ACTION ITEM: Commissioning Agent Selection for Quad Residence Halls Comprehensive Renovation

BACKGROUND INFORMATION:

This project will renovate seven residential buildings located on the Quad known as the Quad Residence Halls.

Project Budget: $52,500,000

The Commissioning Agent will work closely with the selected architect, Woolpert, Charlotte, NC and Construction Manager @ Risk, to conduct design reviews to confirm that the Owners Project Requirements and the building’s Basis of Design are being adhered to. During construction the Commissioning Agent will review submittals and perform installation inspections, systems performance testing and evaluation, complete a summary commissioning report, and develop a systems manual for commissioned systems.

The project was advertised on the North Carolina General Administration website and nineteen (19) letters of interest were received, of which two (2) were from Guilford County. The list was narrowed to a short list of three (3) firms for review and presentation of qualifications. The interview committee recommends the following list of firms in ranking order:

<table>
<thead>
<tr>
<th>Firm</th>
<th>Location</th>
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<tbody>
<tr>
<td>EMC Engineers, Inc.</td>
<td>Raleigh, NC</td>
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<tr>
<td>Affiliated Engineers Inc.</td>
<td>Chapel Hill, NC</td>
</tr>
<tr>
<td>Horizon Engineering Associates</td>
<td>Raleigh, NC</td>
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The firm of EMC Engineers, Inc., Raleigh, NC is recommended as the designer due to:

- Commissioning is the core focus of this firm’s business.
- The firm exhibited expertise in engineering, controls, test & balance, and knowledge of the building envelope.
- The firm has experience with the State Construction Office process, policies and requirements.

RECOMMENDED ACTION:

The Board of Trustees of The University of North Carolina at Greensboro approve the firm of EMC Engineers Inc., Raleigh, NC as the Commissioning Agent for the Quad Residence Halls Comprehensive project.

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Reade Taylor
Vice Chancellor for Business Affairs