

## Situations Release

1. Construction Manager submitting their GMP price to the Owner and Architect had long discussions on all Sections of the specifications. The in-house estimators have prepared all costs except the millwork/casework/architectural woodwork. Upon review of every Section's work, a long discussion followed to verify the accuracy of the price submitted. Except for the millwork/casework/architectural woodwork, the Architect saw the Prime report sitting on the conference table and said, "Let move on, I see that you have done your homework on this section". The CM estimator had placed on the table a 200-page report. This was a 1,000,000 square foot Replacement Hospital facility.
2. Carpentry Contractor had received bidding documents less than 2 days prior to bid date. Prime prepared a complete estimate with labor, material and all breakdowns required in time for bid closing. This was a themed restaurant for a major casino corporation.
3. General Contractor had a single millwork/carpentry/structural wood bidder on a large University campus. The problem was the bidder could not be bonded, as the bid package was too large for them. There was not time to solicit other bids. Prime was asked to intervene as the project had to be awarded and start immediately. Recommendation was made to go direct to the major suppliers and buyout directly. Further to contact directly the structural wood suppliers as specified as only one specified firm of 3 actually submitted a bid. No one had called the 2 other specified firms and they were not aware of the project. After my call these 2 suppliers provided pricing and the order was place direct and at a lower price than originally quoted.
4. More work in progress at this time