



FACILITY PROFESSIONAL SERVICES

DESIGN BUILDER SELECTION
COMBINED CONSENSUS SCORING SHEET

This Scoresheet Becomes Public Record

Project description	Bates Technical College - Fire Services Training Center
Project Number	2023-166
Name of Selection Panel Chair	Essa Ahmed

PHASE 1 STATEMENTS OF QUALIFICATIONS		PHASE 1 TOTAL WEIGHTED SCORES OF PANEL MEMBERS						Number of Submitting Firms: 8	
Firms		Essa Ahmed	Yelena Semenova	Nick Lutes	Charlene Wilson	Laura Maman	Financial Capacity	TOTAL WEIGHTED SCORE	RANK ORDER
		Total Weighted	Total Weighted	Total Weighted	Total Weighted	Total Weighted	Pass/Fail		
1	FORMA Construction + Mackenzie	79.50	76.95	82.05	100.00	73.90	Pass	412.40	3
2	BNBuilders + Miller Hull + MW Studios	78.10	89.45	77.00	99.50	69.55	Pass	413.60	2
3	Mortenson + Mithun + Rice Fergus Miller	78.60	67.60	92.05	99.75	79.25	Pass	417.25	1
4	Howard S. Wright + Integrus Architecture	73.75	78.90	80.00	74.20	65.45	Pass	372.30	5
5	Walsh Construction + TCA Architecture	76.25	58.10	63.05	77.50	84.25	Pass	359.15	7
6	Lydig + RossDrulisCusenbery + SHKS	75.75	79.80	81.00	99.25	71.90	Pass	407.70	4
7	Tiger Construction + Zervas Architects	54.75	52.90	36.95	9.50	43.50	Pass	197.60	8
8	Absher Construction + Bassetti Architects	72.75	72.75	79.05	67.00	69.35	Pass	360.90	6
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SHORT LISTED FIRMS		PHASE ONE SCORES FOR SHORE LISTED FIRMS						Number of Firms Interviewed: 3	
Firms		Essa Ahmed	Yelena Semenova	Nick Lutes	Charlene Wilson	Laura Maman	TOTAL WEIGHTED SCORE		
1	Mortenson + Mithun + Rice Fergus Miller	78.60	67.60	92.05	99.75	79.25	417.25		
2	BNBuilders + Miller Hull + MW Studios	78.10	89.45	77.00	99.50	69.55	413.60		
3	FORMA Construction + Mackenzie	79.50	76.95	82.05	100.00	73.90	412.40		
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FULL PROCUREMENT		TOTAL WEIGHTED SCORES OF PANEL MEMBERS							
Firms		Essa Ahmed	Yelena Semenova	Nick Lutes	Charlene Wilson	Laura Maman	TOTAL WEIGHTED SCORE	FINAL RANK ORDER	
1	Mortenson + Mithun + Rice Fergus Miller	78.9	73.81	78.44	93.62	80.52	405.27	3	
2	BNBuilders + Miller Hull + MW Studios	81.1	92.42	82.73	98.40	88.61	443.23	1	
3	FORMA Construction + Mackenzie	85.2	80.46	73.66	95.25	76.01	410.55	2	
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SELECTION PANEL REACHED CONSENSUS:

Essa Ahmed
Essa Ahmed

Semenova
Yelena Semenova

Nicholas A. Lutes
Nick Lutes

Wilson
Charlene Wilson

Laura Maman
Laura Maman (Jul 27, 2023 07:20 PDT)
Laura Maman



Washington State
**DEPARTMENT OF
 ENTERPRISE SERVICES**

FACILITY PROFESSIONAL SERVICES

DESIGN BUILDER SELECTION

PHASE I SCORING SHEET

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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 6/9/2023	Project Number 2023-166
Name of Selection Panel Member Essa Ahmed	

