

December 8, 2000

Facilities Planning and Construction
Paul J. Phillips, Chief Facilities Officer

SUBJECT: COMMISSIONING OF PJB ASSOCIATES, P.A., TO PERFORM ARCHITECTURAL/ENGINEERING SERVICES FOR A NEW ELEMENTARY SCHOOL (STATE SCHOOL "C") PROJECT #A-0759

The firm of PJB Associates, P.A., has been selected as Project Architect to perform architectural/engineering services for a new elementary school (State School "C", 1,060 student stations, approximately 82,283 sq.ft.) located at N.W. 160 Street and 79 Avenue, by re-using their prototype elementary school design for State School "A". REVISED

Negotiations with PJB Associates, P.A., have been successfully completed.

The negotiated lump sum basic fee is \$274,921, with an estimated construction cost of \$10,000,000. This fee represents approximately 2.75% of the construction cost. The multiplier for hourly compensation is limited to 2.45 for extra work. The lump sum fee also includes the following services: a) \$24,578 for reproduction of Board requested contract documents; b) not-to-exceed \$11,990 for traffic engineering; and c) at the Board's option, the Project Architect will provide 120 site visits for a fee of \$26,400 for the duration of the construction process, estimated at 16 months.

The summary of the negotiated lump sum basic fee is as follows:

Re-use fee (by contract)	\$ 40,000
Site analysis (negotiated)	\$ 17,000
Site adaptation, including off-site adaptation (negotiated)	\$ 64,500
Bidding/award services (by contract)	\$ 20,000
Building Modification (negotiated)	\$ 22,321
Construction administration services (negotiated)	<u>\$ 111,100</u>
TOTAL FEE	\$ 274,921

PJB Associates, P.A., has informed staff that it wishes to utilize Fortin Levy Skiles, Inc., to replace the Civil Engineering specialist used in State School "A", Gold Coast Engineering Consultants. The firm of Gold Coast Engineering Consultants has agreed to this replacement.

The Project Architect will maintain at least a \$1,000,000 project-specific Professional Liability insurance policy, for which the Project Architect will be reimbursed up to a maximum of \$13,130.

The Principals/Owners of PJB Associates, P.A., are John E. Junkin, Charles H. Pawley and Wilfredo Borroto.

SCHOOL BUDGET SUMMARY

STATE SCHOOL "C"

CONSTRUCTION	\$10,000,000
PROFESSIONAL FEES	\$720,670
FURNITURE, FIXTURES AND EQUIPMENT	\$804,518
PROJECT CONTINGENCY	<u>\$770,811</u>
TOTAL	\$12,295,999

RECOMMENDED: That The School Board of Miami-Dade County, Florida, commission the firm of PJB Associates, P.A., to perform architectural/engineering services for a new elementary school (State School "C") for the following considerations:

- 1) a lump sum basic fee of \$274,921, which represents approximately 2.75% of the estimated construction cost of \$10,000,000;
- 2) additional lump sum fees were negotiated for the following consulting services: a) \$24,578 for reproduction of Board requested contract documents; b) not-to-exceed \$11,990 for traffic engineering; and c) at the Board's option, the Project Architect will provide 120 site visits for a fee of \$26,400 for the duration of the construction process, estimated at 16 months;
- 3) the multiplier for hourly compensation was limited to 2.45 for extra work;
- 4) approve the request of PJB Associates, P.A., to replace the firm of Gold Coast Engineering Consultants as its Civil Engineering specialist with the firm of Fortin Levy Skiles, Inc., in its agreement to perform architectural/engineering services for State School "C"; and
- 5) the Project Architect will maintain at least a \$1,000,000 project-specific Professional Liability insurance policy, for which the Project Architect will be reimbursed up to a maximum of \$13,130.

IMR:sw