

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

**SUBJECT: APPROVAL OF GUARANTEED MAXIMUM PRICE (GMP)  
HEWETT-KIER CONSTRUCTION, INC.  
REMODELING AND RENOVATIONS  
PROJECT NO. A0109301  
PULL-OUT PROJECT FROM PART 2 OF THE K-8 CONVERSION  
AT FRANK C. MARTIN K-8 CENTER  
14250 BOGGS DRIVE, MIAMI, FLORIDA**

**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**

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

At its meeting of December 19, 2007 (Item F-28), the Board commissioned Hewett-Kier Construction, Inc. as CM-at-Risk firm for "remodeling and renovations, Part 2 of the K-8 conversion at Frank C. Martin K-8 Center", Project No. A0109301. This contract provides for construction services to the Board and a Guaranteed Maximum Price (GMP) for construction.

The GMP for this pull-out project from Part 2 of the K-8 Conversion project at Frank C. Martin K-8 Center by the Construction Manager, Hewett-Kier Construction, Inc. is \$1,253,034 (contingency included (contingency included \$59,668). The Project Architect's estimate is \$1,272,413 and the independent cost estimate is \$1,196,815. This GMP covers all required work and includes subcontracts, materials, contingency, general conditions, bond, and overhead and profit.

Fund Source

Fund 0331/0308  
Program 0862/2118  
Location 3101/3101

Description

This is a pull-out project from Part 2 of the overall K-8 Conversion project at F.C. Martin Elementary School. The scope of work for the entire Part 2 includes remodeling and renovation of the existing elementary school, including Buildings 5 and 12, a well as related on-site and off-site work. However, this initial pull-out project will consist primarily of remodeling of Building 5 (existing kitchen/dining) in order to provide additional classroom space while the existing elementary school is being renovated. Specifically, the pull-out project includes, but is not limited to, the following:

- Remodeling of Building 5 to include four (4) upper academy classrooms, one (1) band classroom and one (1) instrument storage room.
- Remodeling of existing restrooms in Building 5 to meet A.D.A. requirements.
- Removal of existing boiler, diesel storage tank and transformer.
- Removal of roof-top fans and other equipment (with the exception of ITV antenna to remain).
- Provide new top soil, sod and irrigation at existing playfields.

This project is scheduled for substantial completion on July 19, 2008 which is 157 calendar days from Board approval date.

Staff and the Project Architect, The Architectural Partnership, Inc. recommended approval of the GMP.

The Principal/Owner of Hewett-Kier Construction, Inc. is James Hewett. This firm is located at 3451 NW 14 Avenue, Pompano Beach, Florida 33064.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida approve the GMP for Hewett-Kier Construction, Inc., Project No. A0109301, Remodeling and Renovations, Pull-Out Project from Part 2 of the K-8 Conversion at Frank C. Martin K-8 Center, in the amount of \$1,253,034 which includes a contingency in the amount of \$59,668.

JA/nc