

Notice of Public Meeting

Pursuant to A.R.S. § 38-431.02, notice is hereby given to the members of the Navajo County Community College District Governing Board (Board) and to the general public that the Board will meet for a Special District Governing Board Meeting open to the public, on **June 27, 2024 beginning at 12:30p.m.** The meeting will be remote and can be joined using [WebEx](#). A passcode is required under certain circumstances and it is 27Jun24DGB.

The public is invited to check on addenda that may be posted up to 24 hours prior to the meetings. Copies of the meeting agenda may be obtained through the Office of the President, Northland Pioneer College, Painted Desert Campus, 2251 E. Navajo Blvd., Holbrook, AZ, telephone (928) 524-7418 or (800) 266-7845 Ext. 7418, at least 24 hours in advance of the meeting. If any disabled person needs any type of accommodation, please notify Farah Bughio at the above address or telephone number at least 24 hours prior to the scheduled start time.

The Board may vote to hold an executive session for discussion or consideration of a personnel matter(s) pursuant to A.R.S. §38-431.03(A)(1). The Board may vote to hold an executive session for the purpose of obtaining legal advice from the District's attorney on any matter listed on the agenda pursuant to A.R.S. §38-431.03 (A)(3). The Board may vote to hold an executive session for the purpose of considering its position and instructing its attorney regarding the public body's position regarding contracts that are the subject of negotiations pursuant to A.R.S. §38-431.03 (A)(4). Should the District's attorney not be present in person, notice is further given that the attorney may appear by speakerphone.

I, Farah Bughio, certify that this notice of public meeting, prepared pursuant to A.R.S. § 38-431.02, was posted on or before the 26th day of June, 2024, at 12:30p.m.

Farah Bughio
Recording Secretary to the Board

NOTICE DISTRIBUTION

1. WHITE MOUNTAIN INDEPENDENT NEWSPAPER
2. TRIBUNE-NEWS & SNOWFLAKE HERALD NEWSPAPERS
3. NAVAJO TIMES
4. KINO RADIO
5. KNNB RADIO
6. COUNTRY MOUNTAIN AIRWAVES [KQAZ/KTHQ/KNKI RADIO]
7. KWKM RADIO
8. WHITE MOUNTAIN RADIO
9. NPC WEB SITE
10. NPC ADMINISTRATORS AND STAFF
11. NPC FACULTY ASSOCIATION PRESIDENT
12. NPC CLASSIFIED AND ADMINISTRATIVE SUPPORT ORGANIZATION PRESIDENT
13. NPC STUDENT GOVERNMENT ASSOCIATION PRESIDENT

M I S S I O N

**NORTHLAND PIONEER COLLEGE
PROVIDES EDUCATIONAL
EXCELLENCE THAT IS AFFORDABLE
AND ACCESSIBLE FOR THE
ENRICHMENT OF COMMUNITIES
ACROSS NORTHEASTERN ARIZONA.**

V I S I O N

NPC continually responds to the needs of our communities by cultivating generations of learners. By 2030, NPC will transform lives by advancing student success and socio-economic well-being through a spirit of innovation, partnership, and creative problem-solving.

V A L U E S

INTEGRITY
INCLUSION
ADAPTABILITY
CIVILITY
ACCESS



Northland Pioneer College

Navajo County Community College **EXPANDING MINDS • TRANSFORMING LIVES** SM

Governing Board Meeting Agenda

Painted Desert Campus, Tiponi Community Center
2251 East Navajo Boulevard, Holbrook, Arizona

The meeting location will be open to the public at 12:25 p.m. at the latest.

Or you can join on [WebEx](#) (Passcode 27JUN24DGB).

