

November 30, 2022

Mr. Phillip Francis
Assistant Superintendent of District Services
Livonia Public Schools
15125 Farmington Road
Livonia, MI 48154

RE: Sinking Fund Projects
Contract Award Recommendation for Roof Replacement Projects
Stevenson High School and Kennedy Elementary School

Dear Mr. Francis:

This letter transmits an update from Plante Moran Cresa (PMC) as it relates to the assignment to assist and advise Livonia Public Schools (LPS) in its selection of Prime Contractors for the Projects listed above. This update represents the mutual efforts of PMC, Roofing Technology Associates, Ltd. (RTA), LPS administration and staff (the Project Team) to present a framework in order to identify, evaluate, and recommend Prime Contractors for these Projects.

On November 2, 2022, Construction Documents were formally issued and made available. An advertisement for bidding was published in a local newspaper and posted to the required State of Michigan website.

On November 17, 2022, four (4) bid proposals were received for the Projects and over the next several days were reviewed and evaluated. Interviews were conducted with the three apparent low bidding firms on November 21, 2022 and November 29, 2022, and were attended by representatives from the Project Team. The scope of work (which includes full removal and replacement of the existing roofing systems), project schedule, phasing, staffing requirements, safety, site logistics and other particulars regarding the work were reviewed and discussed.

Upon completion of the interviews, and after subsequent clarifications and discussions, the Project Team is recommending **Lutz Roofing** at Stevenson High School and Kennedy Elementary School as detailed in RTA's recommendation letter dated November 29, 2022, as the lowest responsible bidder.

Including hard construction of \$3,570,000 and construction contingency of \$214,200 (6%), the total Project award recommendation equals \$3,784,200.

For the Prime Contractor, the cost for this work will be detailed in an AIA Contract A105 – 2017 Standard Form of Agreement between Owner and Contractor, as modified, pending final review and approval of terms by district legal counsel.

The Project Team is available at the Board's convenience to answer any questions regarding bidding, the proposals, interview process, or the recommendation herein. Please direct all questions through me via email at brian.weber@plantemoran.com.

Sincerely,

PLANTE MORAN CRESA



Brian Weber
Vice President

Enclosures: Cost Summary
 Roofing Technology Associates, LTD. Recommendation Letter
 Bid Tabulation
 Existing Roofing Condition Maps



**SINKNG FUND
2023 ROOFING REPLACEMENT PROJECTS
COST SUMMARY**

	Hard Construction		
Project	Budget	Actual	Variance
Kennedy Elementary School	\$ 1,448,511	\$ 955,000	\$ (493,511)
Stevenson High School	\$ 4,077,962	\$ 2,615,000	\$ (1,462,962)
Totals	\$ 5,526,472	\$ 3,570,000	\$ (1,956,472)

	Construction Contingency		
	Budget (6%)	Actual (6%)	Variance
Project Contingency	\$ 331,588	\$ 214,200	\$ (117,388)
Totals	\$ 331,588	\$ 214,200	\$ (117,388)

	Total Project Costs		
	Budget	Actual	Variance
Project Total	\$ 5,858,061	\$ 3,784,200	\$ (2,073,861)
Totals	\$ 5,858,061	\$ 3,784,200	\$ (2,073,861)



ROOFING TECHNOLOGY ASSOCIATES, LTD.

38031 SCHOOLCRAFT
LIVONIA, MICHIGAN 48150-1065
(734) 591-4444 • FAX (734) 591-1660 • E-MAIL: rta@rtaltd.com
Web site www.rtaltd.com

November 29, 2022
Project No. 22-076

Mr. Phillip Francis
Livonia Public Schools
15125 Farmington Road
Livonia, MI 48154-5474
pfrancis@livoniapublicschools.org

RE: **BID EVALUATION**
Roof Replacement

- Kennedy Elementary School
- Stevenson High School

Livonia, Michigan

Dear Mr. Francis:

A total of four (4) bids for the referenced projects were received by the School District on November 17, 2022, and publicly opened. RTA, Plante Moran Cresa and LPS (The Project Team) reviewed the bids, which have been tabulated on the attached form.

Bid Results

The apparent low bidder at Kennedy Elementary School was Division 7 for \$943,727.45 with Lutz Roofing as the apparent second-low bidder for \$955,000 and MTD Construction as the apparent third-low bidder for \$1,042,450.

The apparent low bidder at Stevenson High School was Division 7 for \$2,408,734.82 with Lutz Roofing as the apparent second-low bidder for \$2,615,000.

