



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: December 11, 2017

Presenter: Ron Clary
Garrett Sullivan
Executive Director, CM&E

Subject: 2015 Bond Program Krueger Middle School Phase 2
Construction-Manager-at-Risk Campus Replacement
Project Bid Award Approval

Related Page(s): Attachments

ACTION ITEM

BACKGROUND INFORMATION

Bids were received for the 2015 Bond Krueger Middle School Phase 2 Construction-Manager-at-Risk Campus Replacement Project on Nov. 2, 2017 at 2:00 p.m. at the offices of the Guido Brothers Construction Company (Construction Manager). LPA Architects is employed as the professional design team for this project. The 2015 Bond Program includes funding to continue implementation of the Krueger Middle School Campus Replacement Project and provide new modernized facilities for the campus. The 2015 Bond Program includes funding for construction of the following program elements: (1) new cafeteria and kitchen area; (2) new fine arts area (band, orchestra, choir, and theater arts); (3) new athletic facility; (4) new central plant with air-cooled chillers, boilers, and associated pumps; (5) tennis courts replacement; (6) new parking areas; and (7) site infrastructure improvements (landscaping, irrigation, drainage, site utilities, and hardscape) to complement the new facility addition. The design program for this project equals 82,631 sq. ft. of new facility improvements.

ADMINISTRATIVE CONSIDERATION

This is an approved project within the 2015 Bond Program.

BUDGETARY CONSIDERATION

Funds for this project are included in the 2015 Bond Program. The Board-Approved construction budget for the 2015 Bond Krueger Middle School Phase 2 Construction-Manager-at-Risk Campus Replacement Project equals \$24,750,000.00. Total bid costs for the project equal \$26,235,712.00, which includes the Project Cost of Work plus Bid Alternates 3 and 5 (\$23,667,972.00), Construction Manager's Total Fee (\$2,013,198.00), District Construction Contingency (\$250,000.00), and the purchase of Specialty Performing Arts Equipment (Hertz Furniture and Wenger) through the TASB BuyBoard (\$304,542.00). 2015 Bond Global Construction Contingency Funds are available to support the overall program budget shortfall of \$1,500,000.00 for this project.

RECOMMENDATION

The Executive Director of Construction Management and Engineering, Design Team, Staff, and Construction Manager have carefully examined and evaluated the bids received and recommend that the Board of Trustees allow Guido Brothers Construction to contract with the subcontractors shown in the Construction Cost Bid Summary provided at Attachment 1 for the 2015 Bond Krueger Middle School Phase 2 Construction-Manager-at-Risk Campus Replacement Project for a total contract award value of \$25,681,170.00 which includes Bid Alternates 3 (Construct 2 Additional Tennis Courts) and 5 (Provide Single-Wythe CMU Wall at All Corridors). Additionally, it is recommended that the Board of Trustees grant the Superintendent, Associate Superintendent for Operations, and Executive Director for Construction Management and Engineering authority to execute this contract.

BOARD ACTION REQUIRED

Approval/Disapproval

ATTACHMENT 1

RFCSP No. 46-17: Krueger MS Phase 2 Construction-Manager-at-Risk Campus Replacement Project Bid Date: Nov. 2, 2017 @ 2:00 PM including Addenda Nos. 1, 2, 3, 4, and 5

