



2118 Milvia Street (New Building) - DB

Presented to the Board of Trustees

April 27, 2021

Berkeley City College



2118 Milvia Street Roadmap

	Q4-2018	Q1-2019	Q2-2019	Q3-2019	Q4-2019	Q1-2020	Q2-2020	Q3-2020	Q4-2020	Q1-2021	Q2-2021
BCC Project Transition Analysis	Yellow	Yellow	Yellow								
Budget / Procurement Analysis				Yellow	Yellow	Yellow	Yellow				
Board of Trustees Design-Build Workshop (7/14/2020)								Green			
Prepared Design-Build Request for Qualifications & Proposal Documents								Blue			
Design-Build (SLBE) Outreach Meeting (9/8/2020)								Purple			
Pre-Qualified Design-Build Entities									Orange		
Interviewed Pre-Qualified Design-Build Entities & Reviewed Proposals									Yellow	Yellow	
Recommendation of Selected Design-Build Entity to Board of Trustees											Green
Begin Programming Phase											Blue



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BuildPERALTA

Bond Spending Plan - Active Major Capital Projects

Status Date: Costs and Funding as of February 28, 2021

Schedule Key	
■	Contractor or Design Build Entity Procurement
■	Design
■	DSA Review
■	Construction

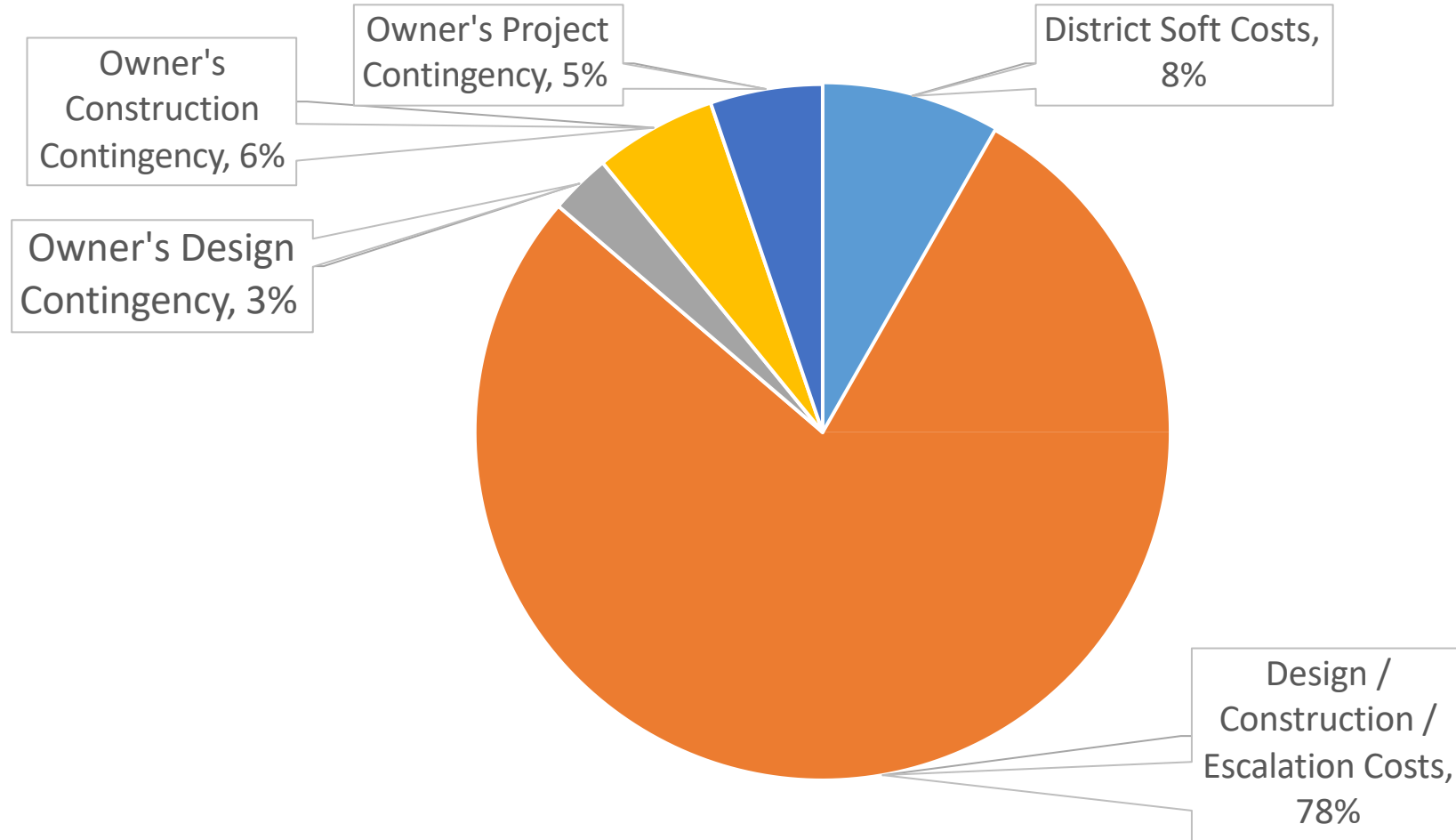
	2/28/21 Total Project Cost Estimate	2021				2022				2023				Architect - Full	Architect - Criteria	Design/Builder	CEQA	Geotech	Haz Mat'ls	Commissioning	Mat'ls Testing	Soils Testing	Surveying	IOR	Contractor
		Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4												
Berkeley City College																									
2118 Milvia Street (New Building) - DB	\$83,851,707	■	■	■	■	■	■	■	■	■	■	■	■	N/A	✓	✓	✓	DBE	DBE	Q2-21	Q4-22	DBE	DBE	Q4-22	DBE

