chair of the Building Committee for the entire County. In Venice Mike, is working with Challenger and the Boys and Girls Club to develop a joint use agreement that will give Challenger access to required utilities and parking on Boys and Girls Club property for their new ballfields and the Boys and Girls Club will be provided access to the new playgrounds on Challenger field, since the club does not currently have playgrounds.



- › **Suncoast Foundation for Children** – Gilbane's involvement with Suncoast goes back several years and has grown each year. Don Fisher from Suncoast has been working with Mike to finalize plans to help fund the Challenger Ballfield project. As part of Gilbane's commitment to assisting Suncoast, Mike is involved in the BBQ Fest Sporting Clays tournament fundraising activities each year to help raise funds for these important projects.
- › As the construction manager for the New Venice High School and Venice Performing Arts Center, Gilbane has committed to continue our relationships with Venice High and help expose students to the opportunities in the field of design and construction. Gilbane is involved in the **Venice Ace Mentor program at Venice High School**, and has consistently sponsored and participated in the ACE Mentoring program since its inception at Venice High School.

The ACE Mentoring program is focused on introducing high school students to the wide range of career opportunities in the Architecture, Construction, and Engineering fields. Our students are currently working through the process to plan, design, and estimate for a fictional police station in Venice. During the design process, the students toured the existing police station to generate ideas for the new facility. Combined with Gilbane's knowledge from previous police stations, the mentors were able to assist the students with designs which fit the needs of the department and the assigned budget. At the end of the program, students will present to a panel of judges to determine the best design and most complete, accurate project. The winners receive college scholarships and other prizes.



VENICE CHALLENGER BASEBALL



Mr. Peter Boers,
Procurement Manager
Venice City Hall
401 West Venice Avenue
Venice, Florida 34285

RFQ NUMBER: 3079-18

RFQ TITLE: CONSTRUCTION MANAGEMENT AT RISK SERVICES FOR CITY OF VENICE PUBLIC SAFETY FACILITY

Dear Mr. Boers;

I am writing this letter on behalf of Gilbane Building Company and Mike Beaumier regarding their involvement in working with Challenger Baseball in Site Selection, Design, Permitting and Construction of our new fields in Venice.

Mike Beaumier has worked with Challenger Baseball on site selection for several years and I am glad to say we now have an agreement with Sarasota County and WCIND to build our new fields on WCIND land in Venice near the Boys and Girls Club. Mike continues to support Challenger Baseball by managing the design teams of Kimley Horn and Sweet Sparkman Architects. Permits applications have been submitted to Sarasota County and SWFMD for all civil work and our new Multi-Purpose Building.

Gilbane is active with Challenger Baseball during each season, providing local employees as buddies for our players at our games. We are glad to have Gilbane as a local partner!

If I can provide any additional information, please don't hesitate to contact me at 941-685-4668

Thank you

Sincerely

Rich Carroll

"Everybody Wins"

www.VeniceChallengerBB.com

680 Percheron Circle
Nokomis, Florida 34275

Rich Carroll
(941) 685-4668
OldCoach2323@aol.com

Sue Lomas
(941) 809-6098

February 24, 2018



February 23, 2018

Mr. Peter Boers
Venice City Hall
401 West Venice Avenue
Venice, FL 34285

Dear Mr. Boers,

I wanted to take this opportunity to illustrate the high level of community involvement of Michael Beaumier and Gilbane Building Company. Michael is an active member of our Board of Directors at the Boys & Girls Clubs of Sarasota County. His service includes being a long standing member of our Venice Advisory Board and is the current chair of our Building Committee. These roles have kept Michael and Gilbane very active in our local community. Michael is the point person for our local building and construction initiatives. In addition, he and Gilbane are supporters of our local fundraising events.

We are so excited about Michael's latest project – the Challenger Baseball Fields adjacent to our Boys & Girls Club. Having Challenger Baseball will be such an asset to the Venice Community and our Boys & Girls Club. Our Venice Club is a proud partner of the Suncoast Foundation and we are looking forward to a strong partnership with Challenger Baseball.

If you have any further questions about Michael Beaumier and Gilbane's strong commitment to our local community I'd be happy to share. I can be reached at 941-366-3911 or by email at bsadlo@bgcsarasota.com.

Thank you for your time.

A handwritten signature in black ink, appearing to read "Bill Sadlo".

Bill Sadlo
President/ CEO
Boys & Girls Clubs of Sarasota County

GREAT FUTURES START HERE.

Administrative Office • 3130 Fruitville Road • Sarasota, FL 34237 • 941-366-3911 • www.bgcsarasota.com



P.O. Box 1952
Nokomis, FL 34274
941.809.5232
bbq.bluegrassbash@gmail.com



February 15, 2018

Mr. Peter Boers
Venice City Hall
401 West Venice Avenue
Venice, Florida 34285

RFQ NUMBER: 3079-18

RFQ TITLE: CONSTRUCTION MANAGEMENT AT RISK SERVICES FOR CITY OF VENICE
PUBLIC SAFETY FACILITY

Dear Mr. Boers;

I am writing this letter on behalf of Gilbane Building Company and Mike Beaumier regarding their participation in the Suncoast BBQ & Bluegrass Bash and their involvement in working with the Suncoast Foundation for Handicapped Children to assist with the Challenger Baseball design, permitting and construction of their new fields on our property here in Venice.

Mike Beaumier is working with Jeanette Gates on our Sporting Clays Tournament. He has been actively involved in this event for the past several years. Additionally, Gilbane is a sponsor of our event.

I am currently assisting Mike with developing a plan to have The Suncoast Foundation participate in the funding of some of the cost of the new Challenger Baseball fields here in Venice. I am looking forward to working with Mike and Gilbane to successfully complete the Challenger Fields. Without question this will be a great amenity to our community.

