

Project Minutes

| | | | |
|---------------|--|---------------|--------|
| Project: | Fuller Middle School Feasibility Study | Project No.: | 17050 |
| Prepared by: | Joel Seeley | Meeting Date: | 1/7/19 |
| Re: | CM Prequalification Committee Meeting | Time: | 6:00pm |
| Location: | Fuller Middle School Library | Meeting No.: | 4 |
| Distribution: | Attendees (MF) | | |

Attendees:

| PRESENT | NAME | AFFILIATION |
|---------|-----------------------|---|
| ✓ | Richard Weader II | Member of community with arch., eng., and/or construction experience |
| ✓ | Michael Grilli, Chair | Member of community with arch., eng., and/or construction experience |
| ✓ | Jennifer Pratt | Assistant Chief Financial Officer and SBC Member who is MCPPO certified |
| ✓ | Matt Torti | Director of Buildings and Grounds |
| ✓ | David Panich | School Building Committee Member |
| | Dr. Dale Hamel | School Building Committee Member |
| ✓ | Philip Gray | JLA, Architect |
| ✓ | Joel Seeley | SMMA, OPM |

| Item # | Action | Discussion |
|--------|--------|--|
| 4.1 | Record | Call to Order, 6:00 PM, meeting opened. |
| 4.2 | Record | A motion was made by D. Panich and seconded by M. Torti to approve the 12/4/18 CM Prequalification Committee meeting minutes. No discussion, motion passed unanimously by those attending. |
| 4.3 | Record | J. Seeley distributed and reviewed the Register of Responders and CM Statement of Qualifications Forms, attached. The Committee is to fill in the Evaluation Form for each CM. |
| 4.4 | Record | Next CM Prequalification Committee Meeting: January 14, 2019 at 6:00 PM at Fuller Middle School Library. |
| 4.5 | Record | A Motion was made by R. Weader II and seconded by P. Gray to adjourn the meeting. No discussion, motion passed unanimous. |

Attachments: Agenda, Register of Responders and CM Statement of Qualifications Evaluation Forms

The information herein reflects the understanding reached. Please contact the author if you have any questions or are not in agreement with these Project Minutes.

Agenda

| | | | |
|-------------------|--|---------------|----------|
| Project: | Fuller Middle School Feasibility Study | Project No.: | 17050 |
| Re: | CM Prequalification Subcommittee Meeting | Meeting Date: | 1/7/2019 |
| Meeting Location: | Fuller Middle School Library 31 Flagg Drive, Framingham, MA | Meeting Time: | 6:00 PM |
| Prepared by: | Joel G. Seeley | Meeting No.: | 4 |
| Distribution: | Committee Members (MF) | | |

1. Call to Order
2. Approval of Minutes
3. Review Qualification Statements
4. Next Meeting: January 14, 2019
5. Adjourn

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION**EVALUATION INSTRUCTIONS****Construction Manager Prequalification Committee Members****FRAMINGHAM: FULLER MIDDLE SCHOOL**

| | |
|--------------------|----------------|
| Richard Weader, II | David Panich |
| Michael Grilli | Dr. Dale Hamel |
| Jennifer Pratt | Philip Gray |
| Matt Torti | Joel Seeley |

Evaluation Instructions

Attached are the Construction Managers who have submitted a complete Statement of Qualifications (SOQ) for the project.

- STEP 1** Confirm all requirements are included in each SOQ submittal. Please sign to confirm agreement.
- STEP 2** Complete Numerical Comparative Evaluation Sections 1-2. Each Section lists the tabbed Schedule to be referenced and should be scored as noted beside each criteria item
- STEP 3** Add all section totals under Total Comparative Points.
- STEP 4** Complete Detailed Comparative Evaluation Items 1-15 by indicating whether respondent is Highly Advantageous, Advantageous, Acceptable, Unacceptable
- STEP 5** Submit completed packages to the CM Prequalification Committee Chairperson

