

Item Title: Award a Construction Contract in the Amount of \$669,900 for the Wake County Courthouse Family Court and Clerk of Court Renovation

Specific Action Requested:
That the Board of Commissioners:

- 1. Awards a construction contract to Lomax Construction, Inc. of Greensboro, North Carolina in the amount of \$669,900 for the Wake County Courthouse Family Court and Clerk of Court Renovation; and**
- 2. Authorizes the County Manager to execute a construction contract with Lomax Construction, Inc. for the Wake County Courthouse Family Court and Clerk of Court Renovation subject to conditions acceptable to the County Attorney.**

Item Summary:

Purpose: State statute requires the Board of Commissioners to approve all publicly bid construction projects exceeding than \$500,000.

Background: The Wake County Courthouse is a 12-story building containing approximately 331,150 square feet and supports the Tenth Judicial District. On July 1, 2013, the Justice Center opened, and all criminal courts and traffic court moved to that facility. The Courthouse building maintains civil and family courts in its 30 courtrooms and continues to see significant traffic. This project consists of a new suite, which will expand the waiting area and incorporate space for “self-help” materials and resources and provide more offices to handle the growth in staff and case filings. This project also improves systematic efficiencies, customer service, access to justice and safety and security.

Board Goal: This supports County’s requirement to provide court facilities in accordance with NC General Statue § 7A-302.

Fiscal Impact: This project is funded in the approved FY 21 Criminal Justice Element of the CIP. No additional appropriation is required.

Additional Information:

Family court facilitates timely, consistent, and thoughtful outcomes to a family's legal issues. District court judges designated as family court judges hear cases involving:

- Juvenile delinquency
- Abuse, neglect and dependency allegations
- Termination of parental rights

- Domestic violence
- Child custody and visitation rights
- Divorce and related financial issues like child support, alimony, and equitable distribution of property

A major goal of family court is to consolidate and assign a family's legal issues before a single district court judge or team of judges.

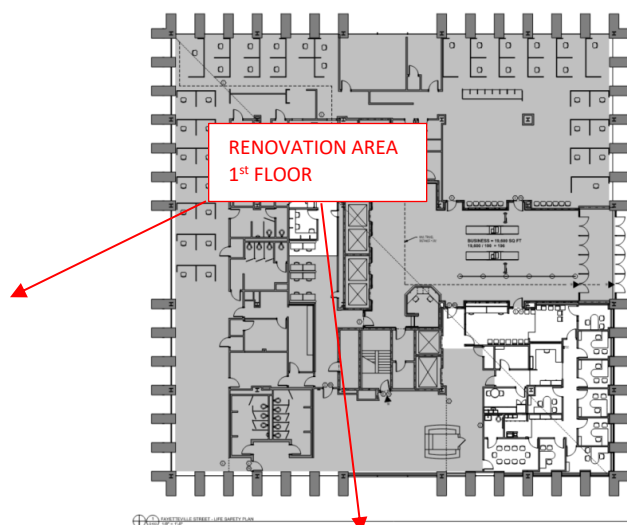
This project accomplishes the following goals:

(1) Systemic efficiency –This project improves key adjacencies among court personnel, functions and operations who are critical in delivering services to families involved in serious and sensitive legal matters. Currently these services are located on multiple floors within the Courthouse. The project will also include infrastructure to accommodate the Administrative Office of the Courts plans for electronic filing.

(2) Customer Service - Navigating the court system can be extremely challenging and overwhelming for self-represented litigants. Often the citizen is traversing multiple floors to handle their case causing undue burden. This project provides the citizen with a more user-friendly experience to address their domestic action and streamlines the process.

(3) Access to Justice - There is a statewide as well as nationwide focus on the need to improve access to justice for those who cannot afford legal representation. The current Family Court Office was designed during a period when there was less staff and a lower number of case filings. The new suite will expand the waiting area and incorporate space for “self-help” materials and resources and provide more offices to handle the growth in staff and case filings.

(4) Safety & Security- Domestic matters can involve highly emotional issues and litigants. This project location on the first floor provides direct access to law enforcement and security officers to respond to emergencies. The separation of public and staff is a county standard and this project adds this critical safety element to the project, to include interview rooms.



On October 14th, 2020, bid proposals were received from nine qualified general contractors, in accordance with NC General Statutes, for the construction of The Wake County Courthouse Family Court and Clerk of Court Renovation.

The total contract award recommended is \$669,900. A tabulation of bids received is attached for review. The contract award incorporates only the Base Bid. Staff recommends award of a construction contract to the lowest responsible, responsive bidder, Lomax Construction Inc. of Greensboro, North Carolina. With award of this contract, construction is scheduled to begin in January and is expected to be completed in Fall 2021.

Attachments:

1. Bid Tabulation
2. Project Cost Summary