

Business Operations
J.E. Surash, P.E., Chief Business Officer

**SUBJECT: APPROVAL OF GUARANTEED MAXIMUM PRICE (GMP)
JAMES B. PIRTLE CONSTRUCTION CO., INC.
PROJECT NO. A0825S0091CM S/W
MODULAR CLASSROOM BUILDING (SITE WORK)
BOB GRAHAM EDUCATION CENTER
15901 NW 79 AVENUE, MIAMI, FL 33016**

COMMITTEE: FACILITIES MANAGEMENT

At its meeting of January 16, 2002, the Board commissioned James B. Pirtle Construction Co., Inc. as CM-at-Risk for construction of several prototypical modular buildings. This contract provides for construction services to the Board and a Guaranteed Maximum Price for construction. James B. Pirtle was previously awarded a contract for a modular building at this site in December 2003. This contract is for Phase II of the project, as described below.

The Guaranteed Maximum Price (GMP) by the Construction Manager, James B. Pirtle Construction Co., Inc. is in the sum of \$ 418,672 (contingency included \$19,937) and is 3.4% under the independent cost estimate of \$432,984 (contingency of \$18,825 included). This GMP covers all required work and includes subcontracts, materials, contingency, general conditions, bond, and overhead and profit.

Fund Source

Fund 0392 Classrooms First
Program 2788 New Elementary #6 "C"
Location 0091

Description

This project consists of phase II of a two phase project that includes the construction of an 11 classroom building, 2 group bathrooms a covered walkway, utility connections and other site adaptation items as required. Phase I, awarded December 2003, consists of the 11 classroom building and 2 group bathrooms. Phase II will consist of the balance of the items listed above.

This project is scheduled for substantial completion within 180 calendar days from the Notice to Proceed.

The Project Architect, Spillis Candela/DMJM and staff recommended approval of the Guaranteed Maximum Price (GMP).

The Principal/Owner of James B. Pirtle Construction Co., Inc. is Mr. James B. Pirtle. This company is located at 4740 Davie Road, Davie, Florida 33314.

M/WBE Eligibility
None

RECOMMENDED: That The School Board of Miami-Dade County, Florida approve the GMP for James B. Pirtle Construction Co., Inc., Project No. A0825S0091CM S/W, Modular Classroom Building (Site Work), Bob Graham Education Center, in the amount of \$418,672 which includes a contingency in the amount of \$19,937.

JA/nc