Construction Cost Bid Summary

DIVISION	DESCRIPTION	COST	SUBCONTRACTOR	BID RESULTS
DIV. 1	GENERAL CONDITIONS	\$ 521,759	Division 1 - Subtotal	
	General Requirements	\$ 316,518	Guido	Support Allowance
	CM Site Security	\$ 48,300	Guido	General Allowance
	CM Dumpsters	\$ 84,525	Guido	General Allowance
	CM Construction Fence & Screen	\$ 67,540	Guido	General Allowance
	CM Project Sign	\$ 2,438	Guido	General Allowance
	CM Directional Signage	\$ 2,438	Guido	General Allowance
DIV. 2	DEMOLITION	\$ 42,467	Division 2 - Subtotal	
	Structural, Selective, and Site Demolition	\$ 27,140	JR Ramon	Best Value Selection (Low Bidder)
	Miscellaneous Selective Site Demolition	\$ 15,327	Guido	Support Allowance
DIV. 3	CONCRETE	\$ 3,992,409	Division 3 - Subtotal	
	Structural & Site Concrete	\$ 3,656,903	Maverick of Texas	Best Value Selection (Low Bidder)
	Concrete Floor Finishes - Sealed Concrete	\$ 12,248	Central Texas Finishers	Best Value Selection (Low Bidder)
	Cellular Foam Insulating Concrete	\$ 94,600	Drury South	Best Value Selection (Low Bidder)
	Miscellaneous Concrete	\$ 228,658	Guido	Support Allowance
DIV. 4	MASONRY	\$ 2,809,413	Division 4 - Subtotal	
	Unit Masonry	\$ 2,681,003	Groesbeck	Best Value Selection
	Miscellaneous Masonry	\$ 128,410	Guido	Support Allowance
DIV. 5	METALS	\$ 1,394,789	Division 5 - Subtotal	
	Structural Steel Fabrication, Erection, and Railings	\$ 1,244,717	Zinsmeyer Combo	Best Value Selection (Low Bidder)
	Miscellaneous Metals	\$ 150,072	Guido	Support Allowance
DIV. 6	WOODS & PLASTICS	\$ 504,062	Division 6 - Subtotal	
	Architectural Woodwork & Solid Surface Fabrications	\$ 239,260	KCM	Best Value Selection
	Miscellaneous Rough Carpentry	\$ 264,802	Guido	Support Allowance
DIV. 7	THERMAL & MOISTURE PROTECTION	\$ 1,486,958	Division 7 - Subtotal	
	Dampproofing/Waterproofing/Joint Sealers/Firestopping/Flashing	\$ 254,125	Sunset Painting & Waterproofing	Best Value Selection (Low Bidder)
	Expansion Joint Covers	\$ 12,995	Alpha	Best Value Selection (Low Bidder)
	Roofing and Sheet Metal	\$ 1,138,030	Dean Contracting	Best Value Selection
	Miscellaneous Thermal & Moisture Protection	\$ 81,808	Guido	Support Allowance
DIV. 8	DOORS & WINDOWS	\$ 775,562	Division 8 - Subtotal	
	Doors, Frames, and Hardware	\$ 208,420	Architectural Division 8	Best Value Selection (Low Bidder)
	Access Doors and Frames	\$ 1,566	TH Willis	Best Value Selection (Low Bidder)
	Overhead Coiling Doors	\$ 58,736	Hill Country Overhead Door	Best Value Selection (Low Bidder)
	Aluminum-Framed Storefronts and Glazing Systems	\$ 308,801	Architectural Division 8	Best Value Selection (Low Bidder)
	Tubular Skylights	\$ 8,372	DEA Specialties	Best Value Selection (Low Bidder)
	Insulated Translucent Fiberglass Sandwich Panel Systems	\$ 109,000	DEA Specialties	Best Value Selection (Low Bidder)
	Miscellaneous Doors & Windows	\$ 80,667	Guido	Support Allowance