CRITERIA	Team Organization		Demonstrated Experience		Design Mgmt. & Excellence		Project Controls		DB Construction Experience		TOTAL WEIGHTED SCORE 100	
	Scores	Score	25	Score	20	Score	20	Score	15	Score		20
1 FORMA Construction + Mackenzie		85%	21.25	85%	17.00	75%	15.00	75%	11.25	75%	15.00	79.50
2 BNBuilders + Miller Hull + MW Studios		70%	17.50	83%	16.60	80%	16.00	80%	12.00	80%	16.00	78.10
3 Mortenson + Mithun + Rice Fergus Miller		75%	18.75	83%	16.60	80%	16.00	75%	11.25	80%	16.00	78.60
4 Howard S. Wright + Integrus Architecture		70%	17.50	70%	14.00	75%	15.00	75%	11.25	80%	16.00	73.75
5 Walsh Construction + TCA Architecture		72%	18.00	80%	16.00	75%	15.00	75%	11.25	80%	16.00	76.25
6 Lydig + RossDrulisCusenbery + SHKS		70%	17.50	75%	15.00	80%	16.00	75%	11.25	80%	16.00	75.75
7 Tiger Construction + Zervas Architects		65%	16.25	70%	14.00	70%	14.00	70%	10.50	0%	0.00	54.75
8 Absher Construction + Bassetti Architects		70%	17.50	70%	14.00	75%	15.00	75%	11.25	75%	15.00	72.75
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COMMENTS:

Essa Ahmed

Essa Ahmed

6/9/2023

Date



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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 6/9/2023	Project Number 2023-166
Name of Selection Panel Member Yelena Semenova	

CRITERIA	Team Organization		Demonstrated Experience		Design Mgmt. & Excellence		Project Controls		DB Construction Experience		TOTAL WEIGHTED SCORE	
	Scores	Score	25	Score	20	Score	20	Score	15	Score		20
1 FORMA Construction + Mackenzie		87%	21.75	83%	16.60	78%	15.60	60%	9.00	70%	14.00	76.95
2 BNBuilders + Miller Hull + MW Studios		95%	23.75	94%	18.80	95%	19.00	66%	9.90	90%	18.00	89.45
3 Mortenson + Mithun + Rice Fergus Miller		65%	16.25	70%	14.00	65%	13.00	65%	9.75	73%	14.60	67.60
4 Howard S. Wright + Integrus Architecture		90%	22.50	85%	17.00	69%	13.80	68%	10.20	77%	15.40	78.90
5 Walsh Construction + TCA Architecture		61%	15.25	50%	10.00	61%	12.20	55%	8.25	62%	12.40	58.10
6 Lydig + RossDrulisCusenbery + SHKS		93%	23.25	60%	12.00	72%	14.40	81%	12.15	90%	18.00	79.80
7 Tiger Construction + Zervas Architects		50%	12.50	40%	8.00	62%	12.40	52%	7.80	61%	12.20	52.90
8 Absher Construction + Bassetti Architects		86%	21.50	65%	13.00	70%	14.00	75%	11.25	65%	13.00	72.75
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COMMENTS:

Semenova

Yelena Semenova

6/9/2023
Date



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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 6/9/2023	Project Number 2023-166
Name of Selection Panel Member Nick Lutes	

CRITERIA	Team Organization		Demonstrated Experience		Design Mgmt. & Excellence		Project Controls		DB Construction Experience		TOTAL WEIGHTED SCORE 100
	Score	25	Score	20	Score	20	Score	15	Score	20	
1 FORMA Construction + Mackenzie	84%	21.00	90%	18.00	80%	16.00	67%	10.05	85%	17.00	82.05
2 BNBuilders + Miller Hull + MW Studios	72%	18.00	75%	15.00	75%	15.00	80%	12.00	85%	17.00	77.00
3 Mortenson + Mithun + Rice Fergus Miller	84%	21.00	100%	20.00	95%	19.00	87%	13.05	95%	19.00	92.05
4 Howard S. Wright + Integrus Architecture	80%	20.00	75%	15.00	75%	15.00	80%	12.00	90%	18.00	80.00
5 Walsh Construction + TCA Architecture	80%	20.00	50%	10.00	55%	11.00	67%	10.05	60%	12.00	63.05
6 Lydig + RossDrulisCusenbery + SHKS	84%	21.00	80%	16.00	80%	16.00	80%	12.00	80%	16.00	81.00
7 Tiger Construction + Zervas Architects	68%	17.00	25%	5.00	50%	10.00	33%	4.95	0%	0.00	36.95
8 Absher Construction + Bassetti Architects	72%	18.00	90%	18.00	85%	17.00	87%	13.05	65%	13.00	79.05
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COMMENTS:

