



Buncombe County Board of Commissioners

Request for Board Action

Meeting Date: 5/21/2024

Consent Agenda

Department: General Services

Presenter(s): Ronnie Lunsford

Contact(s): Ronnie Lunsford

Subject: Construction Manager at Risk contract for the Asheville High School Main Building Water and Sewer Project

Brief Summary: The School Capital Fund Commission and the Board of Commissioners previously approved a project to upgrade the water supply and sewer systems in the main building at Asheville High School. That project includes, but is not limited to, the following:

- Pressurized Water Line Replacements
- Sanitary Sewer Line Replacements and Repairs
- Restroom Fixture Replacements
- Interior Finishes Replacements and Repairs

General Services included this project, as well as five others for Asheville City Schools, in a request for qualifications from Construction Manager at Risk firms. Two statements of qualifications were received, and Vannoy Construction scored the highest of the two firms. A pre-construction contract was executed by the Board of Commissioners in February 2023 for those projects. The design and pre-construction for the water and sewer project is complete and the project has been bid out to subcontractors. After bidding, Vannoy provided a guaranteed maximum price of \$3,072,007 for the project. Article 39 sales tax will fund this project and no additional funding is required.

Recommended Motion & Requested Action: Recommend executing the Construction Manager at Risk contract with Vannoy Construction.

County Manager's comments and Recommendation: Approve as presented.