DIV. 9	FINISHES	\$ 1,651,532	Division 9 - Subtotal	
	Gypsum and Acoustical Assemblies	\$ 809,798	Baker	Best Value Selection (Low Bidder)
	Ceramic Tiling	\$ 63,658	SA Tile	Best Value Selection (Low Bidder)
	Resilient Flooring	\$ 93,700	Argosy	Best Value Selection (Low Bidder)
	Fluid-Applied Flooring - Epoxy	\$ 91,495	Stonhard	Best Value Selection (Low Bidder)
	Stage & Drama Masonite Flooring	\$ 45,900	Z Floors	Best Value Selection (Low Bidder)
	Athletic Wood Flooring	\$ 148,984	RFS	Best Value Selection (Low Bidder)
	Resilient Athletic Flooring	\$ 16,438	RFS	Best Value Selection (Low Bidder)
	Painting & Graffiti-Resistant Coating	\$ 237,671	Converse Painting	Best Value Selection
	Miscellaneous Finishes	\$ 143,888	Guido	Support Allowance
DIV. 10	SPECIALTIES	\$ 281,643	Division 10 - Subtotal	
	Visual Display Surfaces (Markerboards, Tackboards, and Tackwalls)	\$ 18,368	Mission City	Best Value Selection (Low Bidder)
	Toilet Room Accessories	\$ 42,509	Mission City	Best Value Selection (Low Bidder)
	Fire Protection Specialties	\$ 2,492	TH Willis	Best Value Selection (Low Bidder)
	Wire Mesh Partitions	\$ 35,404	Acorn Wire	Best Value Selection (Low Bidder)
	Metal Lockers	\$ 164,099	Republic Storage	Best Value Selection (Low Bidder)
	Bike Racks	\$ 1,177	Mission City	Best Value Selection (Low Bidder)
	Corner Guards	\$ 1,355	Klinger	Best Value Selection (Low Bidder)
	Knox Box	\$ 1,965	Guido	General Allowance
	Miscellaneous Specialties	\$ 14,274	Guido	Support Allowance
DIV. 11	EQUIPMENT	\$ 964,800	Division 11 - Subtotal	
	Projection Screens	\$ 24,392	Mission City	Best Value Selection (Low Bidder)
	Stage Curtain & Equipment	\$ 40,610	Texas Scenic	Best Value Selection (Low Bidder)
	Food Service Equipment	\$ 792,000	Kirby	Best Value Selection (Low Bidder)
	Gymnasium Equipment	\$ 76,222	John F. Clark Company	Best Value Selection (Low Bidder)
	Electronic Scoreboards	\$ 14,774	Nevco	Best Value Selection (Low Bidder)
	Miscellaneous Equipment	\$ 16,802	Guido	Support Allowance
DIV. 12	FURNISHINGS	\$ 112,432	Division 12 - Subtotal	
	Music Instrument Storage Cabinets	\$ -	Hertz Furniture (BandStor)	By Owner (BuyBoard)
	Horizontal Louver Blinds	\$ 10,100	Service Shade Shop	Best Value Selection (Low Bidder)
	Telescoping Bleacher Seating	\$ 75,123	Seating Pros	Best Value Selection (Low Bidder)
	Miscellaneous Furnishings	\$ 27,209	Guido	Support Allowance
DIV. 13	SPECIAL CONSTRUCTION	\$ 35,219	Division 12 - Subtotal	
	Acoustical Louvers	\$ 35,219	Texas Air Products	Best Value Selection (Low Bidder)
	Music Practice Rooms	\$ -	Wenger	By Owner (BuyBoard)
DIV. 21	FIRE SUPPRESSION	\$ 196,715	Division 21 - Subtotal	
	Fire Sprinkler System (Fire Protection)	\$ 185,215	1st Fire Protection	Best Value Selection (Low Bidder)
	Miscellaneous Fire Suppression	\$ 11,500	Guido	Support Allowance

