



Accelerated Construction Procurement Program

Vizient Partnership

Traditional construction procurement methods can be a lengthy and costly process. Vizient and Gordian have teamed up to bring efficiency and transparency to construction procurement. Vizient's Accelerated Construction Procurement (ACP) Program helps you get repair, maintenance, renovation and new construction projects completed with a single competitively awarded contract, saving you an average of 24 percent in administrative costs.

The ACP Program uses Job Order Contracting, a unique, indefinite quantity procurement process. Unlike traditional bidding – in which each project is identified, designed and then put out to bid – Job Order Contracting establishes competitively bid prices up front and eliminates the need to separately bid each project, saving time and money. Projects include items critical to hospital and health care procedures such as infection control risk assessment and life safety.

Benefits

- Increased efficiency, transparency, collaboration, and accountability
- Estimated savings of up to 24 percent on administrative costs
- One-time contract bidding
- Local network of prequalified, on-call contractors that offer up-front pricing
- Price certainty
- Increased cost control
- Price proposal accuracy
- Reduction in procurement time
- Fewer change orders and claims
- Higher construction quality
- Increased use of MWBE vendors



Get Started

- 1 | Contact Bri Huedepohl R.T. (R) at (972) 581-5691 or bri.huedepohl@vizientinc.com or visit vizient.partner.egordian.com
- 2 | Log in and fill out the form to generate a new project
- 3 | A Gordian advisor will contact you and walk you through the process



A simple process

1. Log In: Vizient member logs into account on vizientinc.com and fills out the form to generate a new project. Gordian advisor will contact member to initiate next steps.

2. Joint Scope Meeting: Once project information is received, we will contact you to schedule a Joint Scope Meeting at the project site to help you and the contractor agree on the details of the work to be performed. This meeting allows the contractor to inspect the site and ask questions before submitting a Price Proposal, helping to eliminate the misunderstandings and mistakes that lead to most change orders. This upfront, open communication invites suggestions for value engineering and often results in more cost-effective, collaborative solutions.

3. Detailed Scope of Work: We'll help you prepare a Detailed Scope of Work that describes the work the contractor will perform. The Detailed Scope of Work will be sent along with the Request for Proposal to the contractor.

4. Price Proposal: Next, the contractor prepares a Price Proposal by selecting the appropriate tasks from Gordian's Construction Task Catalog®. Cost is determined through this straightforward equation:

**Task unit price x the required quantities x
the contractor's competitively-bid adjustment factor**

That's it. No haggling. No extra charges. The contractor submits the Price Proposal along with a construction schedule and a list of proposed local subcontractors.

5. Price Proposal Review: Our on-site Gordian advisor will review the Price Proposal to make sure the contractor has selected the appropriate tasks and quantities and will ask the contractor to make any required changes. Only then will the Price Proposal be submitted for your final review.

6. Purchase Order: When you are 100% satisfied with the Price Proposal, construction schedule, and proposed subcontractors, you can ask the contractor to submit any required payment and performance bonds and certificates of insurance on your standard forms. If the bonds and insurance are acceptable, you simply issue a purchase order for the contractor to proceed. The construction is now ready to begin in a fraction of the time that you normally spend to procure a project. Job Order Contracting has a history of attaining and exceeding participation goals. Local, minority, women and residency initiatives can be handled on a project-by-project or program-wide basis.

7. Construction: Site inspections and construction management follow your standard process. When necessary changes arise, you have the flexibility to change the scope of work with the ACP Program. Extra work and changes are priced using the preset unit prices in the Construction Task Catalog for your specific area. There is no need to negotiate change orders. Contractors are motivated to provide a high quality project, as the opportunity for future work is tied to their current performance.

5-10 Working Days: Small, Straightforward Project



30 Days: Larger, More Complex Project