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

REGISTER OF RESPONDERS

FRAMINGHAM: FULLER MIDDLE SCHOOL

| | Agostini Construction | Shawmut Design & Construction | Consigli Construction Company |
|-------------------------|-------------------------------------|-------------------------------------|-------------------------------------|
| Submittal of RFQ | | | |
| Date of Receipt | 1/2/2019 | 1/3/2019 | 1/3/2019 |
| Time of Receipt | 8:29 AM | 9:58 AM | 12:00 PM |
| Received by: | Framingham Purchasing & Procurement | Framingham Purchasing & Procurement | Framingham Purchasing & Procurement |

| | Gilbane Building Company | Commodore Builders <i>Joint Venture with O&G Industries</i> |
|-------------------------|-------------------------------------|--|
| Submittal of RFQ | | |
| Date of Receipt | 1/3/2019 | 1/3/2019 |
| Time of Receipt | 12:29 PM | 1:38 PM |
| Received by: | Framingham Purchasing & Procurement | Framingham Purchasing & Procurement |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

FRAMINGHAM: FULLER MIDDLE SCHOOL

Company Name Agostini Construction Company

Date Submitted 1/2/2019 @ 8:29 AM

Reviewed by Joel Seeley **Signature** _____

Required Documents to be included in the Statement of Qualifications

| | Included / Not Included* |
|--|--------------------------|
| CM at Risk Statement of Qualifications Form (SOQ) | Included |
| Schedule A CM at Risk Qualifications Application | Included |
| Schedule B Executive Summary | Included |
| Schedule C Management Personnel and Organization Chart | Included |
| Schedule D Similar Project Experience (last 5 years) | Included |
| Schedule E Terminations and Legal Proceedings | Included |
| Schedule F Safety Record | Included |
| Schedule G MBE/WBE and Workforce Compliance Record | Included |
| Schedule H Audited Financial Statement | Included |
| Schedule I Letter from Surety Company Evidencing Bonding | Included |
| Schedule J Certificate of Eligibility (issued by DCAM) and a complete Update Statement | Included |
| Schedule K Examples of Project Management Reports and Operating Philosophy | Included |
| Schedule L Examples of Prior Experience on Sustainable Construction and LEED - Certified Buildings | Included |
| Schedule M Examples, if any, of Building Information Modeling (BIM) documents | Included |
| Schedule N List of Projects in Progress, Completed Projects and Certification Page from Recent DCAM Application for Certification | Included |

**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Agostini Construction

Reviewed by _____

| | Highly Advantageous | Advantageous | Acceptable | Unacceptable |
|--|---|--|---|---|
| 1 Prior Similar Project Experience | Five or more similar projects | Three or more similar projects | One or more similar projects | No similar project experience |
| 2 Management Team and Organization for the Project | Highly qualified staff; project leadership team with significant and specifically relevant experience | Highly qualified staff; project leadership team with relevant experience | Qualified staff; good project leader, similar experience | Inadequate information regarding proposed team members and/or qualification background experience |
| 3 Respondents ability to understand project goals, dates, phasing, etc. | Provided strong evidence of exceeding project goals | Provided evidence of having exceeded project goals | Provided little evidence of meeting project goals | Did not provide information requested or did not meet project goals |
| 4 Respondent's References | Outstanding references on performance and proposed personnel | Strong references on performance and proposed personnel | Average references on performance and proposed personnel | Below average references on performance and proposed personnel |
| 5 Respondents record of harmonious, non adversarial, honest relationship with Owner | Outstanding record of harmonious, non adversarial, honest relationship with Owner | Strong record of harmonious, non adversarial, honest relationship with Owner | Average record of harmonious, non adversarial, honest relationship with Owner | Below average record of harmonious, non adversarial, honest relationship with Owner |
| 6 Financial Status | Exhibited strong financial position | Exhibited stable financial position | Provided information required | Firm did not provide requested information |
| 7 Litigation and Performance/Termination/ Mediation/ etc. History | Demonstrated no history of contract performance problems | Demonstrated one contract performance problem | Demonstrated two or more contract performance problems | Demonstrated continued history of performance problems |
| 8 Safety Record | Demonstrated strong performance rating | Demonstrated better than average performance rating | Demonstrated average performance ratings | Demonstrated continued history of performance problems |

