



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: September 10, 2012

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

Subject: 2011 Bond Program Lee High School Facility Additions
and Renovations Project Construction Manager at Risk
Selection and Contract Award

Related Page(s): Attachment

CONSENT ITEM

BACKGROUND INFORMATION

Bids were received for the 2011 Bond Lee High School Facility Additions and Renovations Project Construction Manager at Risk Selection on August 14, 2012 at 2:00 p.m. in room 317 of the North East Richard A. Middleton Education Center. The consulting firm of Pfluger Associates was employed as the professional team for this project. The 2011 Bond project at Lee High School includes the following major project components: (1) new science classroom addition; (2) Building 100 renovations and technology upgrades; (3) athletic facility renovation and expansion; (4) tennis courts replacement; (5) JROTC facility replacement; (6) new primary auditorium public entrance and lobby; (7) new campus entrance promenade; (8) athletic field outdoor restroom and concession stand facility addition; and (9) selective building demolition. The design and construction process is best facilitated by use of the Construction Manager at Risk (CMR) Bid Delivery Method which fully integrates the General Contractor (Construction Manager) into the design development process, providing improved design coordination and phasing plan development to counter restricted construction access conditions at an occupied high school campus.

ADMINISTRATIVE CONSIDERATION

This is an approved 2011 Bond Program Project.

BUDGETARY CONSIDERATION

Funds for construction of the Lee High School Facility Additions and Renovations Project were included in the 2011 Bond Sale (\$399,410,000.00) of July 2012. The Board-Approved Construction Budget for the project equals \$43,500,000.00. Bid costs for the Construction Manager at Risk Selection equal \$2,460,000.00 with a Total Construction Manager at Risk Fee of 6.222%.

RECOMMENDATION

The Executive Director of Construction Management and Engineering, Design Team, and Staff have carefully examined and evaluated the bids received and recommend that the Board of Trustees award the 2011 Bond Lee High School Additions and Renovations Project to Joeris General Contractors, Ltd. for a total bid cost of \$2,460,000.00 with a Total Construction Manager at Risk Fee of 6.222%. It is further 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