To: Board of Education

From: Kyle Hayden, chief operations officer

Re: Amendment to 2017 Bond Construction Management Agreement w/McCownGordon – South & Southwest Middle Schools

Date: April 5, 2018

Background:

At its September 25, 2017 meeting, the board of education approved the owner-construction management at-risk services agreement for the 2017 Bond Project with McCownGordon Construction for the Lawrence High, Free State High and Middle Schools projects. The initial pre-construction services agreement in the amount of $1,234,938 received prior approval by the board of education.

Clark/Huesemann Architects began working with Henderson Engineers and McCownGordon Construction on the design for these projects in August of this school year. A building level design and construction committee was engaged in regular meetings to better inform design decisions to meet the goals identified in the 2017 bond master plan. Those goals included:

* Provide flexible spaces to enhance students’ educational experiences and opportunities to collaborate, create, and innovate.
* Modernize library media centers.
* Upgrade infrastructure and aging building systems to deliver more energy efficient, high performance schools that promote student/staff wellness and success.
* Renovate restrooms and locker rooms to provide increased privacy to students.

Approximately 350 contractors were invited to bid the projects and 53 responded when bids were opened on March 6th. 96% of the subcontracted value is from within 60 miles of Lawrence and over 50% are Lawrence trade partners.

All project goals were met within the allocated bond budgets for these projects. Some additional scope items were also captured from the Capital Improvement Plan, including renovations to the Southwest gymnasium and upgrades to the STEM labs in both middle schools. Construction is scheduled to occur this summer with project completion by the start of the 2018-19 school year.

Additional information regarding the project scope, a visual of impacted locations within the school, and the extent of the school and community engagement efforts is included as supporting documentation to this enclosure.

McCownGordon Construction has submitted a GMP (Guaranteed Maximum Price) for construction services for South and Southwest Middle Schools as follows:

|  |  |
| --- | --- |
| Current Contract Amount | $1,234,938 |
| South & Southwest Middle Schools Package #1 | 4,662,059 |
| **Total GMP** | **$5,896,997** |

Recommendation:

The Facility Planning Committee recommends board approval of the amended bond construction management agreement with McCownGordon Construction for the South and Southwest Middle Schools bond projects in the amount of $4,662,059 to be paid from the 2017 Bond Project Fund.

Motion:

“I move the Board of Education approve the amended bond construction management agreement with McCownGordon Construction for the South and Southwest Middle Schools bond projects in the amount of $4,662,059 to be paid from the 2017 Bond Project Fund.”