Gilbane Building Company is active in our community and is giving back to assure we continue to have a beautiful place to call home. I am glad to have Gilbane as a partner.

If I can provide any additional information, please don't hesitate to contact me.

Thank you

Sincerely

Don Fisher

Board Member

Providing Rent-Free Facilities for:





Lighting the torch for the next generation

PO Box 1118 Venice, FL 34284 | sarasotafl@acementor.org | Twitter @ACEsarasotafl

March 1, 2018

Mr. Peter Boers
Venice City Hall
401 West Venice Avenue
Venice, FL 34285

RFQ NUMBER: 3079-18

RFQ TITLE: CONSTRUCTION MANAGEMENT AT RISK SERVICES FOR CITY OF VENICE PUBLIC SAFETY FACILITY

Dear Mr. Boers,

I am writing this letter on behalf of Gilbane Building Company regarding their participation in the ACE Mentor Program of Sarasota at Venice High School. Jordan Hoover has participated as a volunteer in the ACE Program for the past two years along with numerous other members of their team. Additionally, Gilbane Building Company has been a financial partner in this program to ensure that we are able to provide tremendous scholarship opportunities for our high school students involved.

The ACE Mentor Program of Sarasota is a non-profit organization that focuses on helping 10th-12th graders understand the fields and career opportunities related to Architecture, Construction and Engineering. This program is a 16-20 week program in the classroom in which professionals, like Jordan, volunteer their time to help students develop their own building design project. Last year we had over 110 students participating between two schools and gave away \$16,000 in scholarships to students committed to pursuing an A-E-C field of study.

Gilbane's participation in this program has been crucial to our continued success and the betterment of our program. Each year their involvement grows and they are always one of the biggest companies we can rely on to ensure we fulfill our mission of engaging, exciting, and enlightening high school students in our community to pursue careers in A-E-C. They have also expressed willingness to hire interns of current and former ACE students to further support our local economy.

This company is active in our community and despite its size, cares about this local community and cares enough to not only contribute monetarily to it, but also allow their people to volunteer with and engage high school students. We are glad to have Gilbane as a program and financial partner.

If I can provide any additional information, please don't hesitate to contact me.

Thank you

Sincerely,

Frank Domingo, PE
Board Member
frank.domingo@stantec.com

REQUIRED FORMS, CERTIFICATE OF INSURANCE, CERTIFICATIONS

Per the RFP, please find the required forms and certifications on the following pages.

- › Qualifications Statement
- › Local Preference Worksheet
- › Project Team Form
- › Public Entity Crimes Form
- › Drug Free Workplace Form
- › Indemnification/Hold Harmless Statement
- › Certification Regarding Debarments, Suspension, Ineligibility and Voluntary Exclusion
- › Conflict of Interest, and Litigation Statement
- › Non-Collusion Affidavit
- › Addendum Acknowledgment
- › Certificate of Insurance
- › State of Florida Certified General Contractors License
- › Sarasota County Registration

**SEALED REQUEST FOR QUALIFICATIONS
CITY OF VENICE, FLORIDA**

QUALIFICATIONS STATEMENT

The undersigned certifies under oath the truth and correctness of all statements and all answers to questions made hereinafter:

SUBMITTED TO: CITY OF VENICE
Procurement- Finance Department
401 W. Venice Avenue Room # 204
Venice, Florida 34285

CHECK ONE:
☒ Corporation
☐ Partnership
☐ Individual
☐ Joint Venture
☐ Other

SUBMITTED BY:

NAME: Gilbane Building Company
ADDRESS: 1751 Mound Street, Suite 106, Sarasota, FL 34236
PRINCIPLE OFFICE: Sarasota, Florida

1. State the true, exact, correct and complete legal name of the partnership, corporation, trade or fictitious name under which you do business and the address of the place of business.

The correct name of the Proposer is: Gilbane Building Company

The address of the principal place of business is: 7 Jackson Walkway, Providence, RI 02903

2. If the Proposer is a corporation, answer the following:

- a. Date of Incorporation: September 1, 1908
- b. State of Incorporation: Rhode Island
- c. President's Name: Michael E. McKelvy, President - CEO
- d. Vice President's Name: John T. Ruggieri, Senior Vice President - CFO
- e. Secretary's Name: Brad A. Gordon, Secretary
- f. Treasurer's Name: Michael M. Costello, Treasurer
- g. Name and address of Resident Agent: Gilbane Building Company | 1751 Mound Street, Suite 106, Sarasota, FL 34236

3. If Proposer is an individual or partnership, answer the following: Not applicable

a. Date of Organization: _____

b. Name, address and ownership units of all partners:

c. State whether general or limited partnership: _____

4. If Proposer is other than an individual, corporation, partnership, describe the organization and give the name and address of principals: Not applicable

5. If Proposer is operating under fictitious name, submit evidence of compliance with the Florida Fictitious Name Statute.

6. How many years has your organization been in business under its present business name?

145 years

a. Under what other former names has your organization operated?

Not applicable

ACKNOWLEDGEMENT

Signed, sealed and delivered
in the presence of:

M. Masse
Brown

By: T-D. Hensey

Timothy D. Hensey
(Printed Name)

Vice President
(Title)

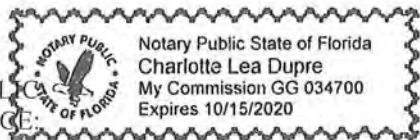
State of FLORIDA

County of SARASOTA

SS.

On this the 1st day of March, 2018, before me, the undersigned Notary Public of the State of Florida, personally appeared Timothy D. Hensey and (Names of individual(s) who appeared before Notary) whose name(s) in/are Subscribed to within instrument, and he/she/they acknowledge that he/she/they executed it.

