



FACILITIES & OPERATIONS
ARCHITECTURE, ENGINEERING AND CONSTRUCTION
UNIVERSITY OF MICHIGAN

OCTOBER 2025 REVISIONS TO AGREEMENT

FOR PROFESSIONAL CONSTRUCTION MANAGEMENT SERVICES

Applies to

Oct 2016; Rev. 12/1; Rev. 08/21 Edition of the Agreement - CM Services

OCTOBER 2025 REVISIONS
TO AGREEMENT - CM SERVICES

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**OCTOBER 2025 REVISIONS TO
AGREEMENT
FOR PROFESSIONAL CONSTRUCTION MANAGEMENT SERVICES**

REVISED: Section 2.10.2 as shown with **additions and deletions** highlighted below:

2.10 CONSTRUCTION COSTS

2.10.2 "General Conditions Items

(a) Reasonable **purchases or rental costs**, including transportation, **storage**, installation, maintenance, dismantling and removal of materials, supplies, temporary facilities, machinery, equipment, and hand tools not customarily owned by the construction workers, ~~that~~**which** are provided by the Construction Manager at the site and fully consumed in the performance of the Work. ~~and~~ **Costs of materials, supplies, temporary facilities, machinery, equipment and tools less salvage value on such items that are** not fully consumed will be based on the cost or value of the item at the time it is first used on the Project Site less the value of the item when it is no longer used at the Project Site, ~~whether sold to others or retained by the Construction Manager. If there is salvage value, the Construction Manager will use its best efforts to provide the Owner with a savings in the Construction Cost by selling the items. If such items are retained by the Construction Manager, the Construction Cost will be reduced by fair market value of the item that has salvage value.~~ **Costs for items not fully consumed, previously used by the Construction Manager will mean fair market value. The Owner will have the right to participate in the decision to purchase or rent the machinery, equipment or hand tools.**

(1) Any laborers who are employees of the Construction Manager will be invoiced per applicable labor rates as approved by the Owner in accordance with Standard General Conditions Applicable to Projects Where the Owner has Retained the Professional Services of a Construction Manager §7.6.4 Cost of Labor.

REVISED: Section 3.3.5 **deleted** in its entirety:

3.3 ADMINISTRATIVE MANAGEMENT PLANS

~~3.3.5 Diversity Plan. The Construction Manager will include in the Administrative Management Plans a diversity plan that comports with the following requirements:~~

~~3.3.5.1 The Owner is committed to providing contract opportunities to businesses owned by women, minorities, and persons with disabilities. Through this commitment, the Owner works closely with its purchasing partners to ensure appropriate participation of diversity businesses in the provision of goods and services to the Owner.~~

~~3.3.5.2 In support of this commitment, the Construction Manager agrees to ensure that, with regard to any contract entered into pursuant to this Agreement, diversity business enterprises will be~~

~~afforded full opportunity and will not be discriminated against on the basis of race, color, gender, age, handicap, religion, ancestry, marital status, sexual orientation, national origin or place of birth. In recognition of this, the Construction Manager will take steps to ensure maximum participation by qualified diversity businesses in a manner and to the degree that it takes such steps for its best customers.~~

~~3.3.5.3 The Construction Manager will provide methods to maximize opportunity for diversity participation and reporting methods that indicate firms invited, firms recommended for award and other pertinent information.~~

~~3.3.5.4 For purposes of this Diversity Plan, diversity businesses are those businesses qualifying as women owned and minority owned business enterprises and those businesses owned by persons with disabilities.~~

REVISED: Section 3.10.2.4 as shown with **deletion** highlighted below:

3.10 SELECTION OF TRADE CONTRACTORS AND SUPPLIERS; BIDDING; REVIEW AND AWARD.

3.10.2.4 Subsequently, the Construction Manager will submit for the Owner's review and approval their **Bid Release Recommendation** for each bid package, which will include at minimum:

(a) a list of all prequalified bidders identifying ~~diversity vendors included;~~