**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Agostini Construction

Reviewed by _____

| | Highly Advantageous | Advantageous | Acceptable | Unacceptable |
|--|---|--|---|---|
| 9 Volume of Current Work | Current work volume with in DCAM limits but not overburdened | Current work volume with in DCAM limits with ability to perform | Current work with-in DCAM limits | Current work not with-in DCAM |
| 10 History of Compliance with MBE/WBE participation and workforce percentages | Provided strong evidence of exceeding workforce-MBE/WBE Goals | Provided evidence of having exceeded workforce-MBE/WBE Goals | Provided all information required, meet project goals | Did not provide information requested or did not meet project goals |
| 11 Project Management Reports and Operating Philosophy | Provided an excellent response addressing all tasks, deliverables and approach to project | Provided an excellent response addressing most tasks, deliverables and approach to project | Provided an adequate response | Response was not adequate |
| 12 Quality of Performance on Prior Projects | Demonstrated continued strong performance rating | Demonstrated better than average performance rating | Demonstrated average performance ratings | Demonstrated continued history of performance problems |
| 13 Sustainable construction MA-CHPS and LEED-certified buildings | Five or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | Three or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | one or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | No similar project experience |
| 14 Experience with BIM | Outstanding experience with BIM on previous projects | Strong experience with BIM on previous projects | Average experience with BIM on previous projects | No experience with BIM on previous projects |
| 15 General Evaluation | Exceeded all RFQ requirements, including understanding of project, completeness of proposal | Met All RFQ requirements, including format, understanding of project, completeness of proposal | Met all basic proposal requirements, some follow-up for clarification and amplification of proposal elements may be allowed | Did not meet one or more of response requirements |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Agostini Construction Company

Reviewed by _____ Signature _____

| Comparative Evaluation Scoring Points | |
|---------------------------------------|-------------------------------|
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
|------------------------|--|-----------|
| SECTION 1 | | |
| 1 | Schedule B Executive Summary: 1 (least favorable) - 15 (most favorable) | |
| 2 | Schedule C Management Personnel and Organization: 1 (least favorable) - 20 (most favorable) | |
| 3 | Schedule D Similar Project Experience (past 5 years): 1 (least favorable) - 10 (most favorable) | |
| 4 | Schedule E Terminations and Legal Proceedings (0-4) 5 points; (5-9) 3 points; (10+) 1 point | |
| 5 | Schedule F Safety Record: (less than 0.50) 5 points; (0.51-0.89) 3 points; (over 0.90) 1 point | |
| 6 | Schedule G MBE/WBE and Workforce Compliance Record: 1 (least favorable) - 5 (most favorable) | |
| Total Lines 1-6 | | |
| Total Available Points | | 60 |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Agostini Construction Company

Reviewed by _____ Signature _____

| Comparative Evaluation Scoring Points | |
|---------------------------------------|-------------------------------|
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
|-------------------------|---|-----------|
| SECTION 2 | | |
| 7 | Found in either Schedule C or Schedule D References: 1 (least favorable) - 15 (most favorable) | |
| 8 | Schedule K Project Management Reports and Operating Philosophy: 1 (least favorable) - 10 (most favorable) | |
| 9 | Schedule L Sustainable Construction and LEED-certified Buildings: 1 (least favorable) - 5 (most favorable) | |
| 10 | Schedule M Building Information Modeling (BIM) Documents: 1 (least favorable) - 10 (most favorable) | |
| Total Lines 7-10 | | |
| Total Available Points | | 40 |

TOTAL COMPARATIVE POINTS

| | |
|-------------------------|------------|
| Total Lines 1-10 | |
| Total Available Points | 100 |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**CM at RISK STATEMENT OF QUALIFICATIONS EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Shawmut Design & Construction