Nicholas A. Lutes

 Nick Lutes

6/9/2023

 Date



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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 6/9/2023	Project Number 2023-166
Name of Selection Panel Member Charlene Wilson	

CRITERIA	Team Organization		Demonstrated Experience		Design Mgmt. & Excellence		Project Controls		DB Construction Experience		TOTAL WEIGHTED SCORE 100
	Score	25	Score	20	Score	20	Score	15	Score	20	
1 FORMA Construction + Mackenzie	100%	25.00	100%	20.00	100%	20.00	100%	15.00	100%	20.00	100.00
2 BNBuilders + Miller Hull + MW Studios	98%	24.50	100%	20.00	100%	20.00	100%	15.00	100%	20.00	99.50
3 Mortenson + Mithun + Rice Fergus Miller	99%	24.75	100%	20.00	100%	20.00	100%	15.00	100%	20.00	99.75
4 Howard S. Wright + Integrus Architecture	68%	17.00	70%	14.00	75%	15.00	80%	12.00	81%	16.20	74.20
5 Walsh Construction + TCA Architecture	50%	12.50	95%	19.00	95%	19.00	80%	12.00	75%	15.00	77.50
6 Lydig + RossDrulisCusenbery + SHKS	97%	24.25	100%	20.00	100%	20.00	100%	15.00	100%	20.00	99.25
7 Tiger Construction + Zervas Architects	10%	2.50	10%	2.00	10%	2.00	20%	3.00	0%	0.00	9.50
8 Absher Construction + Bassetti Architects	64%	16.00	50%	10.00	70%	14.00	80%	12.00	75%	15.00	67.00
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COMMENTS:



 Charlene Wilson

6/9/2023

 Date



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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 6/9/2023	Project Number 2023-166
Name of Selection Panel Member Laura Maman	

CRITERIA	Team Organization		Demonstrated Experience		Design Mgmt. & Excellence		Project Controls		DB Construction Experience		TOTAL WEIGHTED SCORE 100
	Score	25	Score	20	Score	20	Score	15	Score	20	
1 FORMA Construction + Mackenzie	70%	17.50	80%	16.00	75%	15.00	76%	11.40	70%	14.00	73.90
2 BNBuilders + Miller Hull + MW Studios	75%	18.75	60%	12.00	75%	15.00	72%	10.80	65%	13.00	69.55
3 Mortenson + Mithun + Rice Fergus Miller	75%	18.75	85%	17.00	80%	16.00	70%	10.50	85%	17.00	79.25
4 Howard S. Wright + Integrus Architecture	65%	16.25	60%	12.00	65%	13.00	68%	10.20	70%	14.00	65.45
5 Walsh Construction + TCA Architecture	85%	21.25	90%	18.00	80%	16.00	80%	12.00	85%	17.00	84.25
6 Lydig + RossDrulisCusenbery + SHKS	70%	17.50	75%	15.00	70%	14.00	76%	11.40	70%	14.00	71.90
7 Tiger Construction + Zervas Architects	45%	11.25	45%	9.00	55%	11.00	55%	8.25	20%	4.00	43.50
8 Absher Construction + Bassetti Architects	65%	16.25	60%	12.00	70%	14.00	74%	11.10	80%	16.00	69.35
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COMMENTS:

Laura Maman (Jul 27, 2023 07:20 PDT)
 Laura Maman

6/9/2023
 Date

FACILITY PROFESSIONAL SERVICES

DESIGN BUILDER SELECTION
 PHASE II SCORING & FULL PROCUREMENT

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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 7/21/2023	Project Number 2023-166
Name of Selection Panel Member Essa Ahmed	

PROPOSAL SCORING CRITERIA	Weighting	Mortenson + Mithun + Rice Fergus Miller		BNBuilders + Miller Hull + MW Studios		FORMA Construction + Mackenzie	
		Score	Weighted Score	Score	Weighted Score	Score	Weighted Score
Overall Management Approach	25	80%	20.00	80%	20.00	90%	22.50
Design Development and Management	25	80%	20.00	80%	20.00	80%	20.00
GMP Development Plan	25	80%	20.00	85%	21.25	90%	22.50
Project Sequencing and Scheduling	20	85%	17.00	85%	17.00	85%	17.00
Safety	5	95%	4.75	90%	4.50	90%	4.50
Acceptance of Contract and commitment to provide Bonding and Insurance	Pass/Fail	Pass		Pass		Pass	
Diverse Business Inclusion Plan	Pass/Fail	Pass		Pass		Pass	
TOTAL PROPOSAL SCORE (Weighted)	100		81.75		82.75		86.50

