

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

**SUBJECT: APPROVAL OF GUARANTEED MAXIMUM PRICE (GMP)
AVENTURA ENGINEERING AND CONSTRUCTION CORP.
PROJECT NO. A01099
GREYNOLDS PARK ELEMENTARY SCHOOL AND
GREYNOLDS PARK PRIMARY LEARNING CENTER
1536 NE 179 STREET, NORTH MIAMI BEACH, FLORIDA**

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

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

At its meeting of June 14, 2006 (Item F-28), the Board commissioned Aventura Engineering & Construction Corp. as CM-at-Risk firm for "deferred maintenance package #24, general repairs and rehabilitation at Greynolds Park Elementary School and Greynolds Park Primary Learning Center, Project No. A01099. This contract provides for construction services to the Board and a Guaranteed Maximum Price (GMP) for construction.

The GMP for Deferred Maintenance Package #24, by the Construction Manager, Aventura Engineering and Construction Corp. is \$1,446,627 (contingency included \$110,000). The Project Architect/Engineer's estimate is \$1,442,884 and the Independent Cost Estimate is \$1,343,912. This GMP covers all required work and includes subcontracts, materials, contingency, general conditions, bond, and overhead and profit.

Fund Source

Fund	0398
Program	1512
Location	2281

Description

The scope of work for this project includes, but is not limited to, the following:

- Site Work: Resurface and repair parking lot (including re-striping and replacement of wheel stops); replacement of existing chain link fence and gates; replace flagpole and traffic signs; replace downspouts and backflow devices and connect to underground storm system.

REPLACEMENT

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- **Building Envelope:** Replace windows in Buildings 1, 2, 3, 4 & 5; replace exterior steel doors, frames and hardware throughout the facility; provide ADA compliance ramps to all buildings; structural repairs to several buildings.
- **Interior:** Major re-painting throughout the facility; replacement of acoustical ceiling (Building 15), VCT flooring, cabinets and storage shelves, wood doors, handrails and thresholds, panic hardware in dining area and media center, storefront glazing, and existing air conditioning wall mounted units in all classrooms.
- **Mechanical:** Renovate/remodel all group restrooms to meet ADA requirements; replace all existing water fountains to meet ADA requirements.
- **Electrical:** Upgrade all existing outlets to comply with code requirements in primary classrooms; provide emergency lighting and exit signs in accordance with Safety-to-Life report; repair exposed wiring in electrical panels and provide covers.

This project is scheduled for substantial completion on December 30, 2008 which is 195 calendar days from the Board approval date.

Staff and the Project Architect/Engineer, ADA Engineering, Inc., recommended approval of the GMP.

The Principal/Owner of Aventura Engineering and Construction Corp. is Cary Lopez. This company is located at 1611 NW 79th Avenue, Doral, Florida 33126

RECOMMENDED: That The School Board of Miami-Dade County, Florida, approve the GMP for Aventura Engineering and Construction Corp., Project No. A01099, Greynolds Park Elementary School and Greynolds Park Primary Learning Center, in the total amount of \$1,446,627 which includes a contingency in the amount of \$110,000.

JA/nc