

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

**SUBJECT: AWARD GUARANTEED MAXIMUM PRICE (GMP) TO
MUNILLA CONSTRUCTION MANAGEMENT, LLC., D.B.A.
MCM, FOR THE GENERAL OBLIGATION BOND FUNDED
CONSTRUCTION, RENOVATION AND REPAIR PROJECT
AT WEST HOMESTEAD K-8 CENTER LOCATED AT 1550
S.W. 6 STREET, HOMESTEAD, FLORIDA 33030; PROJECT
NO. 01336300.**

COMMITTEE: FACILITIES AND CONSTRUCTION

**LINK TO STRATEGIC
BLUEPRINT: EFFECTIVE AND SUSTAINABLE BUSINESS PRACTICES**

Background:

At its meeting of February 11, 2015 (Item F-25), the Board commissioned Munilla Construction Management, LLC, d.b.a. MCM, as the Construction Management At-Risk (CMR) firm for the renovations and repairs of West Homestead K-8 Center. This project, which entails a combination of new construction, renovation and repairs of portions of the existing facility and various site improvements, enjoys the added benefit of \$775,000 in funding from the City of Homestead CRA, under an Interlocal Agreement between the City and the Board.

On January 29, 2016, one hundred thirty (130) sealed subcontractor bids were received and opened in MCM's office. The Project Architect, staff from the Offices of School Facilities Construction and staff from the Office of Economic Opportunity witnessed the bid opening and tabulation process. Negotiations with MCM concluded successfully and the Guaranteed Maximum Price (GMP) agreed to for this project is \$8,086,766, which includes an Owner's contingency of \$343,724. This contract covers all required work and includes subcontracts, materials, contingency, general conditions, bonds, overhead and profit.

The contract provides for compliance with Small and Micro Businesses Utilization Goals. Staff from the Office of Economic Opportunity reviewed the S/MBE and M/WBE certification status of all subcontractors and verified the existence of a Letter of Intent for each, outlining roles and responsibilities.

Small/Micro Business S/MBE Utilization:

The S/MBE participation goals established for this project were 20% for Construction

Management and 25% for Construction (as determined by the M-DCPS Goal Setting Committee). The following table details S/MBE firms that MCM will use on the project:

S/MBE UTILIZATION					
SUBCONSULTANT FIRMS (Construction Services)	ROLE/RESPONSIBILITY	MWBE CERTIFICATION CATEGORY	SBE/ MBE CERTIFICATION CATEGORY	CONTRACTED (%) Construction	CONTRACTED (%) Const. Mgmt.
Afran, Inc.	Fire Protection	HA	MBE	.72%	
Associated Flooring, Co.	Resilient Tile Flooring, Carpet	SDV	MBE	1.34%	
Foster Construction of South Florida	Demolition	AA	SBE1	4.86%	
Leadex Corp.	Concrete sidewalks, Curbs, Gutters, Wheel stops	HA	SBE1	1.24%	
Ocean Doors and Windows	Aluminum Windows	HA	SBE1	10.18%	
Richlin Plumbing, Inc.	Plumbing	W	MBE	3.51%	
Schedule 10 Specialists, Inc.	Cubicle Curtains, Flag Poles	W	MBE	.12%	
Superior Electrical Contractors, Inc.	Electrical	HA	SBE1	17.71%	
Vassel Tile & Marble, Inc.	Ceramic Tile	AA	MBE	.98%	
Alta Home Remodeling Co.	Project Clerk	SDV	MBE		11.28%
Foster Construction of South Florida	Project Engineer	AA	SBE1		8.09%
Gamax Consulting	Scheduling	HA	MBE		.65%
TOTAL PARTICIPATION				40.66%	20.02%

LEGEND:

AA African American
 HA Hispanic
 SDV Service Disabled Veteran

W Woman
 MBE Micro Business Enterprise
 SBE 1 Small Business Enterprise Tier 1

Principal:

The Principal/Owner designated to be directly responsible to the Board for Munilla Construction Management, LLC, d.b.a. MCM, is Mr. Jorge Munilla. The firm is located at 6201 S.W. 70 Street, Floor 2, South Miami, Florida 33143.

RECOMMENDED:

That The School Board of Miami-Dade County, Florida approve the Guaranteed Maximum Price contract for Munilla Construction Management, LLC, d.b.a. MCM, for the General Obligation Bond funded construction, renovation and repair project at West Homestead Elementary School which is located at 1550 S.W. 6 Street, Homestead, Florida, 33030, Project No. 01336300 in the amount of \$8,086,766 which includes owner's contingency in the amount of \$343,724.

RFP:ed