NOTARY PUBLIC
SEAL OF OFFICE



Charlotte Lea Dupre
NOTARY PUBLIC, STATE OF FLORIDA

(Name of Notary Public: Print, stamp, or type as commissioned)

☒ Personally known to me, or ☐ Produced Identification:

☒ DID take an oath, or ☐ DID NOT take an oath

“LOCAL PREFERENCE” DETERMINATION

The following questions will help you determine local preference for your company. Please answer questions 1 through 4 **FIRST**. If you answer **NO** to any questions 1 through 4, local preference does **NOT** apply.

ONLY if you answer **YES** to questions 1 through 4, may you proceed to question 5.

If you answer **YES** to any questions 5 and 6, local preference applies.

If you are unsure of how to answer any questions, please contact the City of Venice’s Purchasing Department at 941-486-2626.

Questions 1 – 4

1. Has your company paid a local business tax either to Sarasota, DeSoto or Charlotte County (Manatee County does not currently have a local business tax) authorizing your company to provide goods or services described in this solicitation?

YES ☒ If “yes”, proceed to question 2.

NO ☐ If “no”, **STOP, local preference does not apply.**

* If the name on the local business tax receipt is not the same as the name on the bid/solicitation submittal, local preference does not apply.

2. Does your company maintain a permanent physical business address located within the limits of Sarasota, Manatee, DeSoto or Charlotte County from which your company operates or performs business?

YES ☒ If “yes”, proceed to question 3.

NO ☐ If “no”, **STOP, local preference does not apply.**

3. Does your company’s local business office (identified in question 2) have a least one full time employee?

YES ☒ If “yes”, proceed to question 4.

NO ☐ If “no”, **STOP, local preference does not apply.**

4. Do at least fifty percent (50%) of your company’s employees who are based in the local business location (identified in question 2) reside within Sarasota, Manatee, DeSoto or Charlotte County?

YES ☒ If “yes”, proceed to question 5.

NO ☐ If “no”, **STOP, local preference does not apply.**

Questions 5 – 6

5. Is your company's local business office (identified in question 2) the primary location (headquarters) of your company?

YES ☐ If "yes", STOP, local preference applies.

NO ☒ If "no", proceed to question 6.

6. If the local business office (identified in question 2) is not the primary location of your company, are at least ten percent (10%) of your company's entire full-time employees based at the local office location AND does at least one corporate officer, managing partner or principal owner of your company reside in Sarasota, Manatee, DeSoto or Charlotte County?

YES ☐ If "yes", STOP, local preference applies.

NO ☒ If "no", local preference does not apply.

The Sarasota office has a staff of **55** local employees out of 2,790 total Gilbane employees globally. Vice President Tim Hensey resides in Sarasota County.

PROJECT TEAM

TEAM NAME: Gilbane Building Company

FEDERAL ID No.: 050495530


Prime Role	Name & City of Residence of Individual Assigned to the Project	No. of Years Experience	Education, Degree(s)	Florida Active Registration Nos.
Principle-in-Charge	Tim Hensey Siesta Key, FL	42	MBC/Bldg Construction/ University of FL	
Project Executive Precon Manager	Mike Beaumier Osprey, FL	32	BS/Industrial Tech/Central Connecticut State University	GC 05958 Qualifying Agent
Project Manager	Ty Bliss Gainesville, FL	28	BS/Building Construction/ University of FL	LEED Accredited Professional
Project Engineer	Caitlin Day Sarasota, FL	5	MCM/Intl. Construction Management/ University of FL	LEED Green Associate
Superintendent	Matt Tedone Ponte Vedra, FL	11	BS/Construction Management/ Roger Williams University	LEED Accredited Professional Safety Trained Supervisor-Construction
Scheduler	Scott Mello Winter Garden, FL	31	MBC/Bldg Construction University of FL BBA/Management Florida Atlantic University	
Other Key Member Chief Estimator	Tom Sieczkowski Bradenton, FL	36	BS/Construction Management Colorado State University	LEED Accredited Professional
Purchasing Agent	Chris Beck Sarasota, FL	40	BA/Political Science/Boston University	LEED Accredited Professional BD+C

THIS PAGE MUST BE COMPLETED & SUBMITTED WITH OFFER

PUBLIC ENTITY CRIME INFORMATION

A person or affiliate who has been placed on the State of Florida's convicted vendor list following a conviction for a public entity crime may not submit an RFQ proposal on a contract to provide any goods or services to a public entity, may not submit a response on a contract with a public entity for services in the construction or repair of a public building or public work, may not submit bids on leases of real property to a public entity, may not be awarded or perform work as a Contractor, supplier, Sub-Contractor, or Contractor under a contract with any public entity, and may not transact business with any public entity in excess of the threshold amount provided in **Section 2876.017, for CATEGORY TWO for a period of 36 months from the date of being placed on the convicted vendor list.**

I, Timothy D. Hensey, Vice President, being an authorized representative of the firm of
Gilbane Building Company, located at City: Sarasota State:
Florida Zip: 34236, have read and understand the contents of the Public
Entity Crime Information and of this formal RFQ package, hereby submit our proposal accordingly.

Signature: 
Phone: (941) 758-6441
Federal ID#: 050495530

Date: March 1, 2018
Fax: None

DRUG FREE WORKPLACE

Preference shall be given to business with drug-free workplace programs. Whenever two or more RFQs, which are equal with qualifications and service, are received by the City for the procurement of commodities or contractual services, an RFQ received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. In order to have a drug-free workplace program, your firm shall:

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the action that will be taken against employees for violations of such prohibition.
2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any programs, and the penalties that may be imposed upon employees for drug abuse violations.
3. Give each employee engaged in providing the commodities or contractual services that are under an RFQ, a copy of the statement specified in subsection (1).
4. In the statement specified in subsection (1), notify the employees that as a condition of working on the commodities or contractual services that are under RFQ, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of the United States or any state, for a violation occurring in the workplace no later than five (5) days after such conviction.
5. Impose a sanction on, or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by an employee who is so convicted.
6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign the statement, I certify that this firm complies fully with the above requirements.