ATTACHMENT 1

DIV. 22	PLUMBING	\$ 1,357,565	Division 22 - Subtotal	
	Plumbing Systems	\$ 1,338,820	O'Haver Plumbing	Best Value Selection (Low Bidder)
	Miscellaneous Plumbing	\$ 18,745	Guido	Support Allowance
DIV. 23	HVAC	\$ 2,665,115	Division 23 - Subtotal	
	HVAC Systems	\$ 2,575,300	Victoria Air	Best Value Selection
	Miscellaneous HVAC	\$ 89,815	Guido	Support Allowance
DIV. 26	ELECTRICAL	\$ 2,691,550	Division 26 - Subtotal	
	Electrical and Fire Alarm Systems	\$ 2,669,240	IES	Best Value Selection (Low Bidder)
	Miscellaneous Electrical	\$ 22,310	Guido	Support Allowance
DIV. 27	COMMUNICATIONS	\$ 401,409	Division 27 - Subtotal	
	Structured Cabling / Clock and Public Address Systems	\$ 137,442	Eldridge	Best Value Selection (Low Bidder)
	Integrated Audio-Visual Systems and Equipment	\$ 258,677	Alterman	Best Value Selection (Low Bidder)
	Miscellaneous Communications	\$ 5,290	Guido	Support Allowance
DIV. 28	ELECTRONIC SAFETY & SECURITY	\$ 83,328	Division 28 - Subtotal	
	Access Control / Intrusion Detection / Electronic Surveillance System	\$ 78,038	Brycomm	Best Value Selection (Low Bidder)
	Miscellaneous Electronic Safety & Security	\$ 5,290	Guido	Support Allowance
DIV. 31	EARTHWORK	\$ 462,712	Division 31 - Subtotal	
	Earthwork & Asphalt Paving	\$ 406,000	R Hester	Best Value Selection (Low Bidder)
	SWPPP	\$ 13,952	Diamond M	Best Value Selection (Low Bidder)
	Miscellaneous Earthwork	\$ 42,760	Guido	Support Allowance
DIV. 32	EXTERIOR IMPROVEMENTS	\$ 473,921	Division 32 - Subtotal	
	Pavement Markings, Signs, & Wheel Stops	\$ 6,300	Proline	Best Value Selection (Low Bidder)
	Asphalt Tennis Court Color Coating	\$ 47,280	Premier Courts	Best Value Selection (Low Bidder)
	Chain Link Fencing & Gates	\$ 44,420	Anchor Group	Best Value Selection (Low Bidder)
	Modular Concrete Retaining Wall	\$ 37,700	Cribley	Best Value Selection (Low Bidder)
	Landscaping and Irrigation	\$ 184,785	AAA Landscape	Best Value Selection (Low Bidder)
	Miscellaneous Exterior Improvements	\$ 153,436	Guido	Support Allowance
DIV. 33	UTILITIES	\$ 935,176	Division 33 - Subtotal	
	Site Utilities	\$ 902,650	M5 Utilities	Best Value Selection (Low Bidder)
	Miscellaneous Site Utilities	\$ 32,526	Guido	Support Allowance
VE	VALUE ENGINEERING	\$ (288,576)	Value Engineering Subtotal	
	Value Engineering Items	\$ (288,576)	Guido	Accepted Value Engineering
ALT	BID ALTERNATES	\$ 116,012	Bid Alternates - Subtotal	
	Alternate No. 3 - Construct 2 Additional Tennis Courts	\$ 259,929	Various Subcontractor Bids	Best Value Selection (Low Bidder)
	Alternate No. 5 - Provide Single-Wythe CMU Walls at All Corridors	\$ (143,917)	Various Subcontractor Bids	Best Value Selection (Low Bidder)
COST OF WORK SUMMARY			TOTAL VALUE ENGINEERING WITH GC FEES	
PROJECT COST OF WORK		\$ 23,667,972	-\$313,122	
CONSTRUCTION MANAGER'S TOTAL FEE SUMMARY			CONSTRUCTION MANAGER'S FEE BREAK-OUT	
PRE-CONSTRUCTION SERVICES		\$ 50,176	= Cost of Work x 0.212%	
GENERAL CONDITIONS		\$ 1,320,910	= Cost of Work x 5.581%	
CONSTRUCTION PROFIT		\$ 642,112	= Cost of Work x 2.713%	
CONSTRUCTION MANAGERS TOTAL FEE		\$ 2,013,198	= Cost of Work x 8.506%	
TOTAL CONTRACTOR BID COST		\$ 25,681,170	TOTAL PROJECT COST	\$26,235,712
CONTINGENCY AND ALLOWANCE SUMMARY			TOTAL PROJECT ALLOWANCE SUMMARY	
CONTINGENCY ALLOWANCE TOTAL		\$ 250,000	District Contingency Allowance Maintained Outside Contract	
GENERAL ALLOWANCE TOTAL		\$ 207,206	Total for CM Allowances	\$ 2,083,827
SUPPORT ALLOWANCE TOTAL		\$ 1,876,621		
SPECIALTY PERFORMING ARTS EQUIPMENT (BandStor & Wenger)		\$ 304,542	District TASB BuyBoard Contract with BandStor and Wenger	
CM GENERAL CONDITIONS AND PROFIT ANALYSIS SUMMARY			OVERALL PROJECT COST	
PROJECT BUDGET ADVERTISED FOR CMR BID		\$ 24,500,000	Total Project Cost = \$26,235,712 (with Owner Contingency @ \$250,000)	
CM PRE-CONSTRUCTION SERVICE FEE (Initial CMR Bid)		\$ 48,000	0.212%	
CM GENERAL CONDITIONS (Initial CMR Bid)		\$ 1,260,198	5.581%	
CM PROFIT (Initial CMR Bid)		\$ 612,500	2.713%	
CONSTRUCTION MANAGER'S TOTAL FEE BID (Jan. 2017)		\$ 1,920,698	8.506%	Construction Manager's Total Fee
BID ALTERNATES SUMMARY			BID EXCLUSIONS SUMMARY	
Alternate 1: Provide Additional Chiller, Pumps, and Associated Piping at New Central Plant with GC Fees - Not Accepted		\$ 334,270	Building Permit Fees by District Document Reproduction by District Project Signage by District Specialty Performing Arts Equipment and Installation will be Contracted by District through the TASB BuyBoard Utility Impact and Permitting Fees by District Material Testing and Asbestos Abatement by District	
Alternate 2: Construct New Field House Storage Building with GC Fees - Not Accepted		\$ 200,951		
Alternate 3: Construct 2 Additional Tennis Courts with GC Fees - Accepted		\$ 266,973		
Alternate 4: Demolish Existing Auxiliary Gymnasium Building at Project Completion with GC Fees - Not Accepted		\$ 89,149		
Alternate 5: Provide Single-Wythe CMU Walls at All Corridors with a Burnished/Painted Finish with GC Fees - Accepted		\$ (148,817)		

