



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: June 2, 2008

Presenter: Brian G. Gottardy
Garrett Sullivan,
Executive Director, CM&E

Subject: Elementary School Metal Gym Replacement and
White MS Fine Arts Addition CMR Contract Award

Related Page(s): Attachment

CONSENT ITEM

BACKGROUND INFORMATION

Bids were received for the Elementary School Metal Gym Replacement and White MS Fine Arts Addition Construction Manager at Risk Project on May 8, 2008. The Consulting Firm of O'Neill Conrad Oppelt Architects, Inc. was employed as the professional team for this project. The 2007 Bond Program includes funding to replace existing elementary school metal gymnasium across the District with new air-conditioned masonry facilities, including a Gym (+) model (i.e., a regular gym plus an activity area) with supporting office area, storage areas, student/public restrooms, lobby, MEP and custodial areas and a connecting covered walkway to the existing campus facility. The design area per facility equals 7,810 gross sq. ft. or a total of 117,150 gross sq. ft. for all fifteen facilities. Additionally, the White Middle School Fine Arts project will construct a new band hall (6,575 gross sq.ft.) and renovate the existing band hall into an orchestra program area (2,150 gross sq.ft.). The design and construction timeline requires use of the Construction Manager at Risk Bid Delivery Method to allow the project design to be issued and constructed in bid packages facilitating a staggered, but integrated construction sequence. Additionally, construction phasing support plans for the overall project are better developed and executed through the collaborative effort of the District Staff, Design Team and Construction Manager.

ADMINISTRATIVE CONSIDERATION

This is an approved project within the 2007 Bond Program. Funds for this project were included in the 2007 Bond Sale (\$498,049,000.00) of July 2007. The total construction budget for the Elementary School Metal Gym Replacement Project equals \$22,900,000.00 while the White Middle School Fine Arts Addition Project equals \$1,725,000.00.

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 Elementary School Metal Gym Replacement and White MS Fine Arts Addition Construction Manager at Risk Project to Satterfield & Pontikes Construction, Inc. for a total bid cost of \$3,417,985.00. It is further recommended that the Board of Trustees grant the Superintendent and Associate Superintendent for Operations authority to execute this contract.

BOARD ACTION REQUIRED

Approval/Disapproval