Due Diligence

The Project Team conducted post-bid interviews over two days. The first was on November 21, 2022, with Lutz Roofing, and the second with MTD Construction and Division 7 on November 29, 2022.

RTA has worked with Division 7 (apparent low bidder) on a recent project that experienced numerous problems throughout the project that would be cause for concern on projects of this magnitude and timeframe. Additionally, they didn't visit either of the school sites during the bidding period as required by the bid documents, nor do they have any local client references.



Recommendations

Division 7 is currently engaged on a smaller roofing project for the LPS 2021 Bond Program. The Project Team is hopeful that Division 7 will perform well on this engagement and can be considered for future opportunities. However, given the noted concerns for Division 7 above and the scale and complexity of the roof replacement projects for these two schools, our recommendation is for the second-low bidder, **Lutz Roofing**, to be awarded both projects for a total of **\$3,570,000**.

It is recommended to have a contingency fund for unforeseen conditions of approximately 6%.

Sincerely,

ROOFING TECHNOLOGY ASSOCIATES, LTD.

Michael C. Bode, RRC
Project Manager

MCB/lab

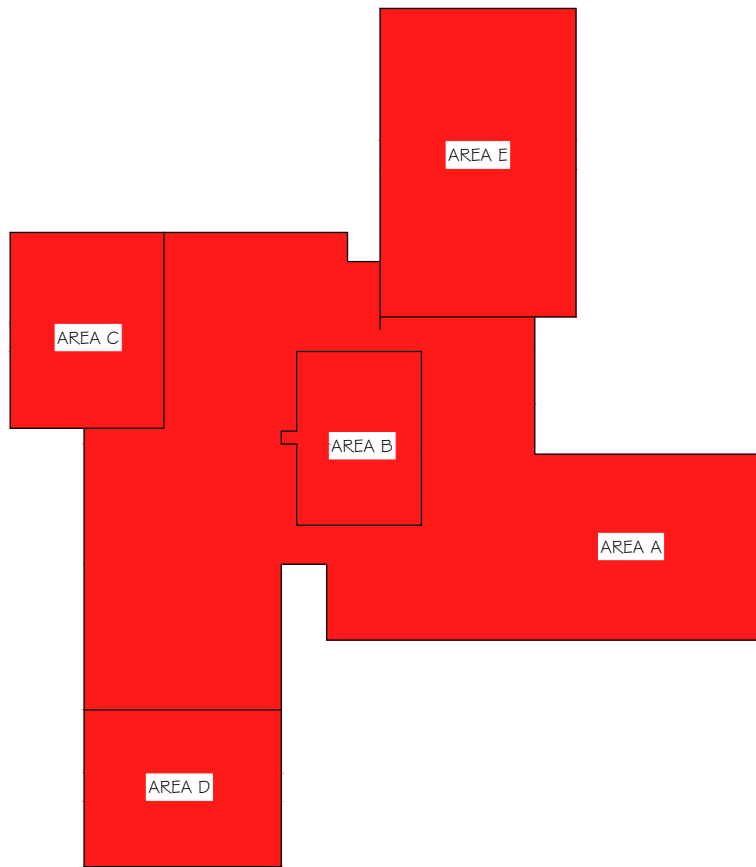
Attachment

Cc: Brian Weber



Bid Results 2023 Roof Replacement Projects

	Bond	Add.	EEO	Familial	Iran	Kennedy ES	Stevenson HS	Total
Bloom Roofing	Yes	NA	Yes	Yes	Yes	\$ 1,106,922	\$ 3,219,222	\$ 4,326,144
Lutz Roofing	Yes	NA	Yes	Yes	Yes	\$ 955,000	\$ 2,615,000	\$ 3,570,000
MTD Construction	Yes	NA	Yes	Yes	Yes	\$ 1,042,450	No Bid	\$ 1,042,450
Division 7 Roofing	Yes	NA	Yes	Yes	Yes	\$ 943,727	\$ 2,408,734	\$ 3,352,461



GENERAL NOTES:

1. All areas and dimensions shown are approximate and based upon rough field measurements taken by representatives of Roofing Technology Associates, Ltd.
2. This drawing should not be used for bidding or estimating purposes. Contractors are responsible for their own field measurements, quantities and verification of conditions shown.