Date Submitted 1/3/2019 @ 9:58 AM

Reviewed by Joel Seeley **Signature** _____

Required Documents to be included in the Statement of Qualifications

| | Included / Not Included* |
|--|---------------------------------|
| CM at Risk Statement of Qualifications Form (SOQ) | Included |
| Schedule A CM at Risk Qualifications Application | Included |
| Schedule B Executive Summary | Included |
| Schedule C Management Personnel and Organization Chart | Included |
| Schedule D Similar Project Experience (last 5 years) | Not included, incorrect form |
| Schedule E Terminations and Legal Proceedings | included |
| Schedule F Safety Record | Included |
| Schedule G MBE/WBE and Workforce Compliance Record | Included |
| Schedule H Audited Financial Statement | Included, in separate envelope |
| Schedule I Letter from Surety Company Evidencing Bonding | Included |
| Schedule J Certificate of Eligibility (issued by DCAM) and a complete Update Statement | Included |
| Schedule K Examples of Project Management Reports and Operating Philosophy | Included |
| Schedule L Examples of Prior Experience on Sustainable Construction and LEED - Certified Buildings | Included |
| Schedule M Examples, if any, of Building Information Modeling (BIM) documents | Included |
| Schedule N List of Projects in Progress, Completed Projects and Certification Page from Recent DCAM Application for Certification | Included |

- Note:** Included additional documents not requested:
 1. Affidavit of Prevailing Wage Compliance
 2. Schedule and Logistics Plan

**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Shawmut Design & Construction

Reviewed by _____

| | Highly Advantageous | Advantageous | Acceptable | Unacceptable |
|--|---|--|---|---|
| 1 Prior Similar Project Experience | Five or more similar projects | Three or more similar projects | One or more similar projects | No similar project experience |
| 2 Management Team and Organization for the Project | Highly qualified staff; project leadership team with significant and specifically relevant experience | Highly qualified staff; project leadership team with relevant experience | Qualified staff; good project leader, similar experience | Inadequate information regarding proposed team members and/or qualification background experience |
| 3 Respondents ability to understand project goals, dates, phasing, etc. | Provided strong evidence of exceeding project goals | Provided evidence of having exceeded project goals | Provided little evidence of meeting project goals | Did not provide information requested or did not meet project goals |
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| 6 Financial Status | Exhibited strong financial position | Exhibited stable financial position | Provided information required | Firm did not provide requested information |
| 7 Litigation and Performance/Termination/ Mediation/ etc. History | Demonstrated no history of contract performance problems | Demonstrated one contract performance problem | Demonstrated two or more contract performance problems | Demonstrated continued history of performance problems |
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**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Shawmut Design & Construction

Reviewed by _____

| | Highly Advantageous | Advantageous | Acceptable | Unacceptable |
|--|---|--|---|---|
| 9 Volume of Current Work | Current work volume with in DCAM limits but not overburdened | Current work volume with in DCAM limits with ability to perform | Current work with-in DCAM limits | Current work not with-in DCAM |
| 10 History of Compliance with MBE/WBE participation and workforce percentages | Provided strong evidence of exceeding workforce-MBE/WBE Goals | Provided evidence of having exceeded workforce-MBE/WBE Goals | Provided all information required, meet project goals | Did not provide information requested or did not meet project goals |
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| 13 Sustainable construction MA-CHPS and LEED-certified buildings | Five or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | Three or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | one or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | No similar project experience |
| 14 Experience with BIM | Outstanding experience with BIM on previous projects | Strong experience with BIM on previous projects | Average experience with BIM on previous projects | No experience with BIM on previous projects |
| 15 General Evaluation | Exceeded all RFQ requirements, including understanding of project, completeness of proposal | Met All RFQ requirements, including format, understanding of project, completeness of proposal | Met all basic proposal requirements, some follow-up for clarification and amplification of proposal elements may be allowed | Did not meet one or more of response requirements |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Shawmut Design & Construction

