



## Consent Item

**Date:** April 14, 2025

**Division:** Finance

**Subject:** Consider Approval of the Guaranteed Maximum Price for the 2023 Bond First-Sale Elevator Renovations Project (FB26)

### Background Information:

- The 2023 Bond First-Sale Elevator Renovations Project has been assigned to Stantec as the architect at the December 11, 2023, Board Meeting and Reeder Construction as the Construction Manager at Risk firm by the Board of Trustees at the May 13, 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.
- This project includes the elevator renovation scope identified in the Facilities Assessment Study at Arbor Creek Middle School and Huffines Middle School.
- The 2023 Bond First-Sale Elevator Renovations Project has been advertised and competitively bid to sub-contractors by Reeder Construction, the Construction Manager at Risk firm. The sub-contractor bids have been evaluated and scoped for this project. Reeder Construction has presented a Guaranteed Maximum Price (GMP) for this project.
- Reeder Construction has presented a total Guaranteed Maximum Price for the 2023 Bond First-Sale Elevator Renovations Project of \$262,627. 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 2023 Bond Funds.
- The procurement complies with Section 2269 of the Government Code.

### Recommendations:

- That the Guaranteed Maximum Price of \$262,627 for the 2023 Bond First-Sale Elevator Renovations Project by Reeder Construction 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. It is anticipated that construction will take place in the summer of 2025.



March 19, 2025

Mr. Randy Fite

Executive Director of Construction  
Lewisville Independent School District  
1597 Edmonds Lane  
Lewisville, TX 75067

RE: GMP for Arbor Creek & Huffines MS Elevator Renovations

Mr. Fite,

We have reviewed the Construction Documents dated December 17, 2024, prepared by Stantec for the Arbor Creek MS & Huffines MS Elevator Renovations project and submit a total sum of Two Hundred Sixty Two Thousand Six Hundred Twenty Seven Dollars (\$262,627.00) as the Guaranteed Maximum Price for the project. We look forward to working with Lewisville ISD on this project.

Sincerely,

A handwritten signature in blue ink, appearing to be "CR" or similar initials, written over a light blue horizontal line.

Cole Reeder

President