CONDITION		SERVICEABLE LIFE	RCI
failed		0 - 1 years	0 - 30
very poor		1 - 3 years	31 - 45
poor		3 - 6 years	46 - 55
fair		6 - 10 years	56 - 65
fair to good		10 - 15 years	66 - 75
good		15+ years	76 - 100

ROOF AREA PLAN

not to scale

NOTE: components shown are new unless noted as existing

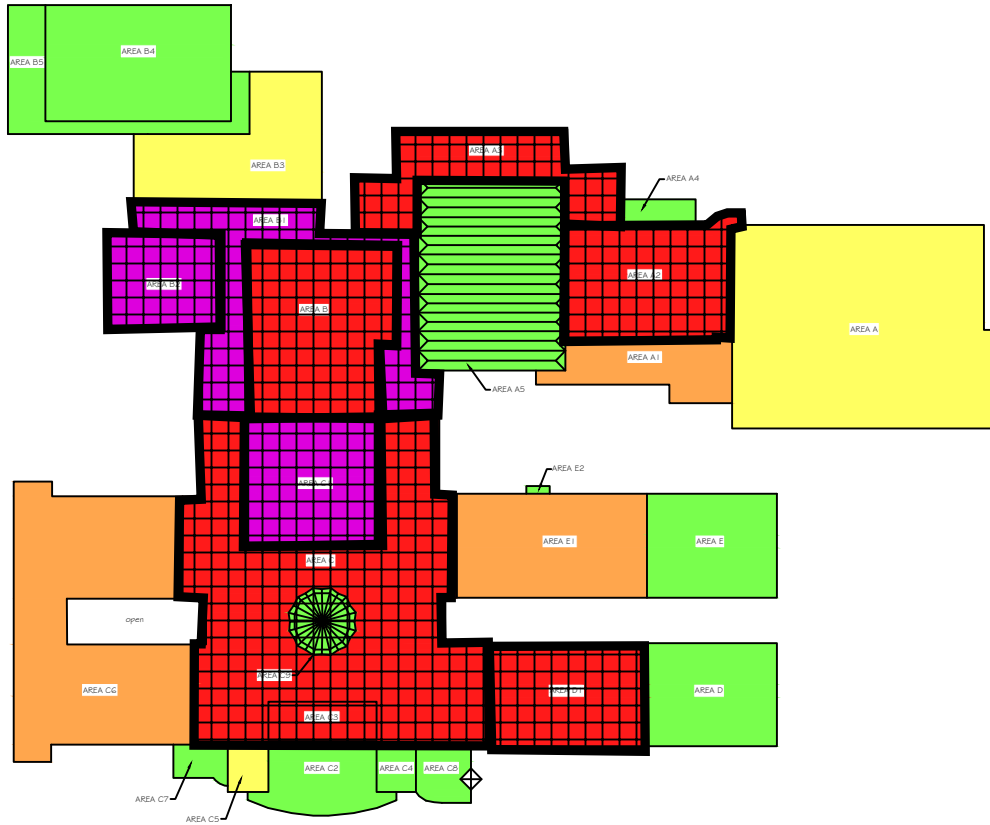


ROOFING TECHNOLOGY ASSOCIATES, LTD.
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 LIVONIA, MICHIGAN 48150-1065
 (734) 591-4444

LIVONIA PUBLIC SCHOOLS
 KENNEDY ELEMENTARY SCHOOL
 14201 HUBBARD ST
 LIVONIA, MICHIGAN

<i>Project No:</i> 22-008	<i>Drawn By:</i> JDS	9
<i>Date:</i> OCTOBER, 2022	<i>Checked By:</i> MCB	

*Hatched areas are scheduled for replacement in 2023



NOTE: condition status for each area was updated in '21 based on 2017 information, but not verified in-field.

GENERAL NOTES:

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2. This drawing should not be used for bidding or estimating purposes. Contractors are responsible for their own field measurements, quantities and verification of conditions shown.

2017 SURVEY DATA

CONDITION		SERVICEABLE LIFE	RCI
failed		0 - 1 years	0 - 30
very poor		1 - 3 years	31 - 45
poor		3 - 6 years	46 - 55
fair		6 - 10 years	56 - 65
fair to good		10 - 15 years	66 - 75
good		15+ years	76 - 100

ROOF AREA PLAN

not to scale

NOTE: components shown are new unless noted as existing



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LIVONIA PUBLIC SCHOOLS
 STEVENSON HIGH SCHOOL
 33500 6 MILE RD
 LIVONIA, MICHIGAN

Project No: 17-043

Drawn By: JDS

Detail No:

Date: JUNE, 2017

Checked By: MCB

22