Date: June 27, 2024

Time: 12:30 p.m. (MST)

<u>Item</u>	<u>Description</u>	<u>Resource</u>
1.	Call to Order and Pledge of Allegiance	Chair Robinson
2.	Adoption of the Agenda (Action)	Chair Robinson
3.	Call for Public Comment	Chair Robinson
	Individuals may address the Board on any relevant issue for up to 5 minutes. At the close of the call to the public, Board members may not respond to any comments but may respond to criticism, ask staff to review a matter or ask that a matter be placed on a future agenda.	
4.	For Discussion and Possible Action:	
	A. Old Business	
	Presidential Compensation	Chair Robinson
	The Board will discuss the Presidential compensation.	
	B. New Business:	
	1. Goldwater Building Addition	Director Kupfer
	Directors Russell Kupfer and Justin White will request the Board accept a bid on The Goldwater Building addition.	
5.	Announcement of Next Regular Meeting August 20, 2024	Chair Robinson
6.	Adjournment (Action)	Chair Robinson

The District Governing Board may consider any item on this agenda in any order and at any time during the meeting. The District Governing Board may take action regarding any items in sections 5 and 6. The Board may vote to hold an executive session for the purpose of obtaining legal advice from the District's attorney on any matter listed on the agenda pursuant to A.R.S. §38-431.03 (A)(3). Should the District's attorney not be present in person, notice is further given that the attorney may appear by speakerphone.



Northland Pioneer College

Post Office Box 610 • Holbrook, AZ 86025 • (928) 524-7311 • Fax (928) 524-7312 • www.npc.edu

Request to Award Contract for the Addition of the Goldwater Building

Recommendation:

Staff recommends awarding a contract to Low Mountain Construction, Inc for \$4,752,502 for the addition to the Goldwater Building in Show Low.

Budget Information:

The FY25 budget includes \$5 million for this project.

Summary:

The Goldwater Building is located at the Show Low campus and upon completion of the project will become the new Welcome Center and will house a one-stop-shop for student services.

NPC advertised the RFP AS #24-06 to the public for the Goldwater Building Addition on April, 19 2024. Three Applicants submitted proposals to the selection committee. By following the RFP guidelines, the applicants were graded on their proposals. The highest scoring applicant was Low Mountain Construction, Inc. The selection committee checked references and unanimously agreed that Low Mountain Construction, Inc. is a very qualified contractor and would like to award them the contract.

IFB AS #24-04 Bid Tabulation

REQUEST FOR PROPOSAL (RFP)

Goldwater Building Addition Project

NAVAJO COUNTY COMMUNITY COLLEGE DISTRICT dba NORTHLAND PIONEER COLLEGE

5:00 P.M., Arizona time

June 21, 2024

Page 1 of 1

Vendor	Date Received	Time Received	RFP Submission Received By	Bid Submitted
Low Mountain Construction, Inc.	6/5/2024	02:37 PM	Original Submission - Bonfire Integrated Portal	All required documents present
	07/21/24	02:26 PM	Best and Final Offer - Procurement Email	Bid \$4,752,502.00
CORE Construction	6/5/2024	01:52 PM	Original Submission - Bonfire Integrated Portal	All required documents present
	07/21/24	02:19 PM	Best and Final Offer - Procurement Email	Bid \$7,099,055.00
Canyon Building & Design	6/5/2024	02:56 PM	Original Submission - Bonfire Integrated Portal	All required documents present
	07/21/24	04:55 PM	Best and Final Offer - Procurement Email	Bid \$7,447,703.51

WE HEREBY CERTIFY THIS IS A TRUE AND ACCURATE TABULATION OF THE PROPOSALS RECEIVED FOR THE ABOVE REFERENCED INVITATION FOR BIDS ON March 22,2024.

Request for Proposal Due on June 5, 2024 at 3:00 P.M., Arizona time. Best and Final Offers were due on June 20, 2024 at 3:00P.M., Arizona time. Request for Proposals and Best and Final Offers Received by: Russell Kupfer. Bid Opening Attendees: Russell Kupfer, Justin White, Rob Bass

Navajo County Community College District dba Northland Pioneer College

RECORDED BY: Russell Kupfer

AS #24-06 - Goldwater Building Addition Project

Project Overview

Project Details	
Reference ID	AS #24-06
Project Name	Goldwater Building Addition Project
Project Owner	Russell Kupfer
Project Type	RFP
Department	Purchasing
Budget	\$5,000,000.00
Project Description	The construction of a new 9,095 sq. ft. building designated as Goldwater building addition. This construction is an additional build-on-site structure. The addition will be constructed on the East side of the current Goldwater building on the Northland Pioneer College, White Mountain Campus in Show Low, Arizona. The building is comprised of the campus front office reception area, conference room, office spaces and a break room. This building will be fully equipped with an automatic fire sprinkler system and fire alarm integrated with the existing building. The site work will include new sidewalks around new addition. Minor landscaping modifications, reconfiguring existing irrigation water, New water and sewer lines will be connected to the City system.
Open Date	Apr 19, 2024 10:00 AM MST
Intent to Bid Due	Jun 03, 2024 10:00 AM MST
Close Date	Jun 05, 2024 3:00 PM MST

