

The Final SAO eNews / November 2012

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The Ohio Facilities Construction Commission



On September 10, 2012, the Ohio School Facilities Commission and the State Architect's Office merged to form the Ohio Facilities Construction Commission.

Created by the Ohio General Assembly as part of the Mid-biennium Budget Review (House Bill 487), the state's construction authority and resources are now aligned within a single entity that will guide capital projects for state agencies, state-supported universities and community colleges, and most of Ohio's public K-12 schools.

Under resolutions adopted by the new commission, the OFCC is responsible for construction delivery methods, construction documents, and process and procedures and will approve, award and administer design, construction and other specialty contracts.

The OFCC consists of three members – Tim Keen, Director of Budget and Management, who will serve as commission chair; Bob Blair, Director of the Department of Administrative Services, who will serve as commission vice chair; and Gary Mohr, the Governor's appointee. Richard M. Hickman is the Executive Director of the new commission, a position he also holds at the Ohio School Facilities Commission.

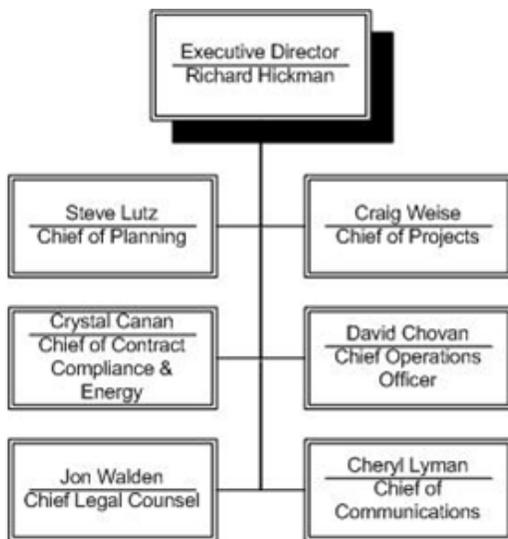
Notice of office relocation

The Ohio Facilities Construction Commission is relocating its Columbus operations to new, consolidated offices in the Bureau of Workers Compensation's William Green Building, effective December 10, 2012.

- New Address: 30 West Spring Street, 4th Floor, Columbus, Ohio 43215
 - Main phone number: (614) 466-6290
 - Staff phone numbers remain unchanged
 - Effective date: December 10, 2012
 - The move includes the Ohio School Facilities Commission, an agency within the Ohio Facilities Construction Commission, and the former Office of the State Architect
 - The Commission's north office in Macedonia will remain open during the transition
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The office move will take place Friday, December 7th through Monday, December 10th. There will be no public access to either of the agency's Columbus offices during this time and the Commission's phone system, including voicemail, will also be down. A temporary phone number for the Commission (614-204-9630) will be active Friday, December 7th through Monday, December 10th to provide for essential phone contact during the move.

OFCC's organizational structure



All former employees of the Ohio School Facilities Commission (OSFC) and the State Architect's Office (SAO) now work for OFCC, which consists of approximately 85 staff members.

This full integration of staff enables OFCC to manage projects for school districts and state construction projects in a highly effective fashion. Staff members are currently cross-training; however, there have been no changes in personnel working with you on your projects, so please continue to use those project managers, project coordinators, project administrators and planners as a resource.

As previously mentioned, Richard Hickman is the Executive Director of OFCC. Executive team members include: David Chovan, Chief Operations Officer; Crystal Canan, Chief of Contract Compliance and Energy; Steve Lutz, Chief of Planning; Cheryl Lyman, Chief of Communications; Craig

Weise, Chief of Projects; and Jon Walden, Chief of Legal Counsel. The full organizational chart will be released at a future date and posted to the OFCC website at <http://ofcc.ohio.gov>.

The last few weeks have been a time of dynamic change for our staff. Although we have made operational changes for the administration of our programs to fully implement construction reform, the end result for all of our owners and clients remains the same.

Consistent implementation of construction reform

On June 30, 2011, Governor Kasich signed House Bill 153, which included the first changes in the state's method of performing public construction in more than 134 years. A major reason for creating the new Ohio Facilities Construction Commission was to bring consistency to construction on public facilities and to the implementation of construction reforms that were put in place by House Bill 153.

With construction reform, public authorities now have the opportunity to use alternative project delivery methods including:

- General Contracting (GC) - a single prime contractor that is responsible for all trade subcontracts
- Construction Manager at Risk (CMR) - a contractor that assists owners during the design phase, holds all subcontracts during construction and provides a guaranteed maximum price (GMP)
- Design-Build (DB) - a single entity that is responsible for completing the design and construction of a project and provides a GMP to the owner.



These new delivery methods can now be used by state agencies, colleges and universities, counties, townships, municipal corporations, school districts, or other political subdivisions. The staff of the Ohio Facilities Construction Commission is working to ensure that the implementation is consistent. That requires the development and use of new processes and procedures.

New website and documents

The Ohio Facilities Construction Commission website (<http://ofcc.ohio.gov>) has information about the new agency, documents, links and other pertinent information related to capital projects for state agencies, state-supported universities and community colleges and public K-12 schools.

OFCC has designed all new forms, professional services agreements, the State of Ohio Standard Requirements for Public Construction and other documents without the use of logos and addresses in the headers and footers for easy use by all public entities. Public owners and clients should begin using the new forms and documents immediately.

During this transition, OFCC will continue to enhance and modify the website on an ongoing basis. Please check the website on a regular basis for any updates or revisions.

The Ohio School Facilities Commission



The Ohio School Facilities Commission (OSFC) continues to exist as a separate commission within the new agency. The OSFC website remains active to provide information about OSFC's comprehensive K-12 public school programs and processes.

The authority to approve, award and administer design, construction and other specialty contracts now falls under the umbrella of the new Ohio Facilities Construction Commission (OFCC).

All forms and contracting documents can now be found via the OFCC website at <http://ofcc.ohio.gov>.

Stay tuned for a new OFCC eNews!

With the merger of the Ohio School Facilities Commission and the State Architect's Office to become the Ohio Facilities Construction Commission, this is the final issue of SAO eNews. SAO eNews began in 2002 as a way to keep our constituents informed of new or revised changes in documents or policies, upcoming events, project awards and other pertinent information for the design and construction community.

In December, OFCC will continue this tradition by unveiling a brand new OFCC eNews. Please stay tuned...
