FLOWCHART B2: PROCURING GC OR CM FOR STATE FUNDED CAPITAL IMPROVEMENT PROJECTS

**GC = General Contractor; CM = Construction Manager**

**GO TO END PROCUREMENT PROCESS**

**RELEASE TO FS?**

**YES**

**IS ESTIMATED CONSTRUCTION COST (GC OR CM CONTRACT AMOUNT) LESS THAN $1,000,000?**

**NO**

**KU PREFERENCE AND MEETS CRITERIA FOR ALT. DELIVERY PROCESS?**

**YES**

**FOLLOW STATE ALT. DELIVERY PROCESS**

**NO**

**FOLLOW STATE STANDARD PROCESS***

**REJECT PROPOSAL(S) AND REVISE RFP**

**ANY ACCEPTABLE PROPOSAL(S)?**

**YES**

**AWARD CONTRACT**

**END PROCUREMENT PROCESS**

**NO**

**REQUEST CONTRACTOR PROPOSAL(S)***

**ON-CALL (JOC) OR FEE LESS THAN $5,000?**

**NO**

**START OVER**

**YES**

**SOLE SOURCE WARRANTED?**

**YES**

**OFPM APPROVED?**

**YES**

**Determine which proposal is best value for KU. Approve proposal (or send for DCM Deputy Director approval if over $50,000). Provide justification to DCM accounting with request for purchase order.**

**NO**

**Proceed with construction and/or construction administration.**

**END PROCUREMENT PROCESS**

**May opt to follow state process even if costs are below thresholds, but ordinarily would not as it's costlier, more time consuming, and less flexible.**

**Statutes and policies are silent on these limits; in practice KU typically applies same limits as for A/E services.**

**JUNE 28, 2016**

**GO TO END PROCUREMENT PROCESS**

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**Examples of sole source justification include but are not necessarily limited to: contractor has special capabilities needed for the project; consultant was involved in project planning/design and time/cost savings would be realized if same contractor performs construction; etc.**

**This decision typically is based on Facilities Services construction group’s technical capabilities and workloads.**

**JOC = job-order contractor.**

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***When soliciting proposals from on-call contractors (JOC) or other contractors, KU Purchasing recommends at least three quotes for costs below $5,000 and this is mandatory for costs over $5,000 and less than $50,000 for non-catalog contractors (not on KU/state/consortium contract accessible to KU).***

**END OF FLOWCHART**

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**Per “Building Design and Construction Manual”, Part B, Chapter 7 at admin.ks.gov/offices/ofpm/dcc/bdcm, general summary:**
1. Submit request to SBAC;
2. Attend public hearing;
3. Conduct RFQ and RFP, interviews, selection and negotiation processes with OFPM;