Reviewed by _____ Signature _____

| Comparative Evaluation Scoring Points | |
|---------------------------------------|-------------------------------|
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
|------------------------|--|-----------|
| SECTION 1 | | |
| 1 | Schedule B Executive Summary: 1 (least favorable) - 15 (most favorable) | |
| 2 | Schedule C Management Personnel and Organization: 1 (least favorable) - 20 (most favorable) | |
| 3 | Schedule D Similar Project Experience (past 5 years): 1 (least favorable) - 10 (most favorable) | |
| 4 | Schedule E Terminations and Legal Proceedings (0-4) 5 points; (5-9) 3 points; (10+) 1 point | |
| 5 | Schedule F Safety Record: (less than 0.50) 5 points; (0.51-0.89) 3 points; (over 0.90) 1 point | |
| 6 | Schedule G MBE/WBE and Workforce Compliance Record: 1 (least favorable) - 5 (most favorable) | |
| Total Lines 1-6 | | |
| Total Available Points | | 60 |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Shawmut Design & Construction

Reviewed by _____ Signature _____

| | |
|--|-------------------------------|
| Comparative Evaluation Scoring Points | |
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
|-------------------------|---|-----------|
| SECTION 2 | | |
| 7 | Found in either Schedule C or Schedule D References: 1 (least favorable) - 15 (most favorable) | |
| 8 | Schedule K Project Management Reports and Operating Philosophy: 1 (least favorable) - 10 (most favorable) | |
| 9 | Schedule L Sustainable Construction and LEED-certified Buildings: 1 (least favorable) - 5 (most favorable) | |
| 10 | Schedule M Building Information Modeling (BIM) Documents: 1 (least favorable) - 10 (most favorable) | |
| Total Lines 7-10 | | |
| Total Available Points | | 40 |

TOTAL COMPARATIVE POINTS

| | |
|-------------------------|------------|
| Total Lines 1-10 | |
| Total Available Points | 100 |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

FRAMINGHAM: FULLER MIDDLE SCHOOL

Company Name Consigli Construction Company

Date Submitted 1/3/2019 @ 12:00 PM

Reviewed by Joel Seeley **Signature** _____

Required Documents to be included in the Statement of Qualifications

| | Included / Not Included* |
|--|---------------------------------|
| CM at Risk Statement of Qualifications Form (SOQ) | Included |
| Schedule A CM at Risk Qualifications Application | Included |
| Schedule B Executive Summary | Included |
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| Schedule E Terminations and Legal Proceedings | Included |
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| Schedule G MBE/WBE and Workforce Compliance Record | Included |
| Schedule H Audited Financial Statement | Included, in separate envelope |
| Schedule I Letter from Surety Company Evidencing Bonding | Included |
| Schedule J Certificate of Eligibility (issued by DCAM) and a complete Update Statement | Included |
| Schedule K Examples of Project Management Reports and Operating Philosophy | Included |
| Schedule L Examples of Prior Experience on Sustainable Construction and LEED - Certified Buildings | Included |
| Schedule M Examples, if any, of Building Information Modeling (BIM) documents | Included |
| Schedule N List of Projects in Progress, Completed Projects and Certification Page from Recent DCAM Application for Certification | Included |

**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Consigli Construction Company

Reviewed by _____

| | Highly Advantageous | Advantageous | Acceptable | Unacceptable |
|--|---|--|---|---|
| 1 Prior Similar Project Experience | Five or more similar projects | Three or more similar projects | One or more similar projects | No similar project experience |
| 2 Management Team and Organization for the Project | Highly qualified staff; project leadership team with significant and specifically relevant experience | Highly qualified staff; project leadership team with relevant experience | Qualified staff; good project leader, similar experience | Inadequate information regarding proposed team members and/or qualification background experience |
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**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Consigli Construction Company

Reviewed by _____

9 Volume of Current Work

| Highly Advantageous | Advantageous | Acceptable | Unacceptable |
|--|---|----------------------------------|-------------------------------|
| Current work volume with in DCAM limits but not overburdened | Current work volume with in DCAM limits with ability to perform | Current work with-in DCAM limits | Current work not with-in DCAM |

