

# Approval of Total Probable Cost and Guaranteed Maximum Price for the Demolition of the East Building at the old Calhoun Campus Project

September 24, 2024

## SUMMARY:

This item requests approval of the Guaranteed Maximum Price (GMP) & Total Probable Cost of the demolition of the east building at the old Calhoun Middle School campus.

## BOARD VALUE:

Growth & Management...In pursuit of excellence, we value demonstrating effective and efficient management of district resources.

## PREVIOUS BOARD ACTION:

BWC Education Group was previously approved as a Construction Manager at Risk for future bond work in November of 2022 by the Denton ISD School Board.

## BACKGROUND INFORMATION:

On May 6, 2023, Denton ISD voters approved the 2023 School District Bond Referendum. Inside the approved bond referendum was the funding for the renovation of the old Denton High School building. This renovation and addition to the building made it possible to move Calhoun Middle School to the newly renovated space. Following the relocation of Calhoun Middle School, a thorough inspection of the east building at the old Calhoun campus was conducted. After careful consideration, it has been determined that demolishing the east building is the most practical and cost-effective solution compared to any type of renovation to the existing structure.

## FISCAL IMPLICATIONS:

<b><u>Guaranteed Maximum Price for Demolition:</u></b>	\$	<b>398,266</b>
<b><u>Fees:</u></b>		
Permit Fees	\$	<u>30,000</u>
<b><u>Soft Cost of Demolition:</u></b>		
Asbestos Abatement & Management	\$	<u>40,000</u>
Professional Services Contingency	\$	<u>60,000</u>
<b><u>TOTAL PROBABLE COST OF DEMOLITION</u></b>	<b>\$</b>	<b><u>528,266</u></b>

## BENEFIT OF ACTION:

Board approval will enable BWC to begin demolition of the east building at the old Calhoun campus.

## SUPERINTENDENT'S RECOMMENDATION:

Requests approval of the Total Probable Cost including the Guaranteed Maximum Price for the demolition of the east building at the old Calhoun campus. BWC Education Group submitted a GMP in the amount of **\$398,266** for a Total Probable Cost of **\$528,266**.

## STAFF PERSONS RESPONSIBLE:

- Dr. Jeremy Thompson – Deputy Superintendent
- Brandon Boyter – Executive Director of Construction, Planning & Growth

## ATTACHMENT(S):

- BWC Education Group – AIA Guaranteed Maximum Price Amendment
- Total Probable Cost and GMP Breakdown

**APPROVAL:**

Signature of Executive Director of Construction, Planning & Growth: \_\_\_\_\_

Comments: \_\_\_\_\_

Signature of Deputy Superintendent: \_\_\_\_\_

Comments: \_\_\_\_\_

Signature of Superintendent: \_\_\_\_\_

Comments: \_\_\_\_\_