



NORTH EAST INDEPENDENT SCHOOL DISTRICT

Date: June 16, 2008

Presenter: Brian G. Gottardy
Garrett Sullivan,
Executive Director, CM&E

Subject: Elementary Schools HVAC Upgrades
Bid Packages II and III Contract Award

Related Page(s): Attachment

CONSENT ITEM

BACKGROUND INFORMATION

Bids were received for the Elementary Schools HVAC Upgrades Construction Manager at Risk Project (Bid Packages II and III) on May 22, 2008. The Consulting Firm of MEP Engineering, Inc. was employed as the professional team for this project. The 2007 Bond Program includes funding to retrofit twenty-one (21) existing masonry elementary school gymnasiums throughout the District with HVAC systems. This project will address the following campuses: Bid Package II (Bulverde Creek, Castle Hills, Hardy Oak, Huebner, Longs Creek, Olmos, Roan Forest, Royal Ridge, Steubing Ranch, Stone Oak, and Wetmore) and Bid Package III (Encino Park, Fox Run, Hidden Forest, Montgomery, Northern Hills, Oak Meadow, Redland Oaks, Stahl, Thousand Oaks and Woodstone). The design and construction timeline requires use of the Construction Manager at Risk Bid Delivery Method to allow the project design to be issued and constructed in bid packages facilitating a staggered, but integrated construction sequence. Additionally, construction phasing support plans for the overall project are better developed and executed through the collaborative effort of the District Staff, Design Team and Construction Manager.

ADMINISTRATIVE CONSIDERATION

This is an approved project within the 2007 Bond Program. Funds for this project were included in the 2007 Bond Sale (\$498,049,000.00) of July 2007. The total construction budget for the Elementary Schools HVAC Upgrades Construction Manager at Risk Project equals \$9,825,000.00 with a total program square footage equaling 187,699 sq. ft.

RECOMMENDATION

The Executive Director of Construction Management and Engineering, Design Team and Staff have carefully examined and evaluated the bids received and recommend that the Board of Trustees award the Elementary Schools HVAC Upgrades Construction Manager at Risk Project (Bid Packages II and III) to Alpha Building Corporation General Contractors for a total bid cost of \$1,288,625.00. It is further recommended that the Board of Trustees grant the Superintendent and Associate Superintendent for Operations authority to execute this contract.

BOARD ACTION REQUIRED

Approval/Disapproval