10 History of Compliance with MBE/WBE participation and workforce percentages

| | | | |
|---|--|---|---|
| Provided strong evidence of exceeding workforce-MBE/WBE Goals | Provided evidence of having exceeded workforce-MBE/WBE Goals | Provided all information required, meet project goals | Did not provide information requested or did not meet project goals |
|---|--|---|---|

11 Project Management Reports and Operating Philosophy

| | | | |
|---|--|-------------------------------|---------------------------|
| Provided an excellent response addressing all tasks, deliverables and approach to project | Provided an excellent response addressing most tasks, deliverables and approach to project | Provided an adequate response | Response was not adequate |
|---|--|-------------------------------|---------------------------|

12 Quality of Performance on Prior Projects

| | | | |
|--|---|--|--|
| Demonstrated continued strong performance rating | Demonstrated better than average performance rating | Demonstrated average performance ratings | Demonstrated continued history of performance problems |
|--|---|--|--|

13 Sustainable construction MA-CHPS and LEED-certified buildings

| | | | |
|---|--|--|-------------------------------|
| Five or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | Three or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | one or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | No similar project experience |
|---|--|--|-------------------------------|

14 Experience with BIM

| | | | |
|--|---|--|---|
| Outstanding experience with BIM on previous projects | Strong experience with BIM on previous projects | Average experience with BIM on previous projects | No experience with BIM on previous projects |
|--|---|--|---|

15 General Evaluation

| | | | |
|---|--|---|---|
| Exceeded all RFQ requirements, including understanding of project, completeness of proposal | Met All RFQ requirements, including format, understanding of project, completeness of proposal | Met all basic proposal requirements, some follow-up for clarification and amplification of proposal elements may be allowed | Did not meet one or more of response requirements |
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CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Consigli Construction Company

Reviewed by _____ Signature _____

| Comparative Evaluation Scoring Points | |
|---------------------------------------|-------------------------------|
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
|------------------------|--|-----------|
| SECTION 1 | | |
| 1 | Schedule B Executive Summary: 1 (least favorable) - 15 (most favorable) | |
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| 6 | Schedule G MBE/WBE and Workforce Compliance Record: 1 (least favorable) - 5 (most favorable) | |
| Total Lines 1-6 | | |
| Total Available Points | | 60 |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Consigli Construction Company

Reviewed by _____ Signature _____

| | |
|--|-------------------------------|
| Comparative Evaluation Scoring Points | |
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
|-------------------------|---|-----------|
| SECTION 2 | | |
| 7 | Found in either Schedule C or Schedule D References: 1 (least favorable) - 15 (most favorable) | |
| 8 | Schedule K Project Management Reports and Operating Philosophy: 1 (least favorable) - 10 (most favorable) | |
| 9 | Schedule L Sustainable Construction and LEED-certified Buildings: 1 (least favorable) - 5 (most favorable) | |
| 10 | Schedule M Building Information Modeling (BIM) Documents: 1 (least favorable) - 10 (most favorable) | |
| Total Lines 7-10 | | |
| Total Available Points | | 40 |

TOTAL COMPARATIVE POINTS

| | |
|-------------------------|------------|
| Total Lines 1-10 | |
| Total Available Points | 100 |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

FRAMINGHAM: FULLER MIDDLE SCHOOL

Company Name Gilbane Building Company

Date Submitted 1/3/2019 @ 12:29 PM

Reviewed by Joel Seeley **Signature** _____

Required Documents to be included in the Statement of Qualifications

| | Included / Not Included* |
|--|--------------------------------|
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**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Gilbane Building Company

