

Business, Operations, Finance and Construction  
Ofelia San Pedro, Deputy Superintendent

**SUBJECT: COMMISSIONING OF ZYSCOVICH, INC., AS DESIGN CRITERIA PROFESSIONAL (DCP) TO PREPARE A FINAL SCOPE/ PROGRAM VALIDATION FOR A NEW PROTOTYPE SENIOR HIGH SCHOOL ( STATE SCHOOL "BBB1") TO REPLACE AND BE BUILT AT THE EXISTING SITE OF NORTH MIAMI SENIOR HIGH SCHOOL  
PROJECT NO. A01015**

**COMMITTEE: FACILITIES MANAGEMENT**

Introduction

Staff has completed the selection process for Design Criteria Professional (DCP) firms to prepare design criteria packages for eleven (11) new prototypical schools listed under the 2003-2004 District Facilities Five-Year Work Program. Each school will be designed/constructed using the design-build delivery method.

Of the twenty-eight (28) firms that applied, the A/E Selection Committee interviewed the following twelve (12) firms:

- Harper Partners, Inc.
- KVH Architects, P.A.
- Post Buckley Schuh & Jernigan
- Reynolds, Smith and Hills, Inc.
- Rizo Carreno & Partners
- Santos Raimundez Architects, P.A.
- Silva Architects
- Spillis Candela DMJM
- The Architectural Partnership, Inc.
- The Brown & Brown Architects/BRPH Companies, J.V.
- Wolfberg Alvarez & Partners
- Zyscovich, Inc.

The A/E Selection Committee was comprised of the following individuals:

Committee Members:

Ed Beraldi  
Janet Kelly  
John Neblett

Representing:

Appointee of the Superintendent  
Facilities Management  
Facilities Management

Silvia Gonzalez  
Alberto Destrade  
Dario Rosendo (non-voting)

Facilities Management  
Department of A/E Selection  
Office of Management and Compliance Audits

Of the twelve (12) firms interviewed, the following were the five highest ranked firms:

- Spillis Candela DMJM
- Zyscovich, Inc.
- The Architectural Partnership, Inc.
- The Brown & Brown Architects/BRPH Companies, J.V.
- Post Buckley Schuh & Jernigan

These five firms have been selected by staff to provide DCP services for the eleven (11) new prototypical schools. Of these new schools, staff has assigned a new prototype senior high school (State School "BBB1") to Zyscovich, Inc. (Zyscovich). State School "BBB1" is intended to replace and be built at the existing site of North Miami Senior High School.

Negotiations with Zyscovich to prepare a final scope/program validation for State School "BBB1" have been successfully completed as noted below. The planning funds for this project were allocated for FY 03-04, the design funds for FY 04-05, and the construction funds for FY 05-06.

#### Terms and Conditions

- A. A negotiated lump sum fee of \$56,000 was agreed to by Zyscovich for preparation of a final scope/program validation for this project.
- B. Other terms and conditions:
- A lump sum fee of \$3,500 for a traffic engineering analysis.
  - A lump sum fee of \$450 for each additional final scope/program validation sign-off meeting beyond the two meetings included as part of basic services.
  - The cost of printing will be reimbursed by the Board on a direct cost basis.
  - The principals' rate is set at \$125/hour.
  - The provisional multiplier for hourly compensation is limited to 2.45 for any additional work approved by staff.
  - The agreement may be terminated by the Board, with or without cause, upon thirty (30) days written notice to the DCP; whereas, the DCP may terminate the agreement, with cause only, upon thirty (30) days written notice to the Board.
  - The final scope/program validation is scheduled to be completed by December 17, 2004.

#### Project Scope

The final scope, budget and schedule for design and construction of State School "BBB1" will be established during this initial validation phase. The fee for preparing the design

criteria package for this project (including Phase I -100% documents) will be negotiated by staff upon conclusion of the final scope/program validation phase. The negotiated terms and conditions for preparing the design criteria package will be submitted to the Board for its approval.

### Project Fund

The funding source for this project is as follows:

Fund	0367
Object	5630
Location	7281
Program	2620
Function	7400

### Prior Commissioning & Performance Evaluation

The Board has commissioned Zyscovich for the following project(s) within the last three years:

- State School "RR1" (New Middle School)  
Master Plan / Programming Services  
Date of Commission: 5-19-04
- Addition to Kinloch Park Elementary  
DCP Services  
Date of Commission: 12-10-03
- Addition to Ojus Elementary  
DCP Services  
Date of Commission: 12-10-03
- New Middle Learning Center at Linda Lentin Elementary  
DCP Services  
Date of Commission: 4-09-03
- Addition, Remodeling and Renovation at Miami Beach Senior High  
A/E Services  
Date of Commission: 10-23-02

The most recent overall performance evaluation score issued by staff to Zyscovich was for the quarter ending June 2004. Based on a performance scale of 1-5, the firm received a score of 4.10.

## Principals

The principals of Zyscovich are Bernard Zyscovich and Jose Murguido. The firm is located at 100 N. Biscayne Boulevard, 27<sup>th</sup> Floor, Miami, 33132.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, commission Zyscovich, Inc., as Design Criteria Professional (DCP) to prepare a final scope/program validation for a new prototype senior high school (State School "BBB1" - Project No. A01015) to replace and be built at the existing site of North Miami Senior High School, under the following terms and conditions:

- 1) a lump sum basic services fee of \$56,000 to prepare the final scope/program validation; and
- 2) additional terms and conditions as set forth in the body of the agenda item.

NAD:AD:ad