

# **Columbia University Residential Building @ 125<sup>th</sup> & Broadway**

Webinar to Inform Bid Opportunities for  
M/WBE and Local Firms

April 24, 2020



# AGENDA

Welcome & Opening Remarks

*Hany Ayoub, AIA, NCARB, LEED AP BD+C*

Meet the Project Team

*Bradley Robertson*

Project Overview

*Bradley Robertson*

M/W/L Program

*Rohan de Freitas*

Trade Contractor Requirements

*Bradley Robertson*

MWLBE Opportunities

*Bradley Robertson*

Bid Schedule

*Bradley Robertson*

Contact Information

Questions & Answers

# WELCOME & OPENING REMARKS

**Hany Ayoub**, *AIA, NCARB, LEED AP BD+C*  
Associate Vice President,  
Project Management and Construction  
Columbia University

# MEET THE PROJECT TEAM

- ❖ Columbia University
  - Lawrence Price, Senior Project Manager
  - Tanya Pope, AVP University Supplier Diversity
  
- ❖ Pavarini McGovern
  - Christopher Fillos, Senior Project Manager
  - Bradley Robertson, Project Manager
  
- ❖ Crescent Consulting Associates, Inc.
  - Rohan de Freitas, Principal/CEO
  - Christian Perez, Project Manager
  - Kevin Boyce, Project Manager

## **Columbia University Bid Opportunities & Awards:**

<https://neighbors.columbia.edu/content/construction-updates-and-opportunities>

# PROJECT OVERVIEW

The Columbia University Residential Building @ 125<sup>th</sup> & Broadway project involves the construction of a 34-story residential apartment building. The building will house Columbia University graduate students and faculty and has 5,000 square feet of ground-floor retail, where the McDonalds that had been located at the site for decades will be rebuilt and reopened. There is one floor of below-grade space for building services.

The building is designed by Renzo Piano Building Workshop with CetraRuddy Architects from New York as the architect of record. The building will be constructed with the highest quality materials and have a glass and precast concrete exterior.

The site is adjacent to the 1 train, directly across 125<sup>th</sup> Street from the new Manhattanville campus at Columbia University, and is in close proximity to local businesses, restaurants, and other retail establishments along the 125<sup>th</sup> Street, Broadway, and 12<sup>th</sup> Avenue retail corridors.

# M/W/L PROGRAM

- ▶ M/W/LBE Contracting Goal: **35%**
  
- ▶ Local, Minority, & Women Workforce Goal: **40%**
  
- ▶ “Local” is defined geographically with 17 zip codes located from the northern side of 96<sup>th</sup> Street, river to river, to the top of Manhattan and include the four southernmost zip codes in the Bronx: 10025, 10026, 10027, 10029, 10030, 10031, 10032, 10033, 10034, 10035, 10037, 10039, 10040, 10451, 10454, 10455, & 10474
  
- ▶ To qualify as a local firm:
  - You must serve Columbia from your local office
  - The local office must have staff, equipment, furniture and function as a full-service location. We Work or satellite office locations will not be eligible.
  - You must provide a business certificate with your firm’s name and local address
  
- ▶ To obtain a local business certificate:
  - Issued by the clerk’s office for the county the firm operates in and should have the firm’s local business address on it.
  - Attached is the application the firm would have filed when becoming a corporation, to obtain this. For more information, please visit: <https://www.dos.ny.gov/corps/assdnmins.html>

# M/W/L PROGRAM (CONT.)

## ❖ MWLBE Certifying Agencies:

- The Port Authority of NY/NJ
- NYC Department of Small Business Services
- NY/NJ Minority Supplier Development Council
- National Minority Supplier Development Council
- Small Business Administration
- Empire State Development Corp.
- NYC School Construction Authority
- Metropolitan Transit Authority
- Dormitory Authority of the State of New York
- Woman's Business Enterprise National Council
- State of New Jersey, Department of the Treasury, Division of Revenue
- Connecticut, Office of Supplier Diversity, Division of the State Procurement

\*\* If approved by a Columbia University waiver, other select certifying agencies in other states may also be acceptable upon Columbia's discretion.

# TRADE CONTRACTOR REQUIREMENTS

## ❖ **Pavarini/McGovern Prequalification Documents Required:**

1. Bank Letter Verifying Lines of Credit
2. EMR Letter from Insurance Company
3. Current OSHA Form 300A6
4. Sample Certificate of Insurance
5. Statement of Current Project Backlog
6. Current M/WBE Certificates or LBE Business Certificate
7. Current Signed W-9
8. Columbia University Project Integrity Form

- ❖ Contractors will be required to pay all trade workers a minimum of \$25 per hour for all work performed on site.

# MWLBE OPPORTUNITIES

## Contractor Opportunities

- Architectural Metal & Glass
- Architectural Woodwork
- BMS
- Ceramic Tile & Interior Stone
- Curtainwall
- Drywall & Carpentry
- Electrical
- Fire Protection
- Hoist & Temporary Protection
- Hollow Metal Wood Doors, Frames, & Hardware
- HVAC
- Masonry
- Mechanical
- Painting & Wall Covering
- Plumbing
- Roof/ Waterproofing
- Signage
- Sprinkler
- Steel/ Misc. Metals
- Superstructure Concrete
- Toilet Accessories
- Trash Chute & Compactor
- Underground Plumbing
- Wood Flooring
- Window Treatment

# MWLBE OPPORTUNITIES (CONT.)

## General Conditions & Consultant Opportunities

- Carting
- Engineering
- Events / Catering
- Final Cleaning
- Janitorial Services/  
Supplies
- Printing Services
- Progress Photos
- Site Logistics
- Site Security
- Site Safety
- Surveying
- Temporary Toilets/Wash  
Stations

# BID SCHEDULE

## APRIL 2020

- Hoist & Temporary Protection
- Superstructure Concrete
- Underground Plumbing

## JUNE 2020

- BMS
- Drywall & Rough Carpentry
- Electrical, Fire Alarm, Low Voltage, Light Fixtures
- Fire Protection
- Hollow Metal/ Wood Doors, Frames, & Hardware
- HVAC
- Masonry
- Plumbing
- Roof/ Waterproofing
- Steel/ Misc. Metals
- Trash Chute & Compactor

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## JULY 2020

- Architectural Metal & Glass
- Architectural Woodwork
- Ceramic Tile & Interior Stone
- Painting & Wall Covering
- Spray Fire-Resistant Materials
- Toilet Accessories
- Window Treatment
- Wood Flooring

# CONTACT INFORMATION

CRESCENT CONSULTING ASSOCIATES, INC.

**All project related questions, clarifications, or follow up requests should be addressed directly to:**

**[ResidentialBLDG125@CrescentConsult.com](mailto:ResidentialBLDG125@CrescentConsult.com)**

**MR. ROHAN DE FREITAS**

PRINCIPAL

1116 MAIN STREET, 1<sup>ST</sup> FLOOR

PEEKSKILL, NY 10566

**MR. CHRISTIAN PEREZ**

PROJECT MANAGER

80 BROAD STREET, SUITE 1902

NEW YORK, NY 10004

**MR. KEVIN BOYCE**

PROJECT MANAGER

360 E. 116<sup>TH</sup> STREET, SUITE 2E

NEW YORK, NY 10029



# QUESTIONS & ANSWERS

All questions must be submitted through the  
Q&A feature on this webinar

*A recording of this webinar will be available here:*

<https://neighbors.columbia.edu/content/construction-updates-and-opportunities>