Reviewed by _____

| | Highly Advantageous | Advantageous | Acceptable | Unacceptable |
|--|---|--|---|---|
| 1 Prior Similar Project Experience | Five or more similar projects | Three or more similar projects | One or more similar projects | No similar project experience |
| 2 Management Team and Organization for the Project | Highly qualified staff; project leadership team with significant and specifically relevant experience | Highly qualified staff; project leadership team with relevant experience | Qualified staff; good project leader, similar experience | Inadequate information regarding proposed team members and/or qualification background experience |
| 3 Respondents ability to understand project goals, dates, phasing, etc. | Provided strong evidence of exceeding project goals | Provided evidence of having exceeded project goals | Provided little evidence of meeting project goals | Did not provide information requested or did not meet project goals |
| 4 Respondent's References | Outstanding references on performance and proposed personnel | Strong references on performance and proposed personnel | Average references on performance and proposed personnel | Below average references on performance and proposed personnel |
| 5 Respondents record of harmonious, non adversarial, honest relationship with Owner | Outstanding record of harmonious, non adversarial, honest relationship with Owner | Strong record of harmonious, non adversarial, honest relationship with Owner | Average record of harmonious, non adversarial, honest relationship with Owner | Below average record of harmonious, non adversarial, honest relationship with Owner |
| 6 Financial Status | Exhibited strong financial position | Exhibited stable financial position | Provided information required | Firm did not provide requested information |
| 7 Litigation and Performance/Termination/ Mediation/ etc. History | Demonstrated no history of contract performance problems | Demonstrated one contract performance problem | Demonstrated two or more contract performance problems | Demonstrated continued history of performance problems |
| 8 Safety Record | Demonstrated strong performance rating | Demonstrated better than average performance rating | Demonstrated average performance ratings | Demonstrated continued history of performance problems |

**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Gilbane Building Company

Reviewed by _____

| | Highly Advantageous | Advantageous | Acceptable | Unacceptable |
|--|---|--|---|---|
| 9 Volume of Current Work | Current work volume with in DCAM limits but not overburdened | Current work volume with in DCAM limits with ability to perform | Current work with-in DCAM limits | Current work not with-in DCAM |
| 10 History of Compliance with MBE/WBE participation and workforce percentages | Provided strong evidence of exceeding workforce-MBE/WBE Goals | Provided evidence of having exceeded workforce-MBE/WBE Goals | Provided all information required, meet project goals | Did not provide information requested or did not meet project goals |
| 11 Project Management Reports and Operating Philosophy | Provided an excellent response addressing all tasks, deliverables and approach to project | Provided an excellent response addressing most tasks, deliverables and approach to project | Provided an adequate response | Response was not adequate |
| 12 Quality of Performance on Prior Projects | Demonstrated continued strong performance rating | Demonstrated better than average performance rating | Demonstrated average performance ratings | Demonstrated continued history of performance problems |
| 13 Sustainable construction MA-CHPS and LEED-certified buildings | Five or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | Three or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | one or more projects using Sustainable Construction methods, LEED, MA-CHPS, etc. | No similar project experience |
| 14 Experience with BIM | Outstanding experience with BIM on previous projects | Strong experience with BIM on previous projects | Average experience with BIM on previous projects | No experience with BIM on previous projects |
| 15 General Evaluation | Exceeded all RFQ requirements, including understanding of project, completeness of proposal | Met All RFQ requirements, including format, understanding of project, completeness of proposal | Met all basic proposal requirements, some follow-up for clarification and amplification of proposal elements may be allowed | Did not meet one or more of response requirements |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Gilbane Building Company

Reviewed by _____ Signature _____

| Comparative Evaluation Scoring Points | |
|---------------------------------------|-------------------------------|
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
|------------------------|--|-----------|
| SECTION 1 | | |
| 1 | Schedule B Executive Summary: 1 (least favorable) - 15 (most favorable) | |
| 2 | Schedule C Management Personnel and Organization: 1 (least favorable) - 20 (most favorable) | |
| 3 | Schedule D Similar Project Experience (past 5 years): 1 (least favorable) - 10 (most favorable) | |
| 4 | Schedule E Terminations and Legal Proceedings (0-4) 5 points; (5-9) 3 points; (10+) 1 point | |
| 5 | Schedule F Safety Record: (less than 0.50) 5 points; (0.51-0.89) 3 points; (over 0.90) 1 point | |
| 6 | Schedule G MBE/WBE and Workforce Compliance Record: 1 (least favorable) - 5 (most favorable) | |
| Total Lines 1-6 | | |
| Total Available Points | | 60 |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Gilbane Building Company