Concur Yes ✓

Variance _____

March 1, 2018
Date

T-D. Hensey
Contractor's Signature

Timothy D. Hensey

INDEMNIFICATION/HOLD HARMLESS

The elected firm shall indemnify and hold harmless the City and its officers and employees from liabilities, damages, losses, and costs, including, but not limited to, reasonable attorneys' fees, to the extent caused by the negligence, recklessness, or intentionally wrongful conduct of the elected firm and other persons employed or utilized by the elected firm in the performance of the contract.

I, Timothy D. Hensey, being an authorized representative of the firm of

Gilbane Building Company located at City Sarasota, State

Florida, Zip Code 34236 Phone: (941) 758-6441 Fax:

No Fax Line. Having read and understood the contents above, hereby submit

accordingly as of this Date, March 1, 2018.

Timothy D. Hensey, Vice President
Please Print Name

T-D. Hensey
Signature

This signed document shall remain in effect for a period of one (1) year from the date of signature or for the contract period, whichever is longer.

**CERTIFICATION REGARDING DEBARMENTS, SUSPENSION, INELIGIBILITY AND
VOLUNTARY EXCLUSION-LOWER TIER FEDERALLY FUNDED TRANSACTIONS
STATE OF FLORIDA GRANT ASSISTANCE PURSUANT TO
AMERICAN RECOVERY AND REINVESTMENT ACT UNITED STATES
DEPARTMENT OF ENERGY AWARDS**

1. The undersigned hereby certifies that neither it nor its principals is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any Federal department or agency.
2. The undersigned also certifies that it and its principals:
 - a. Have not within a three-year period preceding this certification been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (Federal, State or local) transaction or contract under a public transaction; violation of Federal or State anti-trust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, or receiving stolen property.
 - b. Are not presently indicted for or otherwise criminally or civilly charged by a governmental entity (Federal, State or local) with commission of any of the offenses enumerated in paragraph 2.(a) of this Certification; and (b) Have not within a three-year period preceding this certification had one or more public transactions (Federal, State or Local) terminated for cause or default.
3. Where the undersigned is unable to certify to any of the statements in this certification, an explanation shall be attached to this certification.

Dated this 1st day of March, 2018.

By: _____

Authorized Signature

Timothy D. Hensey, Vice President

Typed Name of Title

Gilbane Building Company

Recipient's Firm Name

1751 Mound Street, Suite 106

Street Address

Sarasota, FL 34236

City/State/Zip Code

CONFLICT/NON CONFLICT OF INTEREST AND LITIGATION STATEMENT

CHECK ONE



To the best of our knowledge, the undersigned firm has no potential conflicts of interest due to any other clients, contracts, or property interest for this project.

OR



The undersigned firm, by attachment to this form, submits information which may be a potential conflict of interest due to other clients, contracts, or property interest for this project.

LITIGATION STATEMENT

IN FLORIDA ONLY, JUDGMENTS AGAINST THE FIRM, AND SUITS AGAINST CITY OF VENICE. INCLUDE ACTIONS AGAINST THE FIRM BY OR AGAINST ANY LOCAL, STATE, OR FEDERAL REGULATORY AGENCY.

CHECK ONE



The undersigned firm has had no litigation adjudicated against the firm on any projects in the last five (5) years and has filed no litigation against City of Venice in the last five (5) years.

OR



The undersigned firm, BY ATTACHMENT TO THIS FORM, submits a summary and disposition of individual cases of litigation in Florida adjudicated against the firm during the past five (5) years; all legal actions against City of Venice during the past five (5) years; and actions by or against any Federal, State and local agency during the past five (5) years.

* Please see attached.

Company Name: Gilbane Building Company

Authorized Signature: T-D Hensey

Name (print or type): Timothy D. Hensey

Title: Vice President

Failure to check the appropriate blocks above may result in disqualification of your proposal. Failure to provide documentation of a possible conflict of interest, or a summary of past litigation, may result in disqualification of your proposal. Should additional information regarding the above items come to the attention of City of Venice after award, the awarded contract shall be subject to immediate termination.

GILBANE BUILDING COMPANY - CURRENT/SETTLED CASES PAST FIVE YEARS IN FLORIDA

February 2013 to February 2018

As would be expected for a construction firm with revenues of approximately \$5.0 billion in 2017, Gilbane Building Company has been involved in a number of claims and/or litigation cases. Most of these are inconsequential cases into which Gilbane is brought by a subcontractor or other party. In our judgment, there are no current outstanding legal cases which have significant potential to have any substantial adverse impact on Gilbane's overall financial position, nor have there been within the past five years. Bankruptcy, personal injury, and workers compensation matters are excluded.

CURRENT CASES

Gilbane was selected as Construction Manager at Risk for the renovations and expansions of the Ed Smith stadium in Sarasota County. The project was successfully delivered on time and within budget in spite of an aggressive schedule that required the Stadium be open for Spring Training the following year.

After substantial completion of the project, design issues arose with the concrete floors over exterior walkways in the arcade and on the second floor of the stadium. The concrete surfaces in question were not originally designed to accept a topically applied system, but the system was requested by the Baltimore Orioles because identical product was installed in interior applications at Camden Yards, the Orioles' main stadium in Baltimore, Maryland. The new system was to address the design issues discovered in such concrete floors.

Gilbane raised concerns over the appropriateness of the specified system at the time of installation, but was issued a change order and was directed to install the system specified by the design architect, the county and the Orioles.

