



# City of Greensboro

Melvin Municipal  
Office Building  
300 W. Washington Street  
Greensboro, NC 27401

## Agenda Report

File Number: 2025-92

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### Agenda Item# I.1.

**Agenda Date:** 2/4/2025. **Department:** Water Resources

**Meeting Type:** Council Meeting **Category:** General Business Agenda

**Title:** 2024 - 92 Resolution to Authorize a Contract in the Amount of \$2,720,034 with The Haskell Company as the Construction Manager at Risk (CMAR) for the Mitchell WTP Residuals and Emerging Contaminants Improvements

**Council Priority: Place an 'x' in the box.**

- |  |  |
|--|--|
| <input type="checkbox"/> Safest City                     | <input type="checkbox"/> Most Skilled Workforce                                    |
| <input type="checkbox"/> Easiest Place to Do Business    | <input type="checkbox"/> Most Connected City                                       |
| <input type="checkbox"/> Youth Sports Capital            | <input type="checkbox"/> Hub of Recreation and Entertainment                       |
| <input type="checkbox"/> Abundance of Attainable Housing | <input checked="" type="checkbox"/> Other/Admin <u>Infrastructure Improvements</u> |

**Council District:** 3

**Public Hearing:** No

**Advertising Date/By:** N/A

**Contact 1 and Phone:** Michael Borchers, Ext. 2494

**Contact 2 and Phone:** Virginia Spillman, Ext. 3260

**PURPOSE:**

Water Resources Department is requesting approval for the Mitchell WTP Residuals and Emerging Contaminants CMAR contract for pre-construction services. City Council approval of a contract with The Haskell Company in the amount of \$2,720,034 is requested.

**BACKGROUND:**

The City of Greensboro Water Resources Department is aware of the presence of contaminants, such as PFAS, in the drinking water and currently has measures in place to treat the water, however, these are not long-term solutions. The City plans to upgrade the existing conventional treatment systems, improve the backwash and residuals systems, add permanent PFAS treatment to meet regulatory compliance, and upgrade the operations, maintenance, and laboratory systems at the water treatment plant using the Construction Manager at Risk (CMAR) delivery method. The Residuals and the Emerging Contaminants projects were two separate design projects and are being combined for construction. An advantage of using a CMAR in construction for this project is so there is one prime contractor overseeing all of the construction work and to help expedite the timeline of the emerging contaminants improvements to meet regulatory requirements.

*Vision Statement: "A Community with Endless Economic Opportunities and Exceptional Quality of Life."*

On June 30, 2023, the Water Resources Department formally issued a Request for Qualifications (RFQ) for firms to serve as the Construction Manager at Risk (CMAR). The City received proposals from 3 firms, however, the RFQ was cancelled on September 18, 2023. On January 12, 2024, the Water Resources Department formally issued a RFQ for firms to serve as the CMAR for the second time. The City received proposals from 3 firms, however, the RFQ was cancelled on July 11, 2024.

On September 17, 2024, the Water Resources Department formally issued a RFQ for firms to serve as the CMAR for the third time. The City formed a nine-member Evaluation and Ranking Committee to review each CMAR proposal for this RFQ. The committee evaluated and ranked the two proposals using a weighted point scale rating system based on the six (6) criteria defined in the RFQ. The two firms were The Haskell Company and Ulliman Schutte Construction, LLC. The Haskell Company was selected as the CMAR Contractor through a qualification based selection in accordance to GS143-64.31.

Haskell will be teaming with Cate Services & Construction LLC, Taylor Engineering & Consulting PLLC, and McCants LLC for this CMAR pre-construction services contract. Cate Services and McCants are local MBE's. Taylor Engineering is a local WBE's. The MWBE commitment on this project is 20.18% MBE and 2.99% WBE.

The Haskell Company will determine the Guaranteed Maximum Prices (GMP) for construction work, which will require future change orders to this contract. Haskell will develop construction packages and work with the City's Prequalification Committee to qualify contractors and also work with the City's MWBE department to develop construction MWBE goals. Council approval will be required for future change orders.

**BUDGET IMPACT:**

Funding in the amount of \$2,720,034 is budgeted in the Water Resources Revenue Bond Account. A budget ordinance is needed to use this account.

**ACCOUNT NUMBER:**

517-70-7099216.6019

**RECOMMENDATION / ACTION REQUESTED:**

It is recommended that City Council approve the CMAR Contract with The Haskell Company for pre-construction services of the Mitchell WTP Residuals and Emerging Contaminants Improvements.