Highest Scoring Supplier	Score
Low Mountain Construction, Inc.	873.33 pts

Seal status

Requested Information	Unsealed on	Unsealed by
Cost Proposal	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 2 - Deviations & Exceptions	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 6 - Insurance Certificates	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 7 - Offer & Acceptance	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Section V - Proposal Form	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Section VI - Agreement	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 1 - Statement of No Bid	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 3 - Confidential - Proprietary Submittals	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 4 - Additional Materials Submitted	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 5 - Amendment Acknowledgement	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 8 - Bid Form	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Attachment 9 - W-9	Jun 06, 2024 10:07 AM MST	Russell Kupfer

Substitution Specification Form	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Bid Bond Specification Form	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Performance Bond Specification Form	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Payment Bond Specification Form	Jun 06, 2024 10:07 AM MST	Russell Kupfer
Sub-Contractor Listing Specification Form	Jun 06, 2024 10:07 AM MST	Russell Kupfer

Conflict of Interest

Declaration of Conflict of Interest You have been chosen as a Committee member for this Evaluation. Please read the following information on conflict of interest to see if you have any problem or potential problem in serving on this committee. ## Code of Conduct All information related to submissions received from Suppliers or Service Providers must be kept confidential by Committee members. ## Conflict of Interest No member of a Committee shall participate in the evaluation if that Committee member or any member of his or her immediate family: * has direct or indirect financial interest in the award of the contract to any proponent; * is currently employed by, or is a consultant to or under contract to a proponent; * is negotiating or has an arrangement concerning future employment or contracting with any proponent; or, * has an ownership interest in, or is an officer or director of, any proponent. Please sign below acknowledging that you have received and read this information. If you have a conflict or potential conflict, please indicate your conflict on this acknowledgment form with information regarding the conflict. I have read and understood the provisions related to the conflict of interest when serving on the Evaluation Committee. If any such conflict of interest arises during the Committee's review of this project, I will immediately report it to the Purchasing Director.

Name	Date Signed	Has a Conflict of Interest?
rob bass	Jun 06, 2024 10:24 AM MST	No
justin White	Jun 06, 2024 10:24 AM MST	No
Russell Kupfer	Jun 06, 2024 10:19 AM MST	No

Submissions

Supplier	Date Submitted	Name	Email	Confirmation Code
CORE Construction	Jun 05, 2024 1:52 PM MST	Natalie Orne	proposals@coreconstruction.com	NDUwMTA1
Canyon Building & Design	Jun 05, 2024 2:56 PM MST	Samuel Lenckus	slenckus@canyonbd.com	NDUwMTM1
Low Mountain Construction, Inc.	Jun 05, 2024 2:37 PM MST	Shane Hatch	shatch@lowmountain.com	NDUwMTI1

Project Criteria

Criteria	Points	Description
Company Description and Experience	250 pts	<p>a. Description of the nature of the Offeror’s business; include a description of experience, competencies, and overall organizational capabilities. i. Employer Identification Number ii. Dun and Bradstreet identification (D-U-N-S number) and indicate if Offeror is registered on SAM.gov. iii. State sales tax rates/transaction privilege tax (TPT) license number iv. Volume/trade information b. Corporate organization chart indicating key management team members. c. Number of years of business in this industry. d. Description of the Offeror’s capabilities to provide the requested product(s)/service(s). i. Location(s) for pickup by customers ii. Number of employees working at servicing location(s) e. Description of the staff structure, the background, qualifications and relevant experience of key staff members involved in the project, including length of time at contractor; include the responsibilities that each staff member will have during the execution of this project. f. Overview of approach and description of methodology to be used include: i. Technical support ii. Limiting equipment downtime g. Details of any litigation your company or any of its subsidiaries or affiliates has had in the past five years relate to the performance of services provided by your business. h. If an Offeror has had any previous contracts canceled or is currently debarred, suspended, or proposed for debarment by any government entity, the current status must be documented in this proposal. The Offeror agrees to notify the College of any change in this status. If any customer has stopped using the product(s) or service(s) you are proposing, provide details including customer name, date when product was installed, date when product was discontinued (usage) and reason for discontinuation, including contact</p>