Procurement Complete
 N/A Not Applicable

DBE Design-Build-Entity to include service
 Q#-YY Calendar Year Quarter/Year



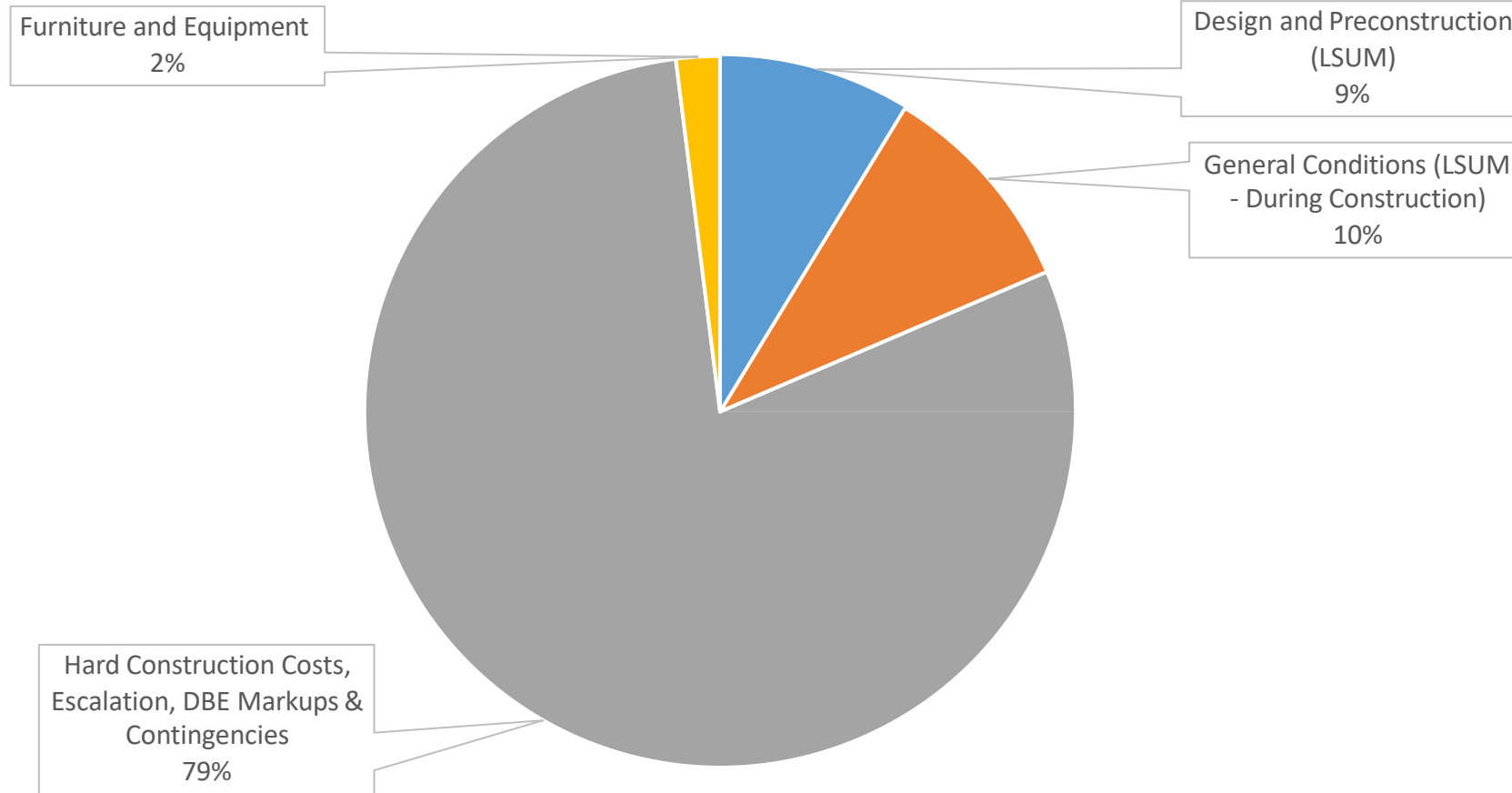
Milvia TPCE - \$83.9 M



■ District Soft Costs ■ Design / Construction / Escalation Costs ■ Owner's Design Contingency ■ Owner's Construction Contingency ■ Owner's Project Contingency



Milvia D/B Budget- \$65.4M




■ Design and Preconstruction (LSUM) ■ General Conditions (LSUM - During Construction) ■ Hard Construction Costs, Escalation, DBE Markups & Contingencies ■ Furniture and Equipment



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Current Progress (3/31/21)	Project – Delivery Method (DB)	Next Milestone	Planning	Design			DSA	Construction	
			Procurements	Programming	Schematic Design	Design Development	Construction Documents	DSA Approval	Construction
	2118 Milvia Street – DB	DBE Award		Q2-2021	Q3–2021 - Q2-2022			Q2-2022 - Q1-2023	Q4-2022 - Q4-2024



2118 Milvia Street – DB Team



PERALTA COMMUNITY COLLEGE DISTRICT - BERKELEY CITY COLLEGE 2118 MILVIA STREET DESIGN-BUILD SERVICES

XL+Ratcliff Final Interview | February 3, 2021



Jeff Swinyer
Project Executive
XL CONSTRUCTION



Kristina Lee
Design Manager
XL CONSTRUCTION



Mike Matson
Principal-in-Charge / QA/QC
RATCLIFF ARCHITECTS



Patricia Alarcón
Project Manager
RATCLIFF ARCHITECTS



Bill Blessing
Design Principal
RATCLIFF ARCHITECTS



Mitch McDonald
Sr. Superintendent
XL CONSTRUCTION



Andrea Wooding
Designer
(meeting technical support)
RATCLIFF ARCHITECTS



Andrea Lowe
Community Outreach
LOWE CONSULTING GROUP



Michael Costello
Sr. Project Manager
XL CONSTRUCTION





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**Rendering by:
XL Construction + Ratcliff**



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XL Construction + Ratcliff