Reviewed by _____ Signature _____

| Comparative Evaluation Scoring Points | |
|---------------------------------------|-------------------------------|
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
|-------------------------|---|-----------|
| SECTION 2 | | |
| 7 | Found in either Schedule C or Schedule D References: 1 (least favorable) - 15 (most favorable) | |
| 8 | Schedule K Project Management Reports and Operating Philosophy: 1 (least favorable) - 10 (most favorable) | |
| 9 | Schedule L Sustainable Construction and LEED-certified Buildings: 1 (least favorable) - 5 (most favorable) | |
| 10 | Schedule M Building Information Modeling (BIM) Documents: 1 (least favorable) - 10 (most favorable) | |
| Total Lines 7-10 | | |
| Total Available Points | | 40 |

TOTAL COMPARATIVE POINTS

| | |
|-------------------------|------------|
| Total Lines 1-10 | |
| Total Available Points | 100 |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

FRAMINGHAM: FULLER MIDDLE SCHOOL

Company Name Commodore Builders Joint Venture with O&G Industries, Inc.

Date Submitted 1/3/2019 @ 1:38 PM

Reviewed by Joel Seeley **Signature** _____

Required Documents to be included in the Statement of Qualifications

| | | Included / Not Included* |
|--|--|--|
| CM at Risk Statement of Qualifications Form (SOQ) | | |
| Schedule A | CM at Risk Qualifications Application | Included |
| Schedule B | Executive Summary | Included |
| Schedule C | Management Personnel and Organization Chart | Included, Joint Venture Agreement in separate envelope |
| Schedule D | Similar Project Experience (last 5 years) | Included |
| Schedule E | Terminations and Legal Proceedings | Included |
| Schedule F | Safety Record | Included |
| Schedule G | MBE/WBE and Workforce Compliance Record | Included |
| Schedule H | Audited Financial Statement | Included, in separate envelope |
| Schedule I | Letter from Surety Company Evidencing Bonding | Included |
| Schedule J | Certificate of Eligibility (issued by DCAM) and a complete Update Statement | Included |
| Schedule K | Examples of Project Management Reports and Operating Philosophy | Included |
| Schedule L | Examples of Prior Experience on Sustainable Construction and LEED - Certified Buildings | Included |
| Schedule M | Examples, if any, of Building Information Modeling (BIM) documents | Included |
| Schedule N | List of Projects in Progress, Completed Projects and Certification Page from Recent DCAM Application for Certification | Included |

CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Commodore Builders Joint Venture with O&G Industries

Reviewed by _____ **Signature** _____

| Comparative Evaluation Scoring Points | |
|--|-------------------------------|
| Section 1 | Score each line 1 : See Below |
| Section 2 | Score each line 1 : See Below |

| | | POINTS |
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CM AT RISK STATEMENT OF QUALIFICATION EVALUATION

**NUMERICAL COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Commodore Builders Joint Venture with O&G Industries

Reviewed by _____ **Signature** _____

| Comparative Evaluation Scoring Points | |
|--|-------------------------------|
| Section 1 | Score each line 1 : See Below |
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| | | POINTS |
|-------------------------|---|-----------|
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| Total Available Points | | |

TOTAL COMPARATIVE POINTS

| | |
|-------------------------|------------|
| Total Lines 1-10 | 100 |
| Total Available Points | |

**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Commodore Builders Joint Venture with O&G Industries

Reviewed by _____

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**DETAILED COMPARATIVE EVALUATION
FRAMINGHAM: FULLER MIDDLE SCHOOL**

Company Name Commodore Builders Joint Venture with O&G Industries

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