

Project Review Committee (PRC)
GC/CM Project Evaluation Sheet

Date: 5-23-2024 Approved _____
 PRC Member: Brian Holecek Denied _____
 Public Agency: Seattle School District
 Project Name: BF Day Elementary School Exterior Window Replacement
 Requesting Alternative Subcontractor Selection? Yes _____ No
 Subcontractor/Subcontract Package(s): _____ Approve ASSP (y/n) _____

**Project Evaluation Criteria
 General Contractor/Construction Manager**

Determine that the Agency's proposed use of GC/CM on the project meets the requirements for alternative contracting procedures:

- A. Provides substantial fiscal benefit or traditional delivery method is not practical.
- B. Project meets qualifying criteria under RCW 39.10.340. Public bodies may utilize the GC/CM procedure for public works projects where at least one of the following is met: *(Pass if meets 1 of 6)*
 - 1. Implementation of the project involves complex scheduling, phasing, or coordination, or
 - 2. The project involves construction at an occupied facility which must continue to operate during construction; or
 - 3. The involvement of the GC/CM during the design stage is critical to the success of the project; or
 - 4. The project encompasses a complex or technical work environment; or
 - 5. The project requires specialized work on a building that has historic significance; or
 - 6. The project is, and the public body elects to procure the project as, a heavy civil construction project. However, no provision of this chapter pertaining to a heavy civil construction project applies unless the public body expressly elects to procure the project as a heavy civil construction project.
- C. Public Body has necessary experience or team: *(must meet all 6 to pass; 1 fail fails all)*
 - 1. Project delivery knowledge and experience
 - 2. Sufficient contract administration personnel with construction experience
 - 3. Written management plan with clear & logical lines of authority
 - 4. Necessary & appropriate funding and time to carry out the project
 - 5. Continuity of project management team with project type & scope experience
 - 6. Necessary and appropriate construction budget
- D. Public Body has resolved any audit findings relative to previous projects.

Pass	Fail
X	
X	
X	
X	
X	
	N/A
X	
X	
X	
X	
X	
X	
X	

Alternative Subcontractor Selection Process

Determine that the Public Agency's proposed use of alternative subcontractor selection by the GC/CM on the project meets the requirements for alternative subcontracting procedures: *(must meet all 6 to pass; 1 fail fails all)*

- E. Public Benefit
 - a. Benefits of alternative subcontractor selection versus low bid selection
 - b. Process for determining if alternative subcontractor selection is in the best interest of the public
- F. Public Body Engagement/Knowledge
 - a. Participation in the alternative subcontractor selection process
 - b. Oversight of the GC/CM during the alternative subcontractor selection process
 - c. Knowledge of Public Body responsibilities
 - d. Knowledge of audit requirements

Pass	Fail

Reason for Determination Observations/Concerns:

Specialized project requiring lots of pre-planning & coordination. Having a GC on early will help to have a successful project

Brian Holecek
 Signature

Project Review Committee (PRC)
GC/CM Project Evaluation Sheet

Date: May 23, 2024
 PRC Member: Jeff Jurgensen
 Public Agency: Seattle School District
 Project Name: _____
 Requesting Alternative Subcontractor Selection? Yes _____ No X
 Subcontractor/Subcontract Package(s): N/A

Approved _____
 Denied _____
 Approve ASSP (y/n) No

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Pass Fail

X	
X	
X	
X	
X	
X	
	X
X	
X ✓	
✓	
✓	
✓	
✓	
✓	

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Pass Fail

Reason for Determination Observations/Concerns:

Thought out plan : have very experienced team. Do NOT believe this would be completed as well without a GC/CM.

