

Board of Trustees

Executive Summary of Board Agenda Item

Meeting Date: 10/28/2025

Subject/Title for Agenda Posting: Approval of Guaranteed Maximum Price #1 (GMP) for Construction Manager-At-Risk (CMAR) Services for Earthwork and MEP at the new Alderete Middle School (AMS) RFQ 2025-02B, from Banes General Contractors in the amount of \$26,493,133.56.

Justification Statement: To Authorize the Guaranteed Maximum Price #1 for Earthwork and MEP at the new Alderete Middle School.

Purpose of Agenda Item:

☐ Information ☐ Discussion ☒ Action

Item Type:

☐ Curriculum & Instruction ☐ Human Resources ☐ Business Services

Staff Responsible:


Signature of Requester(s)

Signature of Presenter(s)

Business Services Approval (Initials)

Date

Agenda Summary:

On September 10, 2024, the Board of Trustees approved the General Construction Agreement for the Construction Manager-At-Risk Services for the new Alderete Middle School, RFQ 2025-02B, on condition that administration would present the Guaranteed Maximum Price Amendment for approval at a later date.

This early release GMP packet will allow the project to move forward with essential site preparation activities ahead of the full building GMP, helping to maintain the overall construction schedule and mitigate delays related to site and weather conditions.

The civil GMP includes all earthwork and grading operations, such as site clearing, excavation, cut and fill, import/export of soil, compaction, and establishment of final grades in preparation for building pad construction. In addition, the scope encompasses installation of temporary erosion control measures, storm drain infrastructure, subgrade stabilization, and preliminary utility coordination to support subsequent construction phases.

The mechanical GMP includes major components of the HVAC (heating, ventilation, and air conditioning) system, such as air handling units, rooftop units, ductwork distribution, exhaust systems, piping, insulation, and associated controls. The package also covers equipment shop drawings, early submittals, and coordination with electrical and structural trades to ensure seamless integration during installation.

RECOMMENDATION: Administration Recommends that the Board approve the Guaranteed Maximum Price #1 Amendment for the Construction Manager-At-Risk Services for the Canutillo ISD 2024 Referendum Projects for the Earthwork and MEP at the new Alderete Middle School, RFQ 2025-02B, from Banes General Contractors, in the amount of \$26,493,133.56.

PRIOR BOARD ACTION: Yes

AWARDED: 09/10/2024

AWARDED AMOUNT: N/A

AMOUNT(S): \$26,493,133.56

ACCOUNT NO(S): 694.81.6629.09.042.99

REQUESTING DEPARTMENT:

Operations

CONSEQUENCES OF NON-APPROVAL:

Non-approval will impact on the timeline of the project, delay material delivery and potentially escalating pricing.

IMPLEMENTATION TIMELINE:
Upon Board Approval

ATTACHMENT(S): ✓
Amendment GMP #1