



UNION COUNTY IMPROVEMENT AUTHORITY

1499 US Highway One, North, 3rd Floor
Rahway, New Jersey, 07065
www.ucimprovementauthority.org
(732) 382-9400 (732) 382-5862 fax


Resolution No. 42-2017

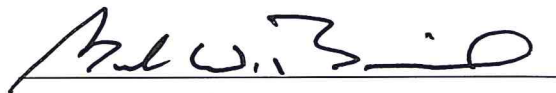
Date: June 7, 2017

RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY AUTHORIZING THE EXTENSION OF SERVICES CONTRACT TO MAST CONSTRUCTION SERVICES, INC. FOR THE UNION COUNTY FAMILY COURT BUILDING PROJECT

APPROVED AS TO FORM:
Lisa M. da Silva, RMC
Clerk of the Authority

APPROVED AS TO SUFFICIENCY OF FUNDS
☒ YES ☐ NO ☐ NONE REQUIRED
UNION COUNTY IMPROVEMENT AUTHORITY





	PRESENT	ABSENT	AYE	NAY	ABSTAIN	MOTION	SECOND
<i>Bornstad, Treasurer</i>	✓		✓				
<i>D'Elia</i>		✓					
<i>Hockaday</i>	✓		✓				
<i>Huff</i>	✓		✓				
<i>Lattimore</i>	✓		✓			✓	
<i>Salerno, Secretary</i>		✓					
<i>Szpond</i>	✓		✓				✓
<i>Rountree, Vice Chairwoman</i>	✓		✓				
<i>Scutari, Chairman</i>	✓		✓				

**RESOLUTION OF THE UNION COUNTY IMPROVEMENT AUTHORITY
AUTHORIZING THE EXTENSION OF SERVICES CONTRACT TO MAST
CONSTRUCTION SERVICES, INC. FOR THE UNION COUNTY FAMILY
COURT BUILDING PROJECT**

WHEREAS, the Union County Improvement Authority (the "Authority") has been duly created by ordinance of the Union County Board of Chosen Freeholders as a public body corporate and politic of the State of New Jersey pursuant to and in accordance with the County Improvement Authorities Law, N.J.S.A. 40: 37A-44 et seq.; and

WHEREAS, pursuant to N.J.S.A. 40:37A-55(t), the Authority is empowered to enter into any and all agreements or contracts, execute any and all instruments, and do and perform any and all acts and things necessary, convenient or desirable for the purposes of the Authority, subject to the Local Public Contracts Law, N.J.S.A. 40A:11-1 et seq.; and

WHEREAS, the Authority desires to extend the services, as outlined in the May 31, 2017 extended services proposal of Ted Domuracki, President of MAST Construction Services, Inc.; and

WHEREAS, MAST Construction's contract for construction management services on the Union County Family Court Building Project expired; and

WHEREAS, a regular meeting of the Union County Improvement Authority (the "Authority") was held on June 7, 2017; and

WHEREAS, over the period of the contract extension MAST Construction extended services will include full time project oversight for the remaining scope of construction work as well as primary coordination with the City of Elizabeth and 3rd Party Inspectors to expedite receipt of TCO/CO for the building; and

WHEREAS, MAST Construction Services, Inc. proposes to facilitate, coordinate and oversee the prosecution of remaining change order work that must still be completed which includes but is not limited to, the building amplification system and electrified hardware at the courtroom entrance doors, implement revisions to the smoke evacuation system as well as oversee completion of punchlist work; and

WHEREAS, MAST Construction Services, Inc. is able to perform all necessary tasks to complete the final construction plan as set forth in their May 31, 2017 extended proposal in an amount not to exceed \$ 95,250.00, the remainder of the terms and scope of services from the original proposal remain the same; and

WHEREAS, these fees are for the duration of the April 2017 through June 2017, with the one month closeout fees from the original contract to follow for July 2017.

NOW, THEREFORE, IT IS HEREBY RESOLVED BY THE MEMBERS OF THE UNION COUNTY IMPROVEMENT AUTHORITY AS FOLLOWS:

1. The Authority hereby approves the continuation of the extended services for the Union County Family Court Building Project.

2. The Authority approves the continued work in an amount not exceed \$95, 250.00 as outlined in the May 31, 2017 extended proposal of MAST Construction Services, Inc., prepared by Ted Domuracki, President.

4. The Clerk is authorized to publish a brief notice of the authorization pursuant to N.J.S.A 40A:11-5(1)(a)(i).

5. The Certifying Finance Officer has certified that the funds for the extended services for the Union County Family Court Building improvements are available from and can be obtained from the funds of the Authority.

AND BE IT FURTHER RESOLVED that this resolution shall take effect immediately.

MAST CONSTRUCTION SERVICES, INC.

May 31, 2017

Mr. Daniel P. Sullivan
Executive Director
Union County Improvement Authority
C/o UCUA
1499 Routes 1& 9 North
Rahway, NJ 07065

Re: Union County Family Court Building – Extended Services

Dear Mr. Sullivan:

Please accept this letter as a request for extended services for the Union County Family Court Building Project.

On May 31, 2017 **MAST** Construction's contract for Construction Management services on the Union County Family Court Building expire. **MAST's** full time services expired on March 31, 2017 and the remaining two (2) months of April and May 2017 were slated for closeout of the project at a reduced fee. If additional services are granted, the closeout fees for May 2017 will be allocated to the final month of the extended contract (July 2017), and the previously billed amount of \$15,000 for April's reduced fee will be incorporated into the extended services as explained in the table below.

Over the period of the contract extension our services will include full time project oversight for the remaining scope of construction work as well as primary coordination with the City of Elizabeth and 3rd Party Inspectors to expedite receipt of the TCO/CO for the building. We will also facilitate, coordinate and oversee the prosecution of remaining change order work that must still be completed which includes the building amplification system as well as the electrified hardware at the courtroom entrance doors. Additionally, we will lead the coordination effort between the design team, contractors and the end users to implement the revisions to smoke evacuation system which are necessary for issuance of final CO. Lastly, we will oversee completion of punch list work, coordinate turnover of closeout documentation (manuals, warranties, etc.), organize and confirm completion of contractually owed trainings as well as provide assistance to the County and State as they become acclimated to the new facility.

MAST

MAST CONSTRUCTION SERVICES, INC.

MAST is proposing the below fees for the duration of April 2017 through June 2017 or three (3) months with the one (1) month of closeout fees from the original contract to follow for July 2017.

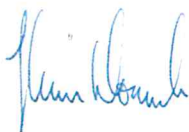
MAST would like to propose the following for services moving forward.

Phase	Duration (Months)	Fee Per Month	Total Fee
Balance of Fulltime Service for April 2017.	1	\$21,750	\$21,750
Full Time Construction Management Services for (May 2017 & June 2017)	2	\$36,750	\$73,500
TOTAL			\$95,250

The remainder of the terms and scope of services from the original proposal remain the same.

Sincerely,

MAST Construction Services, Inc.



Ted Domuracki
President

Enclosures

cc:	Mark Brink	UCIA
	Jim Napolitano	MAST
	Sean Edmonds	MAST