The system has indeed failed. Sarasota County is attempting to hold Gilbane accountable for the performance of the system, which was specified and designed by others. We strongly maintain that the original concrete surfaces were never designed to accept such a system without substantial modifications and additions for drainage and waterproofing. Further, we maintain the system specified is not appropriate for exterior applications, which is validated by the flooring expert and the manufacturer.

Gilbane Building Co. as successor in interest to W. G. Mills, Inc. has been sued by Sarasota County over this failure of the exterior flooring system. The case remains pending, but is not proceeding until additional testing and evaluations have been completed at which time it is anticipated the parties will meet or mediate to address and potentially resolve this matter.

1.	
Plaintiff(s)	Sarasota County
Defendant(s)	Gilbane Building Company
Court	Twelfth Judicial Circuit Court, Sarasota County, Florida
Docket/Index	2016CA006035NC
Project	Ed Smith Stadium
Location	Sarasota, Florida
Services	Construction Management
Date Initiated	November 30, 2016
Status	Pending
This is an action for Breach of Contract filed by the County. Pending.	

CLOSED/SETTLED CASES

1.	
Plaintiff(s)	Summerport Residential Property Owners' Association, Inc., a Florida Not for Profit Corporation
Defendant(s)	Orlando Health Central, Inc.
	Gilbane Building Company
	Unknown Tenants Nos. 1 and 2
Court	Circuit Court Ninth Judicial County Florida
Docket/Index	2016-CA-10496-0
Project	Summerport
Location	Orlando, Florida
Services	Construction Management
Date Initiated	12/02/2016
Status	Settled/Dismissed 02/23/2017
This was an action for foreclosure of claim of lien. This matter was settled and dismissed in December 2017.	

2.	
Plaintiff(s)	Sasso Air Conditioning, Inc., d/b/a Ed's Air Conditioning
Defendant(s)	Gilbane Building Company
	Travelers Casualty and Surety Company of America, Inc.
Court	Circuit Court Fifteenth Judicial Circuit, Palm Beach County, Florida
Docket/Index	50217CA001952
Project	Azure Condominium
Location	Jupiter, Florida
Services	Construction Management
Date Initiated	02/16/2017
Status	Settled 05/07/2017
This was an action for alleged breach of contract. This matter settled in May 2017.	

CONTACT INFORMATION FOR ALL CASES:

Brad A. Gordon, Sr. VP-General Counsel

Gilbane Building Company, 7 Jackson Walkway, Providence, RI 02903

Tel: 401.456.5800 Email: bgordon@gilbaneco.com

NON-COLLUSION AFFIDAVIT

State of FLORIDA

County of SARASOTA

SS.

Timothy D. Hensey being first duly sworn, deposes and says that:

1. He/she is the Vice President, (Owner, Partner, Officer, Representative or Agent) of Gilbane Building Company the Proposer that has submitted the attached Proposal;
2. He/she is fully informed respecting the preparation and contents of the attached Proposal and of all pertinent circumstances respecting such Proposal;
3. Such Proposal is genuine and is not a collusive or sham Proposal;
4. Neither the said Proposer nor any of its officers, partners, owners, agents, representatives, employees or parties in interest, including this affiant, have in any way colluded, conspired, connived or agreed, directly or indirectly, with any other Proposer, firm, or person to submit a collusive or sham Proposal in connection with the Work for which the attached Proposal has been submitted; or have in any manner, directly or indirectly sought by agreement or collusion, or have in any manner, directly or indirectly, sought by agreement or collusion, or communication or conference with any Proposer, firm, or person to fix the price or prices in the attached Proposal or of any other Proposer, or to fix any overhead, profit, or cost elements of the Proposal price or the Proposal price of any other Proposer, or to secure through any collusion, conspiracy, connivance, or unlawful agreement any advantage against (Recipient), or any person interested in the proposal Work.

Signed, sealed and delivered
in the presence of:

[Signature]
[Signature]

By: T-D Hensey

Timothy D. Hensey
(Printed Name)

Vice President
(Title)

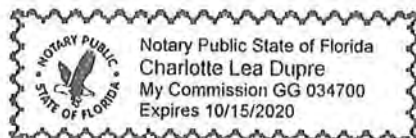
ACKNOWLEDGEMENT

State of FLORIDA

County of SARASOTA

On this the 1st day of March, 2018, before me, the undersigned Notary Public of the State of Florida, personally appeared Timothy D. Hensey and (Names of individual(s) who appeared before Notary) whose name(s) in/are subscribed to within instrument, and he/she/they acknowledge that he/she/they executed it.

NOTARY PUBLIC
SEAL OF OFFICE:



[Signature]
NOTARY PUBLIC, STATE OF FLORIDA

Charlotte Lea Dupre
(Name of Notary Public: Print, stamp, or type as commissioned)

☒ Personally known to me, or ☐ Produced Identification: _____ ☒ DID take an oath, or ☐ DID NOT take an oath

CITY OF VENICE PROCUREMENT- FINANCE DEPARTMENT
401 W. VENICE AVE. - ROOM # 204
VENICE, FL. 34285
(941) 486-2626
FAX (941) 486-2790
ADDENDUM NO. 1

Date: February 21, 2018

To: All Prospective Proposers

Re: RFQ #3079-18 Construction Management at Risk Services for City of Venice Public Safety Facility

This addendum sets forth changes and/or information as referenced and is hereby made part of and should be attached to the subject Contract Documents. Receipt of this Addendum shall be acknowledged below and in the submitted proposal. It shall be the responsibility of each proposer, prior to submitting a proposal, to contact the City of Venice- Procurement-Finance Department to determine if addenda were issued and to make such addenda a part of their proposal.

QUESTION:

In reviewing this section it appears that the criteria shown in this RFQ, may need to be revised to reflect the scope of work for the CM requested on pages 10 – 12 of the RFQ.

