

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

SUBJECT: AWARD GUARANTEED MAXIMUM PRICE TO CARIVON CONSTRUCTION COMPANY, FOR THE GENERAL OBLIGATION BOND FUNDED RENOVATIONS AND REPAIRS PROJECT AT GREYNOLDS PARK ELEMENTARY SCHOOL; PROJECT NUMBER 01423700

COMMITTEE: FACILITIES AND CONSTRUCTION

LINK TO STRATEGIC BLUEPRINT: EFFECTIVE AND SUSTAINABLE BUSINESS PRACTICES

Background:

At its meeting of April 5, 2017 (Agenda Item F-27), the Board commissioned Carivon Construction Company (Carivon), as the Construction Management at-Risk (CMR) firm for the renovations and repairs at Greynolds Park Elementary School. This project was part of a Sheltered Market CMR solicitation for Small and Micro Business Enterprises. As part of their pre-construction services, Carivon has worked closely with the Project Architect in developing construction documents by providing scheduling, as-built verification, constructability reviews and cost estimating services. This project is for the renovations and repair of portions of the existing facility, and various site improvements. This contract provides a Guaranteed Maximum Price (GMP) for construction to the Board.

On April 24, 2018, May 22, 2018 and July 15, 2018, eighty-two (82) sealed subcontractor bids were received and opened at the School Board Administration Building. The Project Architect and staff from the Office of School Facilities Construction witnessed the bid opening and tabulation process. Negotiations with Carivon concluded successfully and the GMP agreed to for this project is \$2,339,798.00 which includes an Owner's Contingency of \$134,754. 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. The Office of School Facilities Construction staff 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.

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Small/Micro Business S/MBE Utilization:

Mandatory S/MBE participation goals of 15% for Construction Management and 20% for Construction, were established for this project (as determined by the M-DCPS Goal Setting Committee). Identified below are the S/MBE firms that Carivon will use on the project.

Minority/Women Business Enterprise (M/WBE) Utilization:

Mandatory M/WBE participation goals were not established for this project (as determined by the M-DCPS Goal Setting Committee).

M-DCPS' Office of Economic Opportunity staff established the SBE/MBE Certification status of the prime firm and each sub-contractor and verified the Participation Letters of Intent outlining roles and responsibilities. The following table details S/MBE firms that Carivon will use on the project:

S/MBE & M/WBE UTILIZATION						
PRIME FIRM: Carivon is certified as SBE (certificate expires on 5-14-2019):						
SUB-CONTRACTOR FIRMS (Construction Services)	ROLE/ RESPONSIBILITY	MWBE CERTIFICATION CATEGORY & EXPIRATION DATE	SBE/ MBE CERTIFICATION CATEGORY & EXPIRATION DATE	CONTRACTED (%) Construction	CONTRACTED % CONSTRUCTION MANAGEMENT	M/WBE % CONTRACTED
BGL Plumbing Contractors, LLC	Plumbing	HA 1-20-2019	MBE 1-20-2019	7.87%		
Canseco Electrical Contractors, Inc.	Electrical	HA 9-10-2019	MBE 9-10-2019	11.69%		
Florida Roofing Solutions	Roofing	HA 1-20-2021	SBE-T1 1-20-2021	1.49%		
Franklin Flooring, Inc.	VCT	AA 1-5-2021	MBE 1-5-2021	0.57%		
JJAS Doors & Installation, Inc.	Doors	HA 7-31-2020	MBE 1-25-2021	2.09%		
Leadex Corporation	Civil	HA 1-1-2019	MBE 1-1-2019	11.17%		
Quality Painting Solutions, Inc.	Painting	HA 1-11-2019	MBE 1-11-2019	5.6%		
Ronald M. Gibbons, Inc.	Fence	AA 1-7-2020	MBE 1-7-2020	2.65%		
Vassell Tile & Marble, Inc.	Floor & Wall Tiles	AA 1-15-2020	MBE 1-15-2020	1.84%		
Design2Form, LLC	MEP Consultants	AA 1-14-2019	MBE 1-14-2019	-	14.74%	
Gamax Consulting, Inc.	Scheduling	W 5-16-2020	MBE 5-16-2020	-	2.02%	
TOTAL PARTICIPATION				44.97%	16.76%	

LEGEND:

AA	African American	MBE	Micro-Business Enterprise
HA	Hispanic American	MWBE	Minority/Women Business Enterprise
W	Woman	SBE-T1	Small Business Enterprise Tier 1

Local Workforce Utilization:

Carivon will provide county-wide Local Workforce Utilization of 20% for Construction (as determined by the M-DCPS Goal Setting Committee).

The Office of Economic Opportunity shall monitor the above-stated goals for compliance.

Description and Scope

Existing Campus:

Greynolds Park Elementary School is located at 1536 N.E. 179 Street, North Miami Beach, Florida. The facility is bordered on the north by N.E. 179 Street, on the east by N.E. 16 Avenue, on the west by N.E. 15 Avenue and on the south by N.E. 177 Street. The existing school was built in 1957 with additions constructed afterwards and is currently comprised of 15 permanent buildings situated on an approximately 7.7-acre parcel of land. The facility has a permanent capacity of 742 student stations.

Project Scope:

The proposed scope of work for this project includes, but is not limited to: the demolition of portables, site restoration, re-coating and re-stripping of paved play surfaces, replacement of site furnishings in courtyard, selective HVAC system replacement at several classroom buildings and kitchen, replacement of kitchen hood, miscellaneous safety to life upgrades, new infrastructure for security cameras, selective replacement of roofing, new group toilet addition in Building 12, ADA upgrades to single user restrooms, ADA upgrades to selective workstations in several classroom buildings, new ADA compliant water coolers, electrical upgrades, new wheelchair lift and handrails at cafetorium stage and other miscellaneous upgrades throughout.

Project Schedule:

The timeline for this project is as follows:

- Award GMP November 20, 2018
- Substantial Completion February 17, 2020
- Final Completion/Acceptance April 17, 2020

Project Funding-General Obligation Bond:

Fund 351000; Object: 568000; Location: 1228100; Program: 20250000; Function: 740000
Fund 368000; Object: 568000; Location: 1228100; Program: 15080000; Function: 740000

Principal:

The Principal/Owner designated to be directly responsible to the Board for Carivon Construction Company is Mr. Carlos Hernandez. The firm is located at 12171 S.W. 131 Avenue, Miami, Florida 33186.

RECOMMENDED:

That The School Board of Miami-Dade County, Florida, award the Guaranteed Maximum Price to Carivon Construction Company, for the General Obligation Bond funded renovations and repairs project at Greynolds Park Elementary School, located at 1536 N.E. 179 Street, North Miami Beach, Florida 33162; Project Number 01423700, in the amount of \$2,339,798.00, which includes owner's contingency in the amount of \$134,754.

RFP:ed