

**ORANGE COUNTY EMPLOYEES RETIREMENT SYSTEM
BOARD OF RETIREMENT
2223 E. WELLINGTON AVENUE, SUITE 100
SANTA ANA, CALIFORNIA**

**BUILDING COMMITTEE MEETING
Thursday, April 4, 2024
9:30 A.M.**

MINUTES

Chair Lindholm called the meeting to order at 9:31 A.M.

Recording Secretary administered the Roll Call attendance.

Attendance was as follows:

Present: Wayne Lindholm, Chair; Chris Prevatt, Vice Chair; Arthur Hidalgo, Board Member; Jeremy Vallone, Board Member

Also Present: Steve Delaney, CEO; Brenda Shott, Assistant CEO, Finance and Internal Operations; Manuel Serpa, General Counsel; Fong Tse, Sr. Manager of Facilities and Operations Support Services; Jim Doezie, Contracts Administrator; Mary-Joy Coburn, Director of Communications; Anthony Beltran, Audio Visual Technician; Amanda Evenson, Recording Secretary

Guests: Roger Torriero, Deryl Robinson, and Tristen Nichols from Griffin Structures
Sam Laham, Nick Garcia, Adaeze Cadet, Shawn Shawmlou, Ana Yanez, Rudy Delgadillo, Brad Barker, Vince Gonzalez, and Nambi Gardner from Bernards-HOK
Jamie Macarty, Tom Myers, Jeff Marshall, Kimberly Pradillo, Eric Namishiak, Micah Deitz, Roger Matzke, and Analisa Olson from CW Driver-Ware Malcomb
George Loynd, Nick Acevedo, Brian Coffman, Greg Hurlock, Adam Lopez, Jaimelynn Shah, JT Theeuwes, John Rochford, Peter Barsuk, Rick Cavecche, and Jo-E Lopez from Snyder Langston-Gensler
Daniel Getting, Charlie Williams, Mike Forys, Ken Kubota, Breawn Felix, Jeremy Hart, and Jessica Isler from Swinerton-LPA

PUBLIC COMMENT
None.

CONSENT AGENDA

C-1 COMMITTEE MEETING MINUTES:

Building Committee Meeting Minutes

December 21, 2023

Recommendation: Approve minutes.

A **Motion** by Mr. Prevatt, **seconded** by Mr. Hidalgo, to approve the minutes.

The motion passed **unanimously**.

ACTION ITEMS

A-1 INDIVIDUAL ACTION ON ANY ITEM TRAILED FROM THE CONSENT AGENDA

No items were trailed from the Consent Agenda.

A-2 OCERS REPLACEMENT HEADQUARTERS PROJECT – INTERVIEW OF RESPONDENTS TO DESIGN BUILD ENTITY RFP AND SELECTION OF DESIGN BUILD ENTITY

Recommendation:

1. Interview the four qualified firms that submitted proposals for design-build services.
2. Select one of the four qualified firms to serve as the Designer/Builder Entity (DBE) for the OCERS Replacement Headquarters Project and recommend that the Board award a contract for the scope of services as outlined in the Designer/Builder for OCERS Replacement Headquarters Project RFP, subject to satisfactory negotiation of terms.

Bernard-HOK presented their qualifications to serve as the Designer/Builder Entity (DBE) for the OCERS Replacement Headquarters Project.

The Committee recessed for break at 10:49 A.M.

The Committee reconvened from break at 10:57 A.M.

Recording Secretary did not administer the Roll Call attendance, but noted the attendance of Mr. Hidalgo, Mr. Vallone, Mr. Prevatt, and Chair Lindholm.

CW Driver-Ware Malcom presented their qualifications to serve as the Designer/Builder Entity (DBE) for the OCERS Replacement Headquarters Project.

The Committee recessed for lunch at 12:02 P.M.

The Committee reconvened from lunch at 12:46 P.M.

Recording Secretary did not administer the Roll Call attendance, but noted the attendance of Mr. Hidalgo, Mr. Vallone, Mr. Prevatt, and Chair Lindholm.

Snyder Langston-Gensler presented their qualifications to serve as the Designer/Builder Entity (DBE) for the OCERS Replacement Headquarters Project.

The Committee recessed for break at 1:47 P.M.

The Committee reconvened from break at 1:58 P.M.

Recording Secretary did not administer the Roll Call attendance, but noted the attendance of Mr. Hidalgo, Mr. Vallone, Mr. Prevatt, and Chair Lindholm.

Swinerton-LPA presented their qualifications to serve as the Designer/Builder Entity (DBE) for the OCERS Replacement Headquarters Project.

The Committee recessed for break at 3:00 P.M.

The Committee reconvened from break at 3:18 P.M.

Recording Secretary administered the Roll Call attendance.

After discussion, the Committee directed the staff committee to conduct a final scoring of the four Design Build Entity firms according to the scoring criteria defined in the RFP and present the staff recommendation at the next Building Committee Meeting on April 15th, 2024, at 8:30 A.M.

STAFF COMMENTS

CEO COMMENTS

COUNSEL COMMENTS

COMMITTEE MEMBER COMMENTS


Mr. Lindholm congratulated and thanked staff for a successful and informative meeting. Mr. Hidalgo congratulated the staff in presenting the candidates and thanked Griffin Structures for their consultation.

The meeting **ADJOURNED** at 4:26 P.M.

Submitted by:


Submitted by:

Approved by:

DocuSigned by:

CD71C40C87B4408...
Brenda Shott
Staff Liaison to the Committee

DocuSigned by:

C00D5744FF39463...
Steve Delaney
Secretary to the Committee

DocuSigned by:

3DAD00A9E35B4F2...
Wayne Lindholm
Chair