		<p>details of the customer. i. If the Offeror intends to use any cooperative, subcontract, third party agreement, or the like to perform under their proposal, the Offeror must supply the name, address, qualifications and criteria used by the Offeror for selection of any third party, and the intended services to be performed. The services provided under the scope of work proposed, in part or in whole, shall not be subcontracted or assigned without prior written permission of the College, except that the contractor may, without prior approval and without being released from any of its responsibilities hereunder, assign the contract to any affiliate or wholly-owned subsidiary of the contractor. j. Samples of any documentation or form that Offeror will require the College to sign. k. References: The Offeror must provide three (3) independent references from three (3) different contracts or relationships of similar scope, nature, and complexity to that requested by the College. The College prefers educational or governmental entity references. Each of the references must include the following information: i. Entity Name ii. Industry Type iii. Address, City, Province/State/Country iv. Contact Name, Title, Phone Number, and Email address v. Year(s) service(s) provided vi. Overview of contract or relationship vii. Comments (include details regarding the current status of the product/service provided by Offeror)</p>
Bid Cost	290 pts	<p>a. The overall pricing offered will be considered b. A price list of all services must be provided with proposal for evaluation and award consideration.</p>
Approach	270 pts	<p>a. Demonstrated understanding of the scope and work required and the ability of the Contractor to deliver quality programs and services in a timely and professional manner. Overall strategy and process to meet the needs of the College including, fulfilling requirements and approach for delivering services and programs.</p>

Additional Value/ Added Services Offered	140 pts	Offeror may propose innovative ideas, new concepts, and alternative partnership arrangements falling outside the specifications of this RFP. Added value services, incentives, and economic solutions beyond the scope of this RFP may be considered in addition to specified statement of work
Responsiveness	50 pts	a. Overall responsiveness of the proposal and providing the required information at time of RFP submittal. The ability of the firm to accept the terms and conditions of this solicitation that will become the governing document of this contract will be considered.
Required Documents Received	Pass/Fail	Submit all documents by due date
Attend Pre-Submission Conference	Pass/Fail	Attend Pre-Submission Conference
Total	1000 pts	

Scoring Summary

Active Submissions

	Total	Company Description and Experience	Bid Cost	Approach	Additional Value/ Added Services Offered
Supplier	/ 1,000.00 pts	/ 250 pts	/ 290 pts	/ 270 pts	/ 140 pts
Low Mountain Construction, Inc.	873.33 pts	246.67 pts	290 pts (\$4,752,502.00)	216.67 pts	70 pts
CORE Construction	854.14 pts	250 pts	194.14 pts (\$7,099,055.00)	246.67 pts	113.33 pts
Canyon Building & Design	313.72 pts	66.67 pts	185.05 pts (\$7,447,703.51)	25 pts	0 pts

	Responsiveness	Required Documents Received	Attend Pre-Submission Conference
Supplier	/ 50 pts	Pass/Fail	Pass/Fail
Low Mountain Construction, Inc.	50 pts	Pass	Pass
CORE Construction	50 pts	Pass	Pass
Canyon Building & Design	37 pts	Pass	Pass

Proposal Scores

CORE Construction - Scoring Summary

Evaluation Group 1 - Main Evaluation

	Total	Company Description and Experience	Bid Cost	Approach	Additional Value/ Added Services Offered
Reviewer	/ 1,000.00 pts	/ 250 pts	/ 290 pts	/ 270 pts	/ 140 pts
justin White	794.14 pts	250 pts	\$7,099,055.00	200 pts	100 pts
rob bass	904.14 pts	250 pts	\$7,099,055.00	270 pts	140 pts
Russell Kupfer	864.14 pts	250 pts	\$7,099,055.00	270 pts	100 pts
	Average:	250 pts	\$7,099,055.00	246.67 pts	113.33 pts
	Consensus:	-	-	-	-