Signature 

Project Review Committee (PRC)
GC/CM Project Evaluation Sheet

Date: 5/23/24
 PRC Member: Taine Wilton
 Public Agency: Seattle Public Schools
 Project Name: B.F. Day Exterior Windows Replacement
 Requesting Alternative Subcontractor Selection? Yes _____ No X
 Subcontractor/Subcontract Package(s): N/A

Approved X
 Denied _____
 Approve ASSP (y/n) _____

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Pass	Fail
X	
X	
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X	
X	
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	X
X	
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X	
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X	

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Pass	Fail

Reason for Determination Observations/Concerns:

Challenging exterior topography coupled with existing vegetation. Interior high bay windows. Occupied site, historic landmark board. Mock ups and infrastructure repair prior to window install. Will use OMWBE contractors value to school board. Will make sure labor force and constructors are diverse.

Wilton, Taine E. (ESC) 
Digitally signed by Wilton, Taine E. (ESC)
 DN: CN="Wilton, Taine E. (ESC)", O=Edmonds School District
 Date: 2024.05.23 14:19:16-07'00'

Signature

Project Review Committee (PRC)
GC/CM Project Evaluation Sheet

Date: 5/23/2024
 PRC Member: Vicky Schiantarelli
 Public Agency: Seattle Public Schools
 Project Name: BF Day Elementary School – Exterior Windows Replacement Project
 Requesting Alternative Subcontractor Selection? Yes _____ No X
 Subcontractor/Subcontract Package(s): _____

Approved X
 Denied _____
 Approve ASSP (y/n) _____

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Pass	Fail
x	
x	
x	
x	
x	
x	
x	
x	
x	
x	
x	
x	
x	

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 - d. Knowledge of audit requirements

Pass	Fail

Reason for Determination Observations/Concerns:

Vicky Schiantarelli

 Signature

Project Review Committee (PRC)
GC/CM Project Evaluation Sheet

Date: 5/23/24
 PRC Member: Heather Munden
 Public Agency: Seattle School District No. 1
 Project Name: B.F. Day Elementary School (BFDES) – Exterior Windows Replacement
 Requesting Alternative Subcontractor Selection? Yes _____ No X
 Subcontractor/Subcontract Package(s): N/A

Approved X
 Denied _____
 Approve ASSP (y/n) N/A

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Pass	Fail
X	
X	
X	
X	
X	
X	
N/A	
X	
X	
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X	

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Pass	Fail
N/A	

Reason for Determination Observations/Concerns:

Appears to be a good project for GCCM. SSD application indicated they have substantial history of utilizing GCCM as does their senior leadership listed for this project. Good resolution for audit findings. A portion of the funding depends on a levy that will be submitted to voters for their approval in February 2025, which appears to be in alignment from the schedule of when GCCM Pre-Construction Services is anticipated to start (giving a go/no-go opportunity).

Project Review Committee (PRC)
GC/CM Project Evaluation Sheet

Heather Munden

Signature

Project Review Committee (PRC)
GC/CM Project Evaluation Sheet

Date: May 23, 2024
 PRC Member: Art McCluskey
 Public Agency: Seattle School District
 Project Name: BF Day Elementary School – Exterior Window Replacement
 Requesting Alternative Subcontractor Selection? Yes _____ No X
 Subcontractor/Subcontract Package(s): None

Approved X
 Denied _____
 Approve ASSP (y/n) N/A

**Project Evaluation Criteria
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Pass	Fail
X	
X	
X	
X	
X	
X	
X	
X	
X	
X	

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Pass	Fail

Reason for Determination Observations/Concerns:

Applicant and project met RCW requirements. Very thorough explanation of audit findings

Art McCluskey
 Signature

Project Review Committee (PRC)
GC/CM Project Evaluation Sheet

Date: 5/23/34
 PRC Member: Alexis Blue
 Public Agency: SEATTLE SCHOOL DISTRICT
 Project Name: BF Day Elementary School – Exterior Windows Replacement Project
 Requesting Alternative Subcontractor Selection? Yes _____ No X
 Subcontractor/Subcontract Package(s): _____

Approved X
 Denied _____
 Approve ASSP (y/n) _____

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Pass	Fail
X	
X	
X	
X	
X	
	NA
X	
X	
X	
X	
X	
X	
X	
X	

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Pass	Fail

Reason for Determination Observations/Concerns:

Meets criteria


 Signature