FULL PROCUREMENT							
1. SOQ (Phase 1)	20	78.60%	15.72	78.10%	15.62	79.50%	15.90
2. PROPRIETARY MEETING (Phase 2)	20	80.00%	16.00	85.00%	17.00	90.00%	18.00
3. PROPOSAL (Phase 2)	35	81.75%	28.61	82.75%	28.96	86.50%	30.28
4. INTERVIEW	20	80.00%	16.00	80.00%	16.00	80.00%	16.00
SUBTOTAL SCORES	95		76.33		77.58		80.18
PRICE FACTOR (5% of weighted score)	5	6.85	2.55	5.00	3.50	3.50	5.00
Lowest Price Factor	3.50						
TOTAL SCORES	100		78.89		81.08		85.18

Essa Ahmed
 Committee Member's Signature

COMMENTS:

FACILITY PROFESSIONAL SERVICES

DESIGN BUILDER SELECTION
PHASE II SCORING & FULL PROCUREMENT

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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 7/21/2023	Project Number 2023-166
Name of Selection Panel Member Yelena Semenova	

PROPOSAL SCORING CRITERIA	Weighting	Mortenson + Mithun + Rice Fergus Miller		BNBuilders + Miller Hull + MW Studios		FORMA Construction + Mackenzie	
		Score	Weighted Score	Score	Weighted Score	Score	Weighted Score
Overall Management Approach	25	90%	22.50	85%	21.25	84%	21.00
Design Development and Management	25	82%	20.50	95%	23.75	88%	22.00
GMP Development Plan	25	90%	22.50	95%	23.75	87%	21.75
Project Sequencing and Scheduling	20	85%	17.00	90%	18.00	82%	16.40
Safety	5	95%	4.75	95%	4.75	95%	4.75
TOTAL PROPOSAL SCORE (Weighted)	100		87.25		91.50		85.90

FULL PROCUREMENT							
1. SOQ (Phase 1)	20	67.60%	13.52	89.45%	17.89	76.95%	15.39
2. PROPRIETARY MEETING (Phase 2)	20	75.00%	15.00	95.00%	19.00	80.00%	16.00
3. PROPOSAL (Phase 2)	35	87.25%	30.54	91.50%	32.03	85.90%	30.07
4. INTERVIEW	20	61.00%	12.20	100.00%	20.00	70.00%	14.00
SUBTOTAL SCORES	95		71.26		88.92		75.46
PRICE FACTOR (5% of weighted score)	5	6.85	2.55	5.00	3.50	3.50	5.00
Lowest Price Factor	3.50						
TOTAL SCORES	100		73.81		92.42		80.46

Semenova

Committee Member's Signature

COMMENTS:

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FACILITY PROFESSIONAL SERVICES

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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 7/21/2023	Project Number 2023-166
Name of Selection Panel Member Nick Lutes	

PROPOSAL SCORING CRITERIA	Weighting	Mortenson + Mithun + Rice Fergus Miller		BNBuilders + Miller Hull + MW Studios		FORMA Construction + Mackenzie	
		Raw Score	Weighted Score	Raw Score	Weighted Score	Raw Score	Weighted Score
Overall Management Approach	25	75%	18.75	80%	20.00	75%	18.75
Design Development and Management	25	80%	20.00	75%	18.75	75%	18.75
GMP Development Plan	25	80%	20.00	80%	20.00	75%	18.75
Project Sequencing and Scheduling	20	80%	16.00	85%	17.00	75%	15.00
Safety	5	75%	3.75	75%	3.75	75%	3.75
TOTAL PROPOSAL SCORE (Weighted)	100		78.50		79.50		75.00