ATTACHMENT 2

RFCSP No. 46-17: Krueger MS Phase 2 Construction-Manager-at-Risk Campus Replacement Project Bid Date: Nov. 2, 2017 @ 2:00 PM including Addenda Nos. 1, 2, 3, 4, and 5

Subcontractor Bid Summary

DIVISION 1 - General Conditions

Construction Manager General Project Support Requirements

CM	General Requirements	\$ 316,518	Support Allowance
CM	Guido - Site Security	\$ 48,300	General Allowance
CM	Guido - Dumpsters	\$ 84,525	General Allowance
CM	Guido - Construction Fence & Screen	\$ 67,540	General Allowance
CM	Guido - Project Sign	\$ 2,438	General Allowance
CM	Guido - Directional Signage	\$ 2,438	General Allowance

DIVISION 2 - Demolition

Demolition

1	JR Ramon	\$ 27,140	Best Value Selection (Low Bidder)
2	Robles1, LLC	\$ 94,975	

Miscellaneous Demolition

CM	Guido	\$ 15,327	Support Allowance
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DIVISION 3 - Concrete

Concrete

1	Tartan	\$ 3,332,365	Nonresponsive: Incomplete Scope
2	Maverick of Texas Concrete	\$ 3,656,903	Best Value Selection (Low Bidder)
3	T&D Moravits	\$ 3,775,500	
4	Keystone	\$ 4,174,817	
5	Urban Concrete	\$ 4,490,100	

Concrete Floor Finishes - Sealed Concrete

1	Central Texas Finishers	\$ 12,248	Best Value Selection (Low Bidder)
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Cellular Foam Insulating Concrete

1	Drury South	\$ 94,600	Best Value Selection (Low Bidder)
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Miscellaneous Concrete

CM	Guido	\$ 228,658	Support Allowance
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DIVISION 4 - Masonry

Masonry

1	DJM	\$ 2,449,953	Past Performance Issues
2	Groesbeck Masonry	\$ 2,681,003	Best Value Selection
3	Rick Stone	\$ 3,043,900	
4	Rudd & Adams	\$ 3,995,000	

Miscellaneous Masonry

CM	Guido	\$ 128,410	Support Allowance
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DIVISION 5 - Metals

Structural Steel Fabrication - Only

1	Jarco Steel	\$ 867,163	
2	W.S. Steel Structures, L.P.	\$ 904,829	

Structural Steel Erection - Only

1	Eilers	\$ 389,000	
2	Moore	\$ 497,000	
3	Empire	\$ 686,000	

Structural Steel Fabrication, Erection, and Railings Combo

1	Zinsmeyer	\$ 1,244,717	Best Value Selection (Low Bidder)
2	Jarco Steel, Eilers Steel, & JSR	\$ 1,256,163	
3	WACO Steel	\$ 1,278,450	
4	Southern Steel Fabrications	\$ 1,351,844	

Railings - Only

1	JSR	\$ 158,404	
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ATTACHMENT 2

Miscellaneous Structural Steel			
CM	Guido	\$ 150,072	Support Allowance
DIVISION 6 - Wood & Plastics			
Architectural Woodwork & Solid Surface Fabrications			
1	Millennia	\$ 214,493	Past Performance Issues
2	KCM	\$ 239,260	Best Value Selection
3	CMI	\$ 241,146	
4	Fernando's Woodwork	\$ 250,870	
5	ISEC	\$ 336,611	
6	Koehler	\$ 354,507	
Miscellaneous Rough Carpentry			
CM	Guido	\$ 264,802	Support Allowance
DIVISION 7 - Thermal and Moisture Protection			
Bituminous Dampproofing			
1	Sunset Painting and Waterproofing	\$ 254,125	Best Value Selection (Low Bidder)
2	JR Waterproofing	\$ 295,000	
3	CHM Weather guard	\$ 305,575	
4	Fireproof Contractors	\$ 335,594	
5	Alpha Insulation	\$ 405,157	
Expansion Joint Covers			
1	Alpha Insulation	\$ 12,995	Best Value Selection (Low Bidder)
Roofing and Sheet Metal			
1	AAA	\$ 958,175	Past Performance Issues
2	Dean Contracting Co.	\$ 1,138,030	Best Value Selection
3	Samuel Dean Roofing	\$ 1,289,195	
Miscellaneous Thermal and Moisture Protection			
CM	Guido	\$ 81,808	Support Allowance
DIVISION 8 - Openings			
Doors, Frames, and Hardware			
1	Wessely-Thompson	\$ 133,091	Nonresponsive: Incomplete Scope
2	Architectural Division 8	\$ 208,420	Best Value Selection (Low Bidder)
Access Doors and Frames			
1	TH Willis	\$ 1,566	Best Value Selection (Low Bidder)
Overhead Coiling Doors			
1	Alamo Door	\$ 54,370	Nonresponsive: Incomplete Scope
2	Overhead Garage Door	\$ 58,736	Best Value Selection (Low Bidder)
3	Miner	\$ 66,092	
Tubular Skylights			
1	DEA Specialties	\$ 8,372	Best Value Selection (Low Bidder)
Aluminum-Framed Storefronts and Glazing Systems			
1	Architectural Division 8	\$ 308,801	Best Value Selection (Low Bidder)
2	All Purpose Glass	\$ 310,900	
3	Ziegler Glass	\$ 311,000	
4	Bulverde Glass	\$ 376,535	
5	Samuels Glass	\$ 396,326	
Aluminum Framed Storefronts and Glazing Systems			
1	DEA Specialties	\$ 109,000	Best Value Selection (Low Bidder)
2	RPC	\$ 117,619	
Miscellaneous Openings			
CM	Guido	\$ 80,667	Support Allowance
DIVISION 9 - Finishes			
Gypsum and Acoustical Assemblies			
1	Baker	\$ 809,798	Best Value Selection (Low Bidder)
2	American Interiors	\$ 894,740	
3	Spiderwall	\$ 1,097,200	

