

Approval of Guaranteed Maximum Price for the Construction of Elementary #25

February 9, 2021

SUMMARY:

This item requests approval of the Guaranteed Maximum Price (GMP) submitted by Balfour Beatty for the construction of Elementary #25.

BOARD GOAL:

Growth & Management - demonstrate effective and efficient management of district resources.

PREVIOUS BOARD ACTION:

Balfour Beatty was awarded the Construction Manager at Risk for projects in Denton ISD on April 10, 2018.

BACKGROUND INFORMATION:

The construction of Elementary #25 is part of the 2018 Bond Authorization.

SIGNIFICANT ISSUES:

The GMP includes the following alternates:

- Alternate 1 – Florida Heat Pumps
- Alternate 4 – Lighting & Controls by Lithonia & Acuity NLight
- Alternate 7 – Water Well
- Alternate 8 – Solar Panel
- Alternate 9 – Crossbuck Fencing
- Alternate – To Remove Sandbrock Monument Sign.

FISCAL IMPLICATIONS:

2018 Bond Budget – Elementary #25	\$ 28,544,108.50
Construction Costs	
GMP – Base Bid	\$ 26,209,015.00
Alternate #1 – Florida Heat Pumps	INCLUDED
Alternate #4 – Lighting & Controls by Lithonia & Acuity NLight	INCLUDED
Alternate #7 – Water Well	\$ 816,382.00
Alternate #8 – Solar Panel	\$ 598,052.00
Alternate #9 – Crossbuck Fencing	\$ 55,398.00
Alternate – Remove Sandbrock Monument Sign	\$ (123,292.00)
Guaranteed Maximum Price (GMP)	\$ 27,555,555.00
Owner Provided Items:	
HVAC Controls	\$ 405,490.00
Access Controls	\$ 113,120.00
Irrigation Controls	\$ 23,800.00
Third-Party Review Cost	\$ 10,000.00
	\$ 28,107,965.00
Sandbrock Ranch Donation Agreement (50% Rd B Infrastructure)	\$ 436,143.50
Total Construction Cost	\$ 28,544,108.50

BENEFIT OF ACTION:

Passage will allow for Elementary #25 to be constructed and opened in the Fall of 2022.

PUBLIC COMMENT RECEIVED:

None

SUPERINTENDENT'S RECOMMENDATION:

Recommend approval of the Guaranteed Maximum Price of \$27,555,555.00 submitted by Balfour Beatty for the construction of the Elementary #25, plus additional owner costs of \$988,553.50 for a total construction cost of \$28,544,108.50. This project will be funded from the 2018 Bond Authorization.

STAFF PERSONS RESPONSIBLE:

Paul Andress – Executive Director of Operations
Garry Ryan – Executive Manager of Construction, Planning and Growth
Scott Niven – Chief Financial Officer

ATTACHMENT:

Balfour Beatty Statement of Costs
Pfluger Architects Approval Letter

APPROVAL:

Signature of Staff Member Proposing Recommendation: _____

Comments: _____

Signature of Divisional Assistant Superintendent: _____

Comments: _____

Signature of Superintendent: _____

Comments: _____