FULL PROCUREMENT							
1. SOQ (Phase 1)	20	92.05%	18.41	77.00%	15.40	82.05%	16.41
2. PROPRIETARY MEETING (Phase 2)	20	75.00%	15.00	90.00%	18.00	65.00%	13.00
3. PROPOSAL (Phase 2)	35	78.50%	27.48	79.50%	27.83	75.00%	26.25
4. INTERVIEW	20	75.00%	15.00	90.00%	18.00	65.00%	13.00
SUBTOTAL SCORES	95		75.89		79.23		68.66
PRICE FACTOR (5% of weighted score)	5	6.85	2.55	5.00	3.50	3.50	5.00
Lowest Price Factor	3.50						
TOTAL SCORES	100		78.44		82.73		73.66

Nicholas A. Lutes

Committee Member's Signature

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Project description Bates Technical College - Fire Services Training Center	
Date of Evaluation 7/21/2023	Project Number 2023-166
Name of Selection Panel Member Charlene Wilson	

PROPOSAL SCORING CRITERIA	Weighting	Mortenson + Mithun + Rice Fergus Miller		BNBuilders + Miller Hull + MW Studios		FORMA Construction + Mackenzie	
		Raw Score	Weighted Score	Raw Score	Weighted Score	Raw Score	Weighted Score
Overall Management Approach	25	100%	25.00	100%	25.00	100%	25.00
Design Development and Management	25	99%	24.75	100%	25.00	100%	25.00
GMP Development Plan	25	100%	25.00	100%	25.00	100%	25.00
Project Sequencing and Scheduling	20	100%	20.00	100%	20.00	95%	19.00
Safety	5	100%	5.00	100%	5.00	100%	5.00
TOTAL PROPOSAL SCORE (Weighted)	100		99.75		100.00		99.00

FULL PROCUREMENT							
1. SOQ (Phase 1)	20	99.75%	19.95	99.50%	19.90	100.00%	20.00
2. PROPRIETARY MEETING (Phase 2)	20	96.00%	19.20	100.00%	20.00	98.00%	19.60
3. PROPOSAL (Phase 2)	35	99.75%	34.91	100.00%	35.00	99.00%	34.65
4. INTERVIEW	20	85.00%	17.00	100.00%	20.00	80.00%	16.00
SUBTOTAL SCORES	95		91.06		94.90		90.25
PRICE FACTOR (5% of weighted score)	5	6.85	2.55	5.00	3.50	3.50	5.00
Lowest Price Factor	3.50						
TOTAL SCORES	100		93.62		98.40		95.25



Committee Member's Signature

COMMENTS:

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Date of Evaluation 7/21/2023	Project Number 2023-166
Name of Selection Panel Member Laura Maman	

PROPOSAL SCORING CRITERIA	Weighting	Mortenson + Mithun + Rice Fergus Miller		BNBuilders + Miller Hull + MW Studios		FORMA Construction + Mackenzie	
		Raw Score	Weighted Score	Raw Score	Weighted Score	Raw Score	Weighted Score
Overall Management Approach	25	90%	22.50	95%	23.75	85%	21.25
Design Development and Management	25	90%	22.50	90%	22.50	80%	20.00
GMP Development Plan	25	95%	23.75	95%	23.75	85%	21.25
Project Sequencing and Scheduling	20	90%	18.00	85%	17.00	80%	16.00
Safety	5	100%	5.00	100%	5.00	100%	5.00
TOTAL PROPOSAL SCORE (Weighted)	100		91.75		92.00		83.50

FULL PROCUREMENT							
1. SOQ (Phase 1)	20	79.25%	15.85	69.55%	13.91	73.90%	14.78
2. PROPRIETARY MEETING (Phase 2)	20	75.00%	15.00	95.00%	19.00	85.00%	17.00
3. PROPOSAL (Phase 2)	35	91.75%	32.11	92.00%	32.20	83.50%	29.23
4. INTERVIEW	20	75.00%	15.00	100.00%	20.00	50.00%	10.00
SUBTOTAL SCORES	95		77.96		85.11		71.01
PRICE FACTOR (5% of weighted score)	5	6.85	2.55	5.00	3.50	3.50	5.00
Lowest Price Factor	3.50						
TOTAL SCORES	100		80.52		88.61		76.01


Laura Maman (Jul 27, 2023 07:20 PDT)
 Committee Member's Signature

COMMENTS: