

# Approval of Agreement and Guaranteed Maximum Price for the Renovation of Crownover Middle School and the Phase 1 Elementary Campuses

April 27, 2021

## SUMMARY:

This item requests approval of an Agreement and Guaranteed Maximum Price submitted by Balfour Beatty Construction for the renovations of Crownover Middle School and the Phase 1 Elementary Campuses that include Houston Elementary, McNair Elementary, Borman Elementary, W.S. Ryan Elementary, and E.P. Rayzor Elementary.

## Board Goal:

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

## PREVIOUS BOARD ACTION:

None

## BACKGROUND INFORMATION:

Renovations are part of the 2018 Bond Authorization and insurance proceeds.

## SIGNIFICANT ISSUES:

These renovations shall incorporate renovating existing facilities into safe and supportive learning environments.

## FISCAL IMPLICATIONS:

2018 Bond Budget:	
Crownover Middle School	\$ 5,204,169
Borman Elementary School	1,846,176
McNair Elementary School	1,956,709
Houston Elementary School	2,120,802
WS Ryan Elementary School	284,109
EP Rayzor Elementary School	<u>262,256</u>
<b>Total</b>	<b>\$11,674,221</b>

### Crownover Middle Construction Costs:

Base Bid	\$ 1,664,827
Alternates 1, 2, 4, 5, 6, 7, 10, & 11	<u>929,236</u>
<b>Total</b>	<b>\$ 2,594,063</b>

### Borman Elementary Construction Costs:

Base Bid	\$ 1,696,389
Alternates 4, 5, 7, 8, 10, 11, 13, 14, & 15	<u>(153,861)</u>
<b>Total</b>	<b>\$ 1,542,530</b>

### McNair Elementary Construction Costs:

Base Bid	\$ 2,970,366
Alternates 7, 8, 9, & 10	<u>165,190</u>
<b>Total</b>	<b>\$ 3,135,556</b>

### Houston Elementary Construction Costs:

Base Bid	\$ 2,263,905
Alternates 5, 6, 8, 9, 10, 11, 14, & 15	<u>410,816</u>
<b>Total</b>	<b>\$ 2,674,721</b>

### WS Ryan Elementary Construction Costs:

Base Bid	\$ 656,349
Alternates 2, 3, & 5	<u>75,678</u>
<b>Total</b>	<b>\$ 732,027</b>

### EP Rayzor Elementary Construction Costs:

Base Bid	\$ 451,457
<b>Total</b>	<b>\$ 451,457</b>

**Guaranteed Maximum Price (GMP)**

**\$ 11,130,354**

**Additional Items:**

Alternates that include water damage from winter storm:

Crownover Alternates 3 & 12	60,709
Borman Alternates 16 & 17	283,986
Houston Alternates 8 & 9	<u>304,263</u>
<b>Total</b>	<b>\$ 648,958</b>

**Total Construction Costs****\$ 11,779,312****BENEFIT OF ACTION:**

Passage will allow construction to begin on this project with an anticipated completion date of Fall 2021.

**PUBLIC COMMENT RECEIVED:**

None

**ALTERNATIVES:**

No alternative actions are proposed.

**SUPERINTENDENT'S RECOMMENDATION:**

Requests approval of a Guaranteed Maximum Price of \$11,130,354 submitted by Balfour Beatty plus alternate items outside of GMP due to winter storm water damage in the amount of \$648,958 for a Total Construction Cost of \$11,779,311 for renovations at Crownover Middle School and Phase 1 Elementary campuses. This project will be funded from the 2018 Bond Authorization and insurance proceeds.

**STAFF PERSONS RESPONSIBLE:**

Paul Andress – Executive Director of Operations

Garry Ryan – Executive Manager of Construction, Planning & Growth

**ATTACHMENT:**

A133-2009 – Multi-Campus Renovations Agreement

A133-2009 Exhibit A –Multi-campus Renovations GMP Amendment

A201-2017 – Multi-Campus Renovations General Conditions

Guaranteed Maximum Price (GMP) – Statement of Costs submitted by Balfour Beatty

Letter of Recommendation – Stantec Architecture Inc.

Letter of Recommendation – Corgan Architecture

**APPROVAL:**

Signature of Staff Member Proposing Recommendation: \_\_\_\_\_

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

Signature of Divisional Assistant Superintendent: \_\_\_\_\_

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

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

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