

QUALITY CONSTRUCTION, QUICKLY



KEY PROJECT FACTORS

Fast Track, Active Site Construction, Design, Cost Savings
 Owner: Town of North Haven, CT

PROJECT SCOPE

The scope of work included the following:

- Construct a five bay, 5,000 sq. ft. metal building with concrete foundation and slab and overhead doors
- Install insulation that meets new Connecticut energy code
- Perform all heating and electrical work

CONTRACTOR

Pat Munger Construction

PROJECT COST

\$427,150

TIMEFRAME

Job Order Issued: March 22, 2012
 Construction Started: May 30, 2012
 Construction Completed: August 31, 2012



BACKGROUND

The Town of North Haven faced a difficult issue with the building that housed its Department of Public Works operations. The garage space housing the DPW operations was rented from a private landlord, but the lease to this building was set to end September 1, 2012. The Town decided to relocate the DPW operations at an existing, fully operational DPW site with multiple buildings, garages, truck parking areas and storage facilities. But it needed to come together quickly, at a competitive price, and adhere to Connecticut’s bidding laws. The Town was relying on the Contractor to coordinate work with ongoing activities at the congested, active DPW site and not interfere with the normal operations of the facility. The Town needed a foundation design and engineered drawings of the building. With all of these requirements, the Town of North Haven found a solution in the eziQC® process, available through Capitol Region Council of Governments contracts.

PROJECT SUCCESS THROUGH CRCOG CONTRACTS

This project highlights the speed, flexibility and comprehensive nature of the eziQC process, available through Capitol Region Council of Governments contracts. This



CRCOG

project could not have been completed on time using the traditional process. There were significant coordination issues because the building construction took place on an active DPW site. Working with the eZIQC Contractor eliminated any potential for claims resulting from delays or interference with operations. North Haven's First Selectman, Michael J. Freda has this to say about the project: "The project in North Haven is a symbolic representation of how good government should always work. We have a project that came in under budget, under the original timeframe, improved the aesthetic aspect of the Public Works site, allowed us to seamlessly move from a lease that expired at a previous site and created outstanding synergies for our Public Works by having this site at our existing facility." For its success, the Town of North Haven won the 2012 Northeast Regional Award of Excellence in Job Order Contracting.



ABOUT THE TOWN OF NORTH HAVEN, CT

The Town of North Haven, CT is located on the outskirts of New Haven. It has a population of just over 24,000 residents. North Haven is home to the Quinnipiac University School of Health Sciences, the School of Nursing, School of Education and School of Medicine and is just 10 miles from Yale University.



ABOUT PAT MUNGER CONSTRUCTION

Pat Munger Construction was founded in 1968 and has a mission to deliver facilities in a comprehensive, timely and high quality manner. For more information, please visit www.mungerconstruction.com.

ABOUT eZIQC

eZIQC is the easy and intelligent alternative for buying on-call facility repair and alteration construction services at competitive prices. Thanks to contracts available locally through cooperative purchasing, you can trade the red tape of traditional procurement for speed, efficiency and the power of group buying. Competitively bid contracts have been awarded locally and contractors are ready to perform work today. Every year, over \$1.4 billion in high-quality construction is expedited nationally using Gordian's proven time and cost saving job order contracting solutions.

For more information or to get your project started today, go to www.eZIQC.com.

"WE HAVE A PROJECT THAT CAME IN UNDER BUDGET, UNDER THE ORIGINAL TIMEFRAME, IMPROVED THE AESTHETIC ASPECT OF THE PUBLIC WORKS SITE, ALLOWED US TO SEAMLESSLY MOVE FROM A LEASE THAT EXPIRED AT A PREVIOUS SITE AND CREATED OUTSTANDING SYNERGIES FOR OUR PUBLIC WORKS BY HAVING THIS SITE AT OUR EXISTING FACILITY."

MICHAEL J. FREDA,
FIRST SELECTMAN,
TOWN OF NORTH HAVEN

