



**Board of School Trustees  
Mansfield Independent School District**

**TITLE:** Consideration and Approval of 2024 Bond Program Package 11  
GMP-1 with Lee Lewis Construction

**DATE:** February 17, 2026

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**ACTION**

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**BACKGROUND:**

Lee Lewis Construction was awarded the Construction Manager at Risk (CMaR) Package 11 – Timberview High School, Icenhower Intermediate School and STEM, at the June 24, 2025 Board Meeting. The final Guaranteed Maximum Price (GMP) will be presented to the Board of Trustees at the March 24, 2026 board meeting. The MISD Bond Department and the district’s Architect have requested Lee Lewis Construction to provide a not to exceed early GMP 1 amount for Timberview High School and Icenhower Intermediate School to begin the HVAC, switchgear and walk-in freezer and cooler procurement process.

**CONSIDERATIONS:**

Approve the early GMP 1 for Package 11 with Lee Lewis Construction to begin the HVAC, switchgear and walk-in freezer and cooler procurement process at Timberview High School and Icenhower Intermediate School not to exceed \$9,643,535.00. Funding for the project will come from 2024 Bond Program funds.

**RECOMMENDATION:**

The Superintendent recommends the Board of Trustees approve GMP 1 with Lee Lewis Construction Not to Exceed \$9,643,535.00.

If the Board agrees, the motion will read:

“Move to Approve the Award of GMP 1 – Package 11 Timberview High School and Icenhower Intermediate School with Lee Lewis Construction Not to Exceed \$9,643,535.00.”