

NEW BUSINESS – FIRST READ**AGENDA ITEM VIII-1**

CCC Board of Education – Topic Summary	
Topic:	Bond: Alternative Contracting (CM/GC) Approach for NRCE Building
Date:	June 25, 2025
Presenter:	Ron Prince - Dean of Campus Services Dale Kuykendall – Wenaha Group Project Executive
Division/Department:	Campus Services
RECOMMENDATION:	First Reading of Resolution No. R25/26-03, Adoption of Findings and Authorization for the use of Construction Manager/General Contractor (CM/GC) Approach for the Natural Resource Center of Excellence (NRCE)

REASON FOR BOARD CONSIDERATION:

To obtain authorization to utilize CM/GC, an alternative contracting approach, as allowed by ORS279.335 (2)(B).

BACKGROUND:

The proposed new building at the Clackamas Community College, Oregon City Campus, was approved by voters with the passage of the Ballot Measure 3-613 in November of 2024. A designer has already been selected, and contract negotiations are underway. Approval of the Construction Manager/General Contractor (CM/GC) approach allows for early collaboration to achieve the objectives of function, budget and schedule. The advantages of this approach for this project are outlined in the Draft Findings attached.

BUDGET IMPACT/SOURCE OF FUNDS:

This project will be funded from the 2024 General Obligation Bond funds.

ATTACHMENTS:

Resolution No. R25/26-03, Adoption of Findings and Authorization for the use of Construction Manager/General Contractor (CM/GC) Approach for the Natural Resource Center of Excellence (NRCE)
Exhibit A – Draft Findings

FUTURE REPORT:

Public Hearing at the July 16, 2025, Board of Education meeting.