ATTACHMENT 2

Ceramic Tile			
1	SA Tile	\$ 63,658	Best Value Selection (Low Bidder)
2	Argosy	\$ 66,000	
3	Burditt Tile	\$ 96,753	
Resilient Flooring			
1	Argosy	\$ 93,700	Best Value Selection (Low Bidder)
2	SA Tile	\$ 107,569	
3	SAFFI	\$ 136,300	
Fluid Applied Flooring - Epoxy			
1	Stonhard	\$ 91,495	Best Value Selection (Low Bidder)
2	Johnson & Sons	\$ 139,140	
Athletic Wood Floor System			
1	Z Floors	\$ 147,500	Nonresponsive: Bid Not per Specifications
2	RFS	\$ 148,984	Best Value Selection (Low Bidder)
3	NAH	\$ 152,505	
4	Bauer Sports Flooring	\$ 153,000	
Resilient Athletic Flooring			
1	Sports Flooring	\$ 9,620	Nonresponsive: Bid Not per Specifications
2	RFS	\$ 16,438	Best Value Selection (Low Bidder)
Stage & Drama Masonite Flooring			
1	Z Floors	\$ 45,900	Best Value Selection (Low Bidder)
2	Bauer	\$ 50,000	
3	NAH	\$ 56,382	
Painting			
1	Central Texas Finishers	\$ 220,484	Past Performance Issues
2	Texas Professional Painting	\$ 228,500	
3	Converse Painting	\$ 237,671	Best Value Selection
4	Traugott	\$ 350,568	
5	FAK Painting	\$ 443,356	
Miscellaneous Finishes			
CM	Guido	\$ 143,888	Support Allowance
DIVISION 10 - Specialties			
Visual Display Surfaces (Markerboards, Tackboards, and Tackwalls)			
1	Mission City	\$ 18,368	Best Value Selection (Low Bidder)
Toilet Partitions and Accessories			
1	Mission City	\$ 42,509	Best Value Selection (Low Bidder)
2	Klinger	\$ 50,214	
Fire Protection Specialties			
1	TH Willis	\$ 2,492	Best Value Selection (Low Bidder)
2	Klinger	\$ 3,016	
3	Mission City	\$ 3,150	
Wire Mesh Partitions			
1	Acorn Wire & Iron Works	\$ 35,404	Best Value Selection (Low Bidder)
2	Interstor	\$ 40,720	
3	Miller Wire Works	\$ 45,110	
Metal Lockers			
1	Elite Storage Products	\$ 150,885	Nonresponsive: Bid Not per Specifications
2	Republic Storage Products	\$ 164,099	Best Value Selection (Low Bidder)
3	NELCO	\$ 226,800	
Bike Racks			
1	Mission City	\$ 1,177	Best Value Selection (Low Bidder)
2	Klinger	\$ 1,830	
Corner Guards			
1	Klinger	\$ 1,355	Best Value Selection (Low Bidder)
Knox Box			
CM	Guido	\$ 1,965	General Allowance
Miscellaneous Specialties			
CM	Guido	\$ 14,274	Support Allowance

