



Berkeley County Council

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THE COUNCIL

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ALAN J. DAVIS
COUNTY ADMINISTRATOR

www.berkeleywv.org

DATE: June 4, 2020

TO: County Council

FROM: Alan J. Davis – County Administrator *AD*

RE: 520 S. Raleigh Street Adaptive Reuse Construction/Renovation Bid Recommendation

On Thursday, May 21, 2020 bids for the renovations and construction needed for the adaptive reuse of 520 S. Raleigh Street into the Berkeley County Day Report Center were opened and read into public record. There were seven (7) bids received prior to the closing date/time. A summary table of all bids received is attached.

The Building Renovation Committee reviewed and discussed the bids received. Of the seven (7) bids received two (2) were disqualified for not being in compliance with the Request-For-Proposals (RFP) that was issued on April 28, 2020. After reviewing and discussing the remaining bids, it is the unanimous recommendation of the Committee that the bid for the renovations and construction needed for the adaptive reuse of 520 S. Raleigh Street be awarded to Wolf Creek Contracting Company that submitted the lowest responsible lump sum base bid of \$2,733,716.

You will also find correspondence from Mr. Joshua C. Bower, Senior Project Manager with Crabtree, Rohrbaugh & Associates, that further supports this recommendation. Mr. Bower has been intimately involved with this project since its inception and will be managing the construction/renovations of 520 S. Raleigh Street.

It is important to note that the low bid of \$2,733,716 is \$536,649 below the original construction estimate of \$3,270,365 which was provided Crabtree, Rohrbaugh & Associates 4 to 6 months ago.

Thank you for your consideration of this recommendation. If there are any questions, please feel free to contact me.

Attachments

Cc. 520 S. Raleigh Street Building Committee via e-mail w/attachment



**Crabtree, Rohrbaugh & Associates
Architects**

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Charlottesville, VA 22907
www.cra-architects.com
Pennsylvania | Maryland | Virginia | West Virginia

June 1, 2020

Mr. Alan J. Davis
County Administrator
Berkeley County Council
400 W Stephen St, Suite 201
Martinsburg, WV 25401

Re: Day Reporting Center – Review of Lowest Responsible Bidder Documents

Mr. Davis,

Crabtree, Rohrbaugh & Associates has reviewed the submitted bidder's paperwork for the Day Reporting Center (Adaptive reuse of 520 S Raleigh St) Project. Wolf Creek Contracting Company, LLC appears to be the lowest responsible bidder based on the base bid amounts submitted with complete paperwork.

Our team has reviewed Wolf Creek Contracting Company, LLC's paperwork and found the submission to be complete. At your request we contacted the references in listed on the AIA A305 – Contractor's Qualification Statement. The references, without exception, provided a positive review of Wolf Creek Contracting Company, LLC.

Wolf Creek Contracting Company, LLCs, requested that we note the company has a Charleston, WV office and has completed many projects through the state.

If you have any questions, please feel free to contact our office at any time.

Sincerely,

CRABTREE, ROHRBAUGH & ASSOCIATES

Joshua C. Bower, AIA, LEED AP, CPD
Principal | Senior Project Manager