

Business Operations
Ofelia San Pedro, Deputy Superintendent

SUBJECT: AUTHORIZATION TO INCREASE FEE LIMIT FOR BUILDING CODE CONSULTANTS' CONTRACTS AND TO SELECT TWO ADDITIONAL CONSULTANTS FOR THIS AREA TO SUPPORT THE CAPITAL OUTLAY CONSTRUCTION PROGRAM USING THE COMPETITIVE SELECTION AND NEGOTIATION PROCESS ESTABLISHED IN THE PROCEDURES FOR THE SELECTION OF BUILDING CODE CONSULTANTS

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

At the Board meeting of June 16, 2004, pursuant to Agenda Items F-12 and F-13, the Board approved contracts with Bermello Ajamil & Partners, Inc. and Ronald E. Frazier & Associates, as Building Code Consultants (BCCs) to provide building code plan reviews and inspection services for the Board, retroactive to September 11, 2003. These contracts were originally awarded by the Board on August 20, 2003, Agenda Items Revised F-14 and Revised F-15.

That approval included a not-to-exceed fee amount of \$750,000, for each, on an annual basis during the contracts period from September 11, 2003 through September 10, 2006. This limit did not contemplate the significant acceleration of the capital outlay program under the current administration. In fact, in order to support the efforts for this past year to assure that the 18,000 student stations promised to the Board, and to comply with the inspection requirements of the Florida Building Code, assignment of work to these firms since September 2003 totaled \$8 million. Obviously, this is a multi-year amount because construction work is spread over several years. Actual expenditures in this area for FY 2003-2004 amounted to \$1.05 million, which was well within the contractual limits. However, due to the program acceleration in FY 2004-2005, total expenditures increased to \$2.4 million.

The construction program for the new fiscal year 2005-2006 is off and running with \$198.6 million awarded in the first two months, and an estimated \$600 million planned for this year.

Authorization of the School Board is hereby requested to increase the not-to-exceed fee limit to \$1.8 million per year for each contract. Historically, these contracts have not had a not-to-exceed limit until this last contractual period. The contracts themselves provide a fee schedule based on estimated construction costs, and that fee schedule is used to properly control costs in this area. Using current costs, the average fee to be paid to these consultants, on a per construction project basis, is 1.183% of project costs.

Based on the current and future work loads, we will also be seeking the contracting of two additional consulting firms, using the competitive selection and negotiation process authorized by School Board Rule 6Gx13-7B-1.02 and in the Procedures for the Selection of Building Code Consultants, to add to the pool of BCCs in order to properly execute the capital outlay program, with the same \$1.8 million total fee limit per year for each contract for a three-year period. Due to the ambitious capital outlay program planned for the next several years, in the event that these limits are not sufficient to support the program, the Board will be informed of any additional action deemed necessary.

RECOMMENDED:

That The School Board of Miami-Dade County, Florida authorize the increase of the annual not-to-exceed fee amount of \$750,000 for each year to \$1.8 million to each of the Building Code Consultant firms of Bermello Ajamil & Partners, Inc. and Ronald E. Frazier & Associates, and authorize the selection of two additional consultants for a three-year term with the same fee limit, using the competitive selection and negotiation process established in the Procedures for the Selection of Building Code Consultants.

GCC:mh