



ALEDO ISD BOARD MEETING TEMPLATE

MEETING DATE: February 24, 2020

AGENDA ITEM: Consider Approval of Construction Manager(s) At-Risk for 2019 Bond Construction Projects

PRESENTER: Susan K. Bohn, Superintendent, Earl Husfeld, Chief Financial Officer, and Tyler Boswell, Director of Construction & Facilities

BACKGROUND INFORMATION:

- During the January 13, 2020 board meeting, the Board of Trustees approved the Construction Manager At-Risk (CMAR) procurement method for the Elementary School #6 project, Aledo Middle School renovation/addition project, McAnally Intermediate School conversion (with addition) to Elementary School project, and Vandagriff Elementary School Conversion to Early Childhood Campus project.
- Following this action of the Board of Trustees and pursuant to Texas Government Code Chapter 2269, the following steps were undertaken by the District:
 - Issued Request for Qualifications (RFQ) 01172020-1 and 01172020-2 on January 17
 - Conducted a Pre-Proposal Conference for interest parties on January 29
 - Received 11, Step 1 Statements of Qualifications (SOQ) to the RFQ by the due date/time on February 4
 - Based on evaluation criteria included in the RFQ, the Evaluation Committee reviewed and scored/ranked each response received
 - Notified the highest scored/ranked firms of their selection for interview by close of business on February 6
 - Conducted interviews with eight (8) firms on February 12
 - Received eight (8), Step 2 Fee Proposals to the RFQ by the due date/time on February 20
 - Reviewed and scored/ranked each Fee Proposal received on February 21 and February 24.
- Based on the information learned from the steps outlined above and in-depth discussions with both architectural firms, Huckabee and PBK, the Administration makes the following recommendations:
 - Selection of BTC, LLC to perform CMAR services for Elementary School #6 project, McAnally Intermediate School conversion (with addition) to Elementary School project, and Vandagriff Elementary School conversion to Early Childhood Campus project.
 - Selection of Imperial Construction, Inc. to perform CMAR services for Aledo Middle School renovation/addition project.



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- Overall, the District was pleased with the number of contractors submitting responses to the RFQ. These recommendations were made even more challenging due to the quality of firms responding. After thorough analysis and much discussion, the Administration concluded that BTC, LLC and Imperial Construction, Inc. provide the best value to the District to ensure timely completion of these 2019 bond construction projects.

FISCAL INFORMATION:

The cost of services for each firm will be paid from funds allocated for each 2019 bond construction project.

ATTACHMENTS:

None

ADMINISTRATIVE RECOMMENDATION:

The Administration recommends the Board of Trustees approve the Construction Managers At-Risk presented by the Administration and to authorize the Superintendent to enter into contract negotiations and execute any negotiated contracts with BTC, LLC for the Elementary School #6 project (Project #1), McAnally Intermediate School conversion (with addition) to Elementary School project (Project #4), and Vandagriff Elementary School conversion to Early Childhood Campus project (Project #5), and Imperial Construction, Inc. for Aledo Middle School renovation/addition project (Project #2).