

Office of School Facilities
Jaime G. Torrens, Temporary Chief Facilities Officer

SUBJECT: TERMINATION OF AGREEMENT WITH COASTAL CONSTRUCTION COMPANY AS CONSTRUCTION MANAGEMENT AT-RISK FIRM FOR THE MIDDLE LEARNING CENTER ADDITION, STATE SCHOOL "RR-1" AT MADIE IVES ELEMENTARY SCHOOL (K-8 CONVERSION) TO RELIEVE HIGHLAND OAKS MIDDLE SCHOOL PROJECT NO. A0729

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

**LINK TO
STRATEGIC PLAN: IMPROVE CONSTRUCTION SERVICES**

Coastal Construction Company (Coastal) was commissioned by the Board on April 18, 2006, as the Construction Management (CM) at-Risk firm to perform pre-construction services for the Middle Learning Center Addition, State School "RR-1", at Madie Ives Elementary School, Project No. A0729.

The concurrent delivery of approximately 1600 middle school student stations for school opening 2008 through two new K-8 facilities (State School "D" (to relieve Greynolds Park, Virginia A. Boone/Highland Oaks, Madie Ives and Ojus Elementary Schools and Highland Oaks Middle School) and State School "BB1" (to relieve Ruth K. Broad/Bay Harbor, Virginia A. Boone/Highland Oaks and Ojus Elementary Schools and Highland Oaks Middle School), and the conversion of Ruth K. Broad/Bay Harbor Elementary to a K-8, coupled with a slowdown in residential construction in the area, eliminates the immediate need for this K-8 conversion.

In accordance with Article 9.2.2.1 of the CM at-Risk Agreement, the Board may terminate the Agreement, with or without cause, at any time upon written notice to the CM at-Risk firm. A Notice of Termination for Convenience was issued to Coastal Construction Company on June 20, 2007.

Coastal has performed in accordance with the terms and conditions of the CM at-Risk Agreement, with a 48% overall completion of pre-construction services. The fees for services rendered prior to the date of project suspension have been determined and agreed to by Coastal. Therefore, no further compensation is due to Coastal for this project.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, terminate the Agreement with Coastal Construction Company, as the Construction Management (CM) at-Risk firm for the Middle Learning Center Addition, State School "RR-1" at Madie Ives Elementary School (K-8 Conversion) to relieve Highland Oaks Middle, Project No. A0729, as follows:

- 1) without cause;
- 2) with no further compensation due to the CM at-Risk firm; and
- 3) with written notification of this action to the CM at-Risk firm.

NAD:CC:cc