Ability to perform the services expeditiously at the request of the City. Location and availability of technical support people and assigned project manager to the City 20%

The points will be awarded based on factors such as the physical location of the Firm's office and its **Design Professionals and sub-consultants**, as well as on the degree of interest shown in undertaking the project. All key personnel shall have their primary work location identified in the submittal. Firms that have the ability to complete all the services in-house may be awarded more points than firms that require sub-consultants unless a compelling rationale is given as to why the diversified team approach is better for this particular project. Firms that do not adequately anticipate nor cover in-house all of the services required (**such as ecological, hydrogeological, structural engineering services, etc.**) will receive less points than firms whose response properly identifies all the **design professionals** required to provide the scope of services.

- 1) We would anticipate providing an overview in the Ability to Perform Services section that would cover the items outlined on pages 10 thru 12 of the RFQ, but do not want to do anything that may appear that we are not properly addressing the question being asked in this section, can you confirm that we should be addressing the Scope of Services requested by the City as part of our Ability to Provide Service as outlined**

2) The Project Team form has a list of staff members that a CM would not normally have on Staff. Is it okay to modify the form to reflect our Org Chart of Staffing we would provide to the Project? I have shown below the positions we would generally include in our Org Chart for your review.

- Principle in Charge
- Project Executive
- Project Manager
- Project Engineer
- General Superintendent
- Chief Estimator
- Purchasing Agent
- Chief Scheduler

Please advise if this list is acceptable and if it is acceptable to modify the Form to reflect this staffing.

RESPONSE:

Section 4 is amended as follows:

Scoring Method

The scoring method for the RFQ will be based on the Required Response Format of the qualifications response. There will be no points given to the letter of interest.

SELECTION CRITERIA	WEIGHT %
Project team's professional qualifications and key personnel experience.	30%
Project team experience with governments of similar size to the City.	30%
Ability to perform the services expeditiously at the request of the City. Location and availability of technical support people and assigned project manager to the City.	20%
Local Preference	10%
Completeness of RFQ submittal	10%

Project team's ~~professional~~ qualifications and key personnel experience 30%

This section requires that the project team organizational chart, resumes and key personnel experience make the lines of communication and responsibility very clear as well as who the Client Manager is. Maximum points will be given to key personnel experience that is relevant to projects with governments of similar size to the City of Venice. In addition, higher value will be given to a team that includes key personnel experience demonstrating the capability to perform all or most aspects of the project, and recent experience in Public Safety Facility projects comparable to the proposed task. The quality of projects previously undertaken, and capability to complete projects on budget will also be considered.

Project team experience/references 30%

This section of the RFQ deals with relevant and related experience and qualifications. Maximum points will be given to projects where the related experience and qualifications of the firm correlates directly with the project team members per the organizational chart and their resumes. In addition, higher value will be given to work performed for governments of a similar size to the City of Venice. Recent work experience will be weighted more heavily than historical experience. The team's reputation for professional integrity and competence will also be considered.

Provide a specific reference for contact by the City that can attest to the work performed by the consulting team member. One should anticipate that these references will be called and that the responses to these references will affect the awarding of points in this category.

Ability to perform the services expeditiously at the request of the City. Location and availability of technical support people and assigned project manager to the City 20%

The points will be awarded based on factors such as the physical location of the Firm's office and its ~~Design Professionals and sub-consultants~~, as well as on the degree of interest shown in undertaking the project. All key personnel shall have their primary work location identified in the submittal. Firms that have the ability to complete all the services in-house may be awarded more points than firms that require sub-consultants unless a compelling rationale is given as to why the diversified team approach is better for this particular project. Firms that do not adequately anticipate nor cover in-house all of the services required ~~(such as ecological, hydrogeological, structural engineering services, etc.)~~ will receive less points than firms whose response properly identifies all the ~~design professionals~~ personnel required to provide the scope of services.

Local Preference 10%

Criteria defined in Section 1, Article 16 of the RFQ.

Completeness of RFQ submittal 10%

RFQ packages must include adequate proof of insurance coverage for all team member firms and proof of ~~professional licenses and~~ registrations required to perform ~~design and permitting~~ activities required by the project and include all other required forms (such as the Drug Free Workplace Form, etc.).

Other Considerations

The City will allow an Additional Consideration Section for the applicants to present any other relevant information that they believe should be considered during the qualifications shortlisting process. This information can include a preliminary project approach, recommendation letters, color photos, or any other type of information that they feel should be taken into account during our selection process.

Shortlisting and Notification

Subsequent to selection and approval by the City, all respondents to this solicitation will be notified in writing regarding the selection of the top ranked Firms.

~~Reuse of Design Ideas~~

~~Upon submittal of proposals and oral presentations, all information becomes public information and the concepts or design ideas advanced by any Firm may be reused directly or indirectly by the City without any limitation or payment to the Firm. Granting the City the right to reuse documents contained in the presentation and proposal is a condition of presenting the proposals.~~

Challenge of Notice of Intent to Award

Any person adversely affected by the City's decision, or intended decision, on the award is entitled to challenge the award by filing a written notice of protest within 72 hours after the posting of the intent to award. A copy of the City's protest procedures may be obtained through the Purchasing Department upon request.

Rejection of Proposals

The City of Venice reserves the right to waive minor proposal irregularities, and to reject any and all Proposals or parts thereof, or to accept the Proposal(s) or parts thereof, when considered by it to be in the best interest of the City.

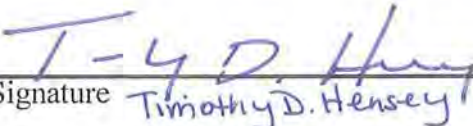
REVISION:

A revised PROJECT TEAM form is attached to this addendum and must be included with your submittal.