	Total	Company Description and Experience	Bid Cost	Approach	Additional Value/ Added Services Offered
Reviewer	/ 1,000.00 pts	/ 250 pts	/ 290 pts	/ 270 pts	/ 140 pts
		↓	↓	↓	↓
Calculated:	854.14 pts	250 pts	194.14 pts (\$7,099,055.00)	246.67 pts	113.33 pts

	Responsiveness	Required Documents Received	Attend Pre-Submission Conference
Reviewer	/ 50 pts	Pass/Fail	Pass/Fail
justin White	50 pts	Pass	Pass
rob bass	50 pts	Pass	Pass
Russell Kupfer	50 pts	Pass	Pass
	50 pts	Pass	Pass

	Responsiveness	Required Documents Received	Attend Pre-Submission Conference
Reviewer	/ 50 pts	Pass/Fail	Pass/Fail
	-	-	-
	↓	↓	↓
Calculated:	50 pts	Pass	Pass

Canyon Building & Design - Scoring Summary

Evaluation Group 1 - Main Evaluation

	Total	Company Description and Experience	Bid Cost	Approach	Additional Value/ Added Services Offered
Reviewer	/ 1,000.00 pts	/ 250 pts	/ 290 pts	/ 270 pts	/ 140 pts
justin White	385.05 pts	75 pts	\$7,447,703.51	75 pts	0 pts
rob bass	245.05 pts	50 pts	\$7,447,703.51	0 pts	0 pts
Russell Kupfer	310.05 pts	75 pts	\$7,447,703.51	0 pts	0 pts
	Average:	66.67 pts	\$7,447,703.51	25 pts	0 pts
	Consensus:	-	-	-	-
		↓	↓	↓	↓

	Total	Company Description and Experience	Bid Cost	Approach	Additional Value/ Added Services Offered
Reviewer	/ 1,000.00 pts	/ 250 pts	/ 290 pts	/ 270 pts	/ 140 pts
Calculated:	313.72 pts	66.67 pts	185.05 pts (\$7,447,703.51)	25 pts	0 pts

	Responsiveness	Required Documents Received	Attend Pre-Submission Conference
Reviewer	/ 50 pts	Pass/Fail	Pass/Fail
justin White	50 pts	Pass	Pass
rob bass	10 pts	Pass	Pass
Russell Kupfer	50 pts	Pass	Pass
	36.67 pts	Pass	Pass
	37 pts	-	-

	Responsiveness	Required Documents Received	Attend Pre-Submission Conference
Reviewer	/ 50 pts	Pass/Fail	Pass/Fail
	↓	↓	↓
Calculated:	37 pts	Pass	Pass

Low Mountain Construction, Inc. - Scoring Summary

Evaluation Group 1 - Main Evaluation

	Total	Company Description and Experience	Bid Cost	Approach	Additional Value/ Added Services Offered
Reviewer	/ 1,000.00 pts	/ 250 pts	/ 290 pts	/ 270 pts	/ 140 pts
justin White	860 pts	250 pts	\$4,752,502.00	200 pts	70 pts
rob bass	860 pts	250 pts	\$4,752,502.00	200 pts	70 pts
Russell Kupfer	900 pts	240 pts	\$4,752,502.00	250 pts	70 pts
	Average:	246.67 pts	\$4,752,502.00	216.67 pts	70 pts
	Consensus:	-	-	-	-
		↓	↓	↓	↓

	Total	Company Description and Experience	Bid Cost	Approach	Additional Value/ Added Services Offered
Reviewer	/ 1,000.00 pts	/ 250 pts	/ 290 pts	/ 270 pts	/ 140 pts
Calculated:	873.33 pts	246.67 pts	290 pts (\$4,752,502.00)	216.67 pts	70 pts

	Responsiveness	Required Documents Received	Attend Pre-Submission Conference
Reviewer	/ 50 pts	Pass/Fail	Pass/Fail
justin White	50 pts	Pass	Pass
rob bass	50 pts	Pass	Pass
Russell Kupfer	50 pts	Pass	Pass
	50 pts	Pass	Pass
	-	-	-

	Responsiveness	Required Documents Received	Attend Pre-Submission Conference
Reviewer	/ 50 pts	Pass/Fail	Pass/Fail
	↓	↓	↓
Calculated:	50 pts	Pass	Pass

