

Business Operations
Ofelia San Pedro, Deputy Superintendent

**SUBJECT: APPROVAL OF GUARANTEED MAXIMUM PRICE (GMP)
 PIRTLE CONSTRUCTION COMPANY
 PROJECT NO. 00138300
 MODULAR CLASSROOM ADDITION (14-PACK)
 DAVID FAIRCHILD ELEMENTARY SCHOOL
 5757 SW 45 STREET, MIAMI, FLORIDA**

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

At its meeting of July 14, 2004, the Board commissioned Pirtle Construction Company as CM-at-Risk for "one, two or more story prototype additions". This contract provides for construction services to the Board and a Guaranteed Maximum Price (GMP) for construction.

The GMP for Modular Classroom Addition, by the Construction Manager, Pirtle Construction Company is \$2,394,987 (contingency included \$114,047). The Project Architect's estimate is \$2,513,039 and the independent cost estimate is \$2,341,422. This GMP covers all required work and includes subcontracts, materials, contingency, general conditions, bond, and overhead and profit.

Fund Source

Fund 0330 - Section 237.161-162 Loans 2001-02
Program 1203 - Portable Improvements
Location 1761

Description

This project is for a new 14-pack modular building, consisting of 13 classrooms and one module for male and female group bathrooms, new septic tank, new lift station with drainfield expansion and PA upgrade.

This project is scheduled for substantial completion within 150 calendar days from the Notice to Proceed.

The Project Architect, Wolfberg Alvarez & Partners and staff recommended approval of the GMP.

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The Principal/Owner of Pirtle Construction Company is Mr. Michael Geary. 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 Pirtle Construction Company, Project No. 00138300, Modular Classroom Addition (14-Pack), David Fairchild Elementary School, in the total amount of \$2,394,987 which includes building cost, site cost and a contingency in the amount of \$114,047.

JA/nc