Peter A. Boers
Procurement Department

Acknowledgment is requested even if you have elected not to respond to this bid. A designated management representative of your firm can sign the receipt for this addendum. Please acknowledge receipt of this addendum immediately by fax to (941) 486- 2790 or mail to the above noted address, if a fax is not possible.

Receipt Acknowledged:


Signature Timothy D. Hensey

Gilbane Building Company
Company

March 1, 2018
Date

A copy of this addendum (excluding attachments) is to be included with the proposal response.



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

6/23/2017

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Alliant Insurance Services, Inc.
131 Oliver Street, 4th Floor
Boston, MA 02110

CONTACT NAME: Ryan Dye
PHONE (A/C, No, Ext): 617-535-7200 FAX (A/C, No): 617-535-7205
E-MAIL ADDRESS: Ryan.Dye@alliant.com

INSURER(S) AFFORDING COVERAGE

NAIC #

INSURER A: Starr Indemnity & Liability Company 38318

INSURER B: Travelers Indemnity Company of CT 25682

INSURER C: Travelers Indemnity Company 25658

INSURER D: Charter Oak Fire Insurance Company 25615

INSURER E:

INSURER F:

INSURED
Gilbane Building Company
7 Jackson Walkway
Providence, RI 02903

COVERAGES

CERTIFICATE NUMBER: 277818112

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
C	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> XCU included <input checked="" type="checkbox"/> Contractual Liab GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:			VTC2K-CO-2E970978-IND-17	6/30/2017	6/30/2018	EACH OCCURRENCE \$2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$1,000,000 MED EXP (Any one person) \$10,000 PERSONAL & ADV INJURY \$2,000,000 GENERAL AGGREGATE \$4,000,000 PRODUCTS - COMP/OP AGG \$4,000,000 \$
B	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS			VTE-CAP-2E97098A-TCT-17	6/30/2017	6/30/2018	COMBINED SINGLE LIMIT (Ea accident) \$1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	<input type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED <input type="checkbox"/> RETENTION \$			1000584521171	6/30/2017	6/30/2018	EACH OCCURRENCE \$10,000,000 AGGREGATE \$10,000,000 \$
D C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input checked="" type="checkbox"/> N	N/A	VTC2O-UB-2E970954-17 VTRK-UB-2E970966-17	6/30/2017 6/30/2017	6/30/2018 6/30/2018	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$1,000,000 E.L. DISEASE - EA EMPLOYEE \$1,000,000 E.L. DISEASE - POLICY LIMIT \$1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Evidence of Insurance

CERTIFICATE HOLDER

CANCELLATION

Evidence of Insurance

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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PRODUCER
Alliant Insurance Services, Inc.
131 Oliver Street, 4th Floor
Boston, MA 02110

CONTACT NAME: Ryan Dye
PHONE (A/C, No, Ext): 617-535-7200 FAX (A/C, No): 617-535-7205
E-MAIL ADDRESS: Ryan.Dye@alliant.com

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INSURER B: American Guarantee and Liability In 26247

INSURER C: Charter Oak Fire Insurance Company 25615

INSURER D: Travelers Indemnity Company 25658

INSURER E: Travelers Indemnity Company of CT 25682

INSURER F:

INSURED
Gilbane Building Company
7 Jackson Walkway
Providence, RI 02903

COVERAGES

CERTIFICATE NUMBER: 428414080

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
D	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> XCU included <input checked="" type="checkbox"/> Contractual Liab GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:			VTC2K-CO-2E970978-IND-17	6/30/2017	6/30/2018	EACH OCCURRENCE \$2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$1,000,000 MED EXP (Any one person) \$10,000 PERSONAL & ADV INJURY \$2,000,000 GENERAL AGGREGATE \$4,000,000 PRODUCTS - COMP/OP AGG \$4,000,000 Deductible \$250,000
E	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS			VTE-CAP-2E97098A-TCT-17	6/30/2017	6/30/2018	COMBINED SINGLE LIMIT (Ea accident) \$1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	<input type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED <input type="checkbox"/> RETENTION \$			1000584521171	6/30/2017	6/30/2018	EACH OCCURRENCE \$10,000,000 AGGREGATE \$10,000,000 \$
C D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input checked="" type="checkbox"/> N	N/A	VTC2O-UB-2E970954-17 VTRK-UB-2E970966-17	6/30/2017 6/30/2017	6/30/2018 6/30/2018	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$1,000,000 E.L. DISEASE - EA EMPLOYEE \$1,000,000 E.L. DISEASE - POLICY LIMIT \$1,000,000
B	1st Layer Excess Liab			AEC 9300324-16	6/30/2017	6/30/2018	Each Occurrence \$15,000,000 Aggregate \$15,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Evidence of Insurance

CERTIFICATE HOLDER

Evidence of Insurance

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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**STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION**

**CONSTRUCTION INDUSTRY LICENSING BOARD
2601 BLAIR STONE ROAD
TALLAHASSEE FL 32399-0783**

(850) 487-1395

**BEAUMIER, MICHAEL J
GILBANE BUILDING COMPANY
682 CLEAR CREEK DRIVE
OSPREY FL 34229**

Congratulations! With this license you become one of the nearly one million Floridians licensed by the Department of Business and Professional Regulation. Our professionals and businesses range from architects to yacht brokers, from boxers to barbeque restaurants, and they keep Florida's economy strong.

Every day we work to improve the way we do business in order to serve you better. For information about our services, please log onto www.myfloridalicense.com. There you can find more information about our divisions and the regulations that impact you, subscribe to department newsletters and learn more about the Department's initiatives.

Our mission at the Department is: License Efficiently, Regulate Fairly. We constantly strive to serve you better so that you can serve your customers. Thank you for doing business in Florida, and congratulations on your new license!



**STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND
PROFESSIONAL REGULATION**

CGC059578

ISSUED: 06/30/2016

**CERTIFIED GENERAL CONTRACTOR
BEAUMIER, MICHAEL J
GILBANE BUILDING COMPANY**

**IS CERTIFIED under the provisions of Ch.489 FS.
Expiration date : AUG 31, 2018 L1606300000766**

DETACH HERE

RICK SCOTT, GOVERNOR

KEN LAWSON, SECRETARY

**STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
CONSTRUCTION INDUSTRY LICENSING BOARD**

LICENSE NUMBER

CGC059578

**The GENERAL CONTRACTOR
Named below IS CERTIFIED
Under the provisions of Chapter 489 FS.
Expiration date: AUG 31, 2018**



**BEAUMIER, MICHAEL J
GILBANE BUILDING COMPANY
1751 MOUND
SUITE 107
SARASOTA FL 34236**



ISSUED: 06/30/2016

DISPLAY AS REQUIRED BY LAW

SEQ # L1606300000766

State of Florida

Department of State

I certify from the records of this office that GILBANE BUILDING COMPANY is a Rhode Island corporation authorized to transact business in the State of Florida, qualified on December 10, 1998.

The document number of this corporation is F98000006710.

I further certify that said corporation has paid all fees due this office through December 31, 2018, that its most recent annual report/uniform business report was filed on January 2, 2018, and that its status is active.

I further certify that said corporation has not filed a Certificate of Withdrawal.

*Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this
the Second day of January, 2018*



Ken Diefmer
Secretary of State

Tracking Number: CU7028227570

To authenticate this certificate, visit the following site, enter this number, and then follow the instructions displayed.

<https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication>

2017-18

SARASOTA COUNTY BUSINESS TAX RECEIPT

ACCOUNT NO.

THIS TAX DOES NOT ASSURE QUALITY OF WORK OR CONFIRM THAT REGULATORY OR ZONING REQUIREMENTS HAVE BEEN MET. IT IS THE OWNER'S RESPONSIBILITY TO ENSURE COMPLIANCE.

2300490013975

MACHINES ROOMS SEATS EMPLOYEES
50

BUSINESS TYPE
002301 CONTRACTOR - LICENSED

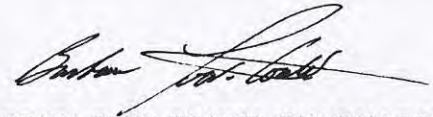
BUSINESS ADDRESS 1751 MOUND ST STE 107
SARASOTA, FL 34236

PAID-5021659.0001-0001 P11 09/26/2017 59.06

GILBANE BUILDING COMPANY
1751 MOUND ST
STE 107
SARASOTA, FL 34236

ACTIVE

MUST BE DISPLAYED IN A CONSPICUOUS PLACE
VALID UNTIL 09/30/18



BARBARA FORD-COATES, TAX COLLECTOR
101 S. Washington Blvd. | Sarasota, FL 34236
941.861.8300, option 3 | Info@SarasotaTaxCollector.com
www.SarasotaTaxCollector.com

2017-18

SARASOTA COUNTY BUSINESS TAX RECEIPT

ACCOUNT NO.

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2300490013975

MACHINES ROOMS SEATS EMPLOYEES
50

BUSINESS TYPE
002301 CONTRACTOR - LICENSED

BUSINESS ADDRESS 1751 MOUND ST STE 107
SARASOTA, FL 34236

PAID-5021659.0001-0001 P11 09/26/2017 59.06

GILBANE BUILDING COMPANY
1751 MOUND ST
STE 107
SARASOTA, FL 34236

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VALID UNTIL 09/30/18



BARBARA FORD-COATES, TAX COLLECTOR
101 S. Washington Blvd. | Sarasota, FL 34236
941.861.8300, option 3 | Info@SarasotaTaxCollector.com
www.SarasotaTaxCollector.com

INFORMATION ONLY: REMOVE OR FOLD BEHIND BEFORE POSTING RECEIPT

**THIS RECEIPT IS FURNISHED PURSUANT TO CHAPTER 205 LAWS OF FLORIDA
AND SARASOTA COUNTY ORDINANCE 91-084, AS AMENDED**

The law required this receipt to be displayed conspicuously at the place of business so that it is open to the view of the public and available for inspection. Upon failure to do so, the business shall be subject to the payment of another full tax for the same business, profession or occupation.

Payment is due each year by September 30th. Payment after September 30th is delinquent and subject to a penalty of 10% for the month of October, plus an additional 5% penalty for each month thereafter. The total delinquency penalty shall not exceed 25% of the tax. A 25% penalty is imposed on any person engaged in any new business, occupation or profession without first paying a Sarasota County Business Tax.

This receipt is for a business tax only. It does not permit the person/business to violate any existing regulatory or zoning laws of the state, county or cities, nor does it exempt the business from licenses or permits that may be required by law. This receipt does not assure the quality of work.

All businesses in Sarasota County are responsible for complying with the Sarasota County mandatory recycling ordinance.

Business Taxes are subject to change according to law.

City of Sarasota Local Business Tax Division

Professional Tax Receipt

Tax Receipt Number: 18-002746



CITY OF SARASOTA

FLORIDA

MICHAEL J. BEAUMIER

1751 MOUND ST, SUITE 107

SARASOTA, FL 34236

In consideration of the amount shown herein paid to the City of Sarasota Local Business Tax Division, the named person or business is authorized to engage in business.

Professional License Type: CERTIFIED GENERAL CONTRACTOR

Fee: \$94.50

Issue Date: October 16, 2017

Effective Date: October 1, 2017

Expiration Date: September 30, 2018

City of Sarasota Local Business Tax Division