

April 4, 2006

Office of School Facilities
Rose Diamond, Chief Facilities Officer

**SUBJECT: APPROVAL OF GUARANTEED MAXIMUM PRICE (GMP)
SUFFOLK CONSTRUCTION COMPANY, INC.
PROJECT NO. A01125
NEW ELEMENTARY SCHOOL PROTOTYPE
STATE SCHOOL "A-1"
(RELIEF FOR DR. EDWARD L. WHIGHAM ELEMENTARY AND
PINE VILLA ELEMENTARY SCHOOLS)
SW 112 AVENUE AND SW 236 STREET, MIAMI, FLORIDA**

**PROJECT NO. A0820
NEW ELEMENTARY SCHOOL PROTOTYPE
STATE SCHOOL "U-1"
(RELIEF FOR JOELLA C. GOOD, CHARLES D. WYCHE AND
PALM SPRINGS NORTH ELEMENTARY SCHOOLS)
NW 194 STREET & 79 AVENUE, MIAMI, FLORIDA**

**PROJECT NO. A0823
NEW ELEMENTARY SCHOOL PROTOTYPE
STATE SCHOOL "V-1"
(RELIEF FOR ERNEST R GRAHAM AND BEN SHEPPARD
ELEMENTARY SCHOOLS)
NW 92 AVENUE & 119 STREET, MIAMI, FLORIDA**

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

After extensive negotiations with Suffolk Construction Company, Inc., a negotiated GMP amount of \$ 69,430,946 has been achieved.

At its meeting of August 17, 2005, the Board commissioned Suffolk Construction Company, Inc. as CM-at-Risk firm for the "new elementary school prototype projects for three sites; State School "U-1", State School "V-1" and State School "A-1". This contract provides for construction services to the Board and a Guaranteed Maximum Price (GMP) for construction.

The combined GMP for the new elementary school prototype projects at State School "A-1", State School "U-1" and State School "V-1" by the Construction Manager, Suffolk Construction Company, Inc. is \$69,430,946 (contingency included \$1,520,000). The Combined Project Architect's estimate is \$67,041,948 and the combined independent cost estimate is \$78,027,037. This GMP covers all required work and includes subcontracts, materials, contingency, general conditions, bond, and overhead and profit.

Description of Project

This GMP includes the construction of three new elementary prototype schools including site and off-site development work. The following is a summary breakdown for each school.

State School "A-1"

Fund Source

Fund	0389
Program	0311
Location	2831

Description

State School "A-1" to relieve Dr. Edward L. Whigham Elementary and Pine Villa Elementary Schools, consisting of 93,000 sq. ft. (including covered walkways) and 826 student stations.

This project is scheduled for substantial completion within 410 calendar days from the Notice to Proceed.

State School "U-1"

Fund Source

Fund	0389
Program	2191
Location	1755

Description

State School "U-1" to relieve Joella C. Good, David Wyche, and Palm Springs North Elementary Schools, consisting of 123,000 sq. ft. (including covered walkways) and 1,239 student stations.

This project is scheduled for substantial completion within 440 calendar days from the Notice to Proceed.

State School "V-1"

Fund Source

Fund	0389
Program	2371
Location	1754

Description

State School "V-1" to relieve Ernest R Graham Elementary and Ben Sheppard Elementary Schools, consisting of 123,000 sq. ft. (including covered walkways) and 1,239 student stations.

This project is scheduled for substantial completion within 440 calendar days from the Notice to Proceed.

Location	GMP	Owner's Contingency	Independent Estimate	Cost	Project Architect Estimate
State School "A-1"	\$20,600,655	\$450,000	25,616,332		18,758,864
State School "U-1"	\$24,207,240	\$535,000	25,926,953		24,291,542
State School "V-1"	\$24,623,050	\$535,000	26,483,752		23,991,542
Total GMP	\$69,430,946	\$1,520,000	78,027,037		67,041,948

The Project Architect, MC Harry & Associates, Inc. and staff recommended approval of the GMP.

The Principal/Owner of Suffolk Construction Company, Inc., is Mr. Rex B. Kirby. This company is located at 515 N. Flagler Drive, 5th Floor, West Palm Beach, Florida.

This project was bid with M.B.E. subcontracting assistance levels of 18% African-American and 6% women. The CM at-Risk will submit M/WBE subcontractors as participants in this project which will be reviewed and monitored for compliance with overall M/WBE assistance levels of 24%.

M/WBE Eligibility

None

RECOMMENDED: That The School Board of Miami-Dade County, Florida, approve the GMP for Suffolk Construction Company, Inc., New Elementary School Prototype, Project No. A01125, State School "A-1", Project No. A0820, State School "U-1" and Project No. A0823, State School "V-1" in the total combined amount of \$69,430,946 which includes a contingency in the amount of \$1,520,000.

JA/nc