ATTACHMENT 2

DIVISION 11 - Equipment			
Projection Screens			
1	Mission City	\$ 24,392	Best Value Selection (Low Bidder)
2	Klinger	\$ 34,614	
Stage Curtain & Equipment			
1	National Stage	\$ 18,979	Nonresponsive: Incomplete Scope
2	Texas Scenic	\$ 40,610	Best Value Selection (Low Bidder)
Food Service Equipment			
1	Kirby	\$ 792,000	Best Value Selection (Low Bidder)
2	1st Choice	\$ 806,174	
3	Don & Co.	\$ 898,568	
4	Mission Restaurant	\$ 818,997	
5	Texas Metal Equipment	\$ 907,430	
Gymnasium Equipment			
1	John F. Clark Company	\$ 76,222	Best Value Selection (Low Bidder)
2	Sports Con.	\$ 91,202	
Electronic Scoreboard			
1	Nevco	\$ 14,774	Best Value Selection (Low Bidder)
2	Spectrum	\$ 22,311	
Miscellaneous Equipment			
CM	Guido	\$ 16,802	Support Allowance
DIVISION 12 - Furnishings			
Music Instrument Storage Cabinets			
1	Hertz Furniture (BandStor)		By Owner (BuyBoard)
Metal Horizontal Louver Blinds			
1	Capital Blinds	\$ 7,471	Nonresponsive: Incomplete Scope
2	Service Shade	\$ 10,100	Best Value Selection (Low Bidder)
3	JC Mowrey	\$ 33,110	
Telescoping Bleachers			
1	The Seating Pros	\$ 75,123	Best Value Selection (Low Bidder)
2	Irwin Seating Co.	\$ 75,860	
Miscellaneous Furnishings			
CM	Guido	\$ 27,209	Support Allowance
DIVISION 13 - Special Construction			
Music Practice Rooms			
1	Wenger		By Owner (BuyBoard)
Acoustical Louver Blinds			
1	Texas Air Products	\$ 35,219	Best Value Selection (Low Bidder)
DIVISION 21 - Fire Suppression			
Fire Sprinkler System			
1	1st Fire Protection	\$ 185,215	Best Value Selection (Low Bidder)
2	Young Brothers	\$ 186,453	
3	American Fire Protection	\$ 193,700	
Miscellaneous Fire Suppression			
CM	Guido	\$ 11,500	Support Allowance
DIVISION 22 & 23 - Plumbing & HVAC Combination			
Plumbing and HVAC Combination			
1	International Mechanical Services	\$ 3,441,992	Past Performance Issues
2	O'Haver Plumbing and Gillette	\$ 3,889,372	Past Performance Issues (Guido)
3	O'Haver Plumbing & Victoria Air	\$ 3,914,120	Best Value Selection
4	O'Haver Plumbing & Arco	\$ 3,951,256	
5	Team Mechanical	\$ 3,997,629	
6	O'Haver Plumbing and Flo-Aire Services	\$ 4,000,320	
7	Consolidated Services	\$ 4,870,150	
Miscellaneous HVAC			
CM	Guido	\$ 89,815	Support Allowance

ATTACHMENT 2

Miscellaneous Plumbing			
CM	Guido	\$ 18,745	Support Allowance
DIVISION 26 - Electrical & Fire Alarm			
Electrical & Fire Alarm Systems			
1	IES	\$ 2,669,240	Best Value Selection (Low Bidder)
2	Big State Electrical	\$ 2,934,000	
Miscellaneous Electrical			
CM	Guido	\$ 22,310	Support Allowance
DIVISION 27 - Communications			
Structured Cabling System			
1	Eldridge Electric	\$ 81,007	Best Value Selection (Low Bidder)
2	Tero Technologies	\$ 84,049	
3	Brycomm	\$ 105,155	
Integrated Audio-Visual Systems and Equipment			
1	Alterman	\$ 258,677	Best Value Selection (Low Bidder)
2	Ace Audio	\$ 288,954	
Clock & Public Address Systems			
1	Eldridge Electric	\$ 56,435	Best Value Selection (Low Bidder)
2	Beckwith	\$ 78,374	
Miscellaneous Communications			
CM	Guido	\$ 5,290	Support Allowance
DIVISION 28 - Electronic Safety & Security			
Access Control System, Intrusion Detection System & Electronic Surveillance System			
1	Brycomm	\$ 78,038	Best Value Selection (Low Bidder)
2	Firetrol	\$ 102,915	
3	3Sixty Integrated	\$ 105,835	
4	Tero Technologies	\$ 106,894	
Miscellaneous Electronic Safety & Security			
CM	Guido	\$ 5,290	Support Allowance
DIVISION 31 - Earthwork & SWPPP			
Earthwork & Asphalt Paving			
1	R. Hester	\$ 406,000	Best Value Selection (Low Bidder)
2	R&S Excavation	\$ 465,823	
3	All American	\$ 513,070	
4	D&D	\$ 575,157	
5	Xtreme	\$ 598,943	
6	Dirt Boys	\$ 819,000	
SWPPP			
1	Diamond M	\$ 13,952	Best Value Selection (Low Bidder)
Miscellaneous Earthwork			
CM	Guido	\$ 42,760	Support Allowance
DIVISION 32 - Exterior Improvements			
Pavement Markings, Signs, & Wheel Stops			
1	Pro-Line	\$ 6,300	Best Value Selection (Low Bidder)
Asphalt Tennis Court Color Surfacing			
1	Hellas Construction	\$ 22,976	Nonresponsive: Incomplete Scope
2	Premier Courts	\$ 47,280	Best Value Selection (Low Bidder)
Landscaping and Irrigation			
1	AAA Landscape	\$ 184,785	Best Value Selection (Low Bidder)
2	JMI Landscape	\$ 219,144	
3	Dedicated Landscape Sol.	\$ 224,886	
4	Mundo Verde	\$ 236,122	
5	Choate	\$ 278,920	
6	Maldonado	\$ 286,100	
Chain Link Fencing & Gates			
1	Anchor Fence	\$ 44,420	Best Value Selection (Low Bidder)

