



Consent Item

Date: April 14, 2025

Division: Finance

Subject: Consider Approval of the Guaranteed Maximum Price for the 2024 Bond First-Sale Aquatic Center East 20-Year Life Cycle Maintenance and Repair and Aquatic Center West Renovations Project (AN01 & AN02)

Background Information:

- The Aquatic Center East 20-Year Life Cycle Maintenance and Repair and Aquatic Center West Renovations Project has been assigned to VLK as the architect at the June 10, 2024, Board Meeting and Hill & Wilkinson General Contractors as the Construction Manager at Risk firm by the Board of Trustees at the August 12, 2024, Board Meeting.
- The Guaranteed Maximum Price (GMP) process was presented to the Board in a Discussion Item at the February 5, 2024, Board Work Session.
- The Aquatic Center East 20-Year Life Cycle Maintenance and Repair and Aquatic Center West Renovations Project has been advertised and competitively bid to sub-contractors by Hill & Wilkinson General Contractors, the Construction Manager at Risk firm. The sub-contractor bids have been evaluated and scoped for this project. Hill & Wilkinson General Contractors has presented a Guaranteed Maximum Price (GMP) for this project.
- Hill & Wilkinson General Contractors has presented a total Guaranteed Maximum Price for the Aquatic Center East 20-Year Life Cycle Maintenance and Repair and Aquatic Center West Renovations Project of \$14,911,610. The pricing is within the overall project budget and presents the best value to the District.

Administrative Consideration:

- Funding for this project is provided from the 2024 Bond Funds.
- The procurement complies with Section 2269 of the Government Code.

Recommendations:

- That the Guaranteed Maximum Price of \$14,911,610 for the Aquatic Center East 20-Year Life Cycle Maintenance and Repair and Aquatic Center West Renovations Project by Hill & Wilkinson General Contractors be approved.
- That the Superintendent, Chief Financial Officer, or Executive Director of Procurement and Contracts be authorized to sign any documents to implement this action.

Timeline/Report:

- Upon approval, sub-contracts will be executed, materials will be ordered, and work will begin. Construction for the Aquatic Center East will begin the summer of 2025 and will be completed in the summer of 2026. The facility will be closed to the public during that time.

After the Aquatic Center East pool is open again, the work on the Aquatic Center West will begin.



HILL & WILKINSON

GENERAL CONTRACTORS

2703 TELECOM PARKWAY / SUITE 120 / RICHARDSON, TEXAS 75082
214.299.4300 PHONE / 214.299.4444 FAX

March 25, 2025

Mr. Randy Fite
Executive Director of Construction
Lewisville Independent School District
1597 Edmonds Lane
Lewisville, TX 75067

RE: GMP for LISD's Eastside & Westside Aquatics Renovations

Mr. Fite,

We have reviewed the Construction Documents dated February 14, 2025 prepared by VLK Architects for the LISD's Eastside & Westside Aquatics Renovations project and submit a total sum of Fourteen Million Nine Hundred Eleven Thousand Six Hundred and Ten (\$14,911,610.00) as the Guaranteed Maximum Price for the project for your consideration.

We look forward to working with Lewisville ISD on this project.

Sincerely,

Jeff Kirk
Director of Preconstruction