ATTACHMENT 2

Modular Concrete Retaining Wall			
1	Cribley	\$ 37,700	Best Value Selection (Low Bidder)
Miscellaneous Exterior Improvements			
CM	Guido	\$ 153,436	Support Allowance
DIVISION 33 - Utilities			
Site Utilities			
1	M5 Utilities	\$ 902,650	Best Value Selection (Low Bidder)
2	RTM	\$ 1,050,972	
3	AR Utility	\$ 1,059,273	
4	7 Utility	\$ 1,087,888	
Miscellaneous Utilities			
CM	Guido	\$ 32,526	Support Allowance
VALUE ENGINEERING			
VE	Value Engineering Items	\$ (288,576)	Accepted Value Engineering
BID ALTERNATES			
ALT	Alternate No. 3 - Construct 2 Additional Tennis Courts	\$ 259,929	Various Bidders - Best Value Selection
ALT	Alternate No. 5 - Provide Single-Wythe CMU Walls at All Corridors	\$ (143,917)	Various Bidders - Best Value Selection

ATTACHMENT 3

RFCSP No. 46-17: Krueger MS Phase 2 Construction-Manager-at-Risk Campus Replacement Project
Bid Date: Nov. 2, 2017 @ 2:00 PM including Addenda Nos. 1, 2, 3, 4, and 5

Value Engineering Summary

CSI DIVISION	SCOPE OF WORK DESCRIPTION	ACTION	COST ACCEPTED
DIVISION 3 - CONCRETE			
3.1	Upgrade 4 Tennis Courts from Slab-on-Grade to Post Tension Court System (By Hellas Construction)	Deduct	\$ (50,726)
3.2	Reduce Pier Casing Allowance by 35%	Deduct	\$ (41,000)
DIVISION 4 - MASONRY			
4.1	Burnished CMU Wainscot Height reduced from 4' to 3'-4" at all Corridors and where shown in Bid Documents	Deduct	\$ (23,268)
4.2	Eliminate secondary CMU wall behind Competition & Practice Gymnasium Bleachers	Deduct	\$ (34,288)
DIVISION 5 - METALS			
5.1	10" SCH. 80 Pipe Columns in lieu of HSS 10x.500 Columns at Exterior Canopies	Deduct	\$ (16,744)
DIVISION 9 - FINISHES			
9.1	Provide Sealed Concrete Flooring at Mechanical Mezzanine in lieu of Resinous Flooring	Deduct	\$ (19,148)
9.2	Omit Graffiti Coating in areas shown in the Bid Document Drawings	Deduct	\$ (3,850)
DIVISION 26 - ELECTRICAL SYSTEMS			
26.1	Change all Transformers to Aluminum-Wound and Delete any custom modifications except for the K-13s	Deduct	\$ (8,000)
26.2	Eliminate Lightning Protection from the Project	Deduct	\$ (71,600)
DIVISION 33 - UTILITIES			
33.1	Reduce Utility Storm Drain Piping at Kitchen and Gym areas	Deduct	\$ (19,952)
PROJECT VALUE ENGINEERING TOTAL			\$ (288,576)