

Office of School Facilities  
Raul F. Perez, Chief Facilities Design & Construction Officer

**SUBJECT:                    AWARD GUARANTEED MAXIMUM PRICE TO VEITIA PADRON INCORPORATED (VPI), FOR THE GENERAL OBLIGATION BOND FUNDED RENOVATIONS AND REPAIRS PROJECT AT NORTH MIAMI ELEMENTARY SCHOOL; PROJECT NUMBER 01509000**

**COMMITTEE:                FACILITIES AND CONSTRUCTION**

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

Background:

At its meeting of August 15, 2018 (Agenda Item F-26), the Board commissioned Veitia Padron Incorporated (VPI), as the Construction Management at-Risk (CMR) firm for the renovations and repairs at North Miami Elementary School. As part of their pre-construction services, VPI 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 July 18, 2019, fifty-eight (58) 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 VPI concluded successfully and the GMP agreed to for this project is \$2,521,628.00, which includes an Owner's Contingency of \$148,121. This contract covers all required work and includes subcontracts, materials, contingency, general conditions, bonds, overhead and profit.

The contract provides for compliance with Small Business, Micro Business and Minority Owned Business Utilization Goals. The Office of School Facilities Construction staff reviewed the SBE, MBE and M/WBE certification status of all subcontractors and verified the existence of a Letter of Intent for each, outlining roles and responsibilities.

**F-41**

Small/Micro Business S/MBE Utilization:

Mandatory S/MBE participation goals of 15% for Construction Management and 13.82% for Construction were established for this project (as determined by the M-DCPS Goal Setting Committee). Identified below are the S/MBE firms that VPI will use on the project.

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

A mandatory M/WBE participation goal of 6.18%; encompassing African American, Native American and Asian American firms; was established for this project (as determined by the M-DCPS Goal Setting Committee).

Identified below are the S/MBE and M/WBE firms that VPI will use on the project. Additional S/MBE and/or M/WBE subcontractors may be included in the project as the contractor finalizes awarding of all the subcontracts.

OEO staff confirmed the S/MBE and M/WBE 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 firms that VPI will use on the project:

<b>SBE, MBE &amp; M/WBE UTILIZATION</b>						
PRIME FIRM: VPI is a pre-qualified SBE-T1 firm (expires on 3/29/2021):						
SUB-CONTRACTOR FIRMS (Construction Services)	ROLE/ RESPONSIBILITY	M/WBE CERTIFICATION CATEGORY & EXPIRATION DATE	SBE/ MBE CERTIFICATION CATEGORY & EXPIRATION DATE	CONTRACTED CONSTRUCTION SBE/MBE (%)	CONTRACTED CONSTRUCTION M/WBE (%)	CONTRACTED CONST. MGMT. SBE/MBE (%)
RK Electrical Contractors	Electrical	<b>HA</b> 8-9-2020	<b>SBE-T1</b> 8-9-2020	22.39%		
Soma and Associates Inc.	Tile & Flooring	<b>AA</b> 10-24-2022	<b>SBE-T1</b> 10-24-2022		6.08%	
Soma and Associates Inc.	Sitework	<b>AA</b> 10-24-2022	<b>SBE-T1</b> 10-24-2022		.37%	
Dudly's Professional Services, LLC	Compliance	<b>AA</b> 7-10-2020	<b>MBE</b> 7-10-2020			.77%
Dudly's Professional Services, LLC	Local Workforce	<b>AA</b> 7-10-2020	<b>MBE</b> 7-10-2020			.77%
Gamax Consulting, Inc.	Scheduling	<b>HA</b> 5-16-2020	<b>MBE</b> 5-16-2020			.60%
Integrated Electrical Services of Dade Inc.	OA / Submittals / Daily Labor	<b>HA</b> 2-8-2022	<b>SBE-T1</b> 2-8-2022			12.86%
<b>TOTAL PARTICIPATION</b>				<b>22.39%</b>	<b>6.45%</b>	<b>15.00%</b>

**LEGEND:**

<b>AA</b>	<b>African American</b>	<b>M/WBE</b>	<b>Minority/Women Business Enterprise</b>
<b>HA</b>	<b>Hispanic American</b>	<b>SBE-T1</b>	<b>Small Business Enterprise Tier 1</b>
<b>MBE</b>	<b>Micro-Business Enterprise</b>	<b>SBE-T2</b>	<b>Small Business Enterprise Tier 2</b>

**Local Workforce Utilization:**

VPI will provide county-wide Local Workforce Utilization of 20% for Construction within a County-wide radius (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:**

North Miami Elementary school is located at 655 N.E. 145 Street, North Miami, Florida, 33161. The facility is bordered on the north by a residential area, on the east by N.E. 7 Court, on the west by N.E. 6 Avenue and on the south by N.E. 145 Street. The existing school was built in 1954 with additions constructed afterwards and is currently comprised of 12 permanent buildings situated on an approximately 12.41-acre parcel of land. The facility has a permanent capacity of 764 student stations.

**Project Scope:**

The proposed scope of work for this project includes, but is not limited to: campus-wide exterior painting, new Fire Alarm system, HVAC replacement in Building 7 and Building 9, selective demolition in Building 7 and Building 9, selective window replacement, new doors and interior finishes including millwork/cabinets in Building 7, group restroom renovations including ADA upgrades, selective replacement of acoustical tiles, selective lighting replacements, replacement of restroom plumbing fixtures and accessories including new finishes, water and sewer line repairs as needed, electrical upgrades and other miscellaneous upgrades throughout.

**Project Schedule:**

The timeline for this project is as follows:

- |                               |                    |
|-------------------------------|--------------------|
| • Award GMP                   | November 20, 2019  |
| • Substantial Completion      | September 18, 2020 |
| • Final Completion/Acceptance | October 19, 2020   |

**Project Funding-General Obligation Bond:**

Fund 351000; Object: 568000; Location: 1394100; Program: 21870000; Function: 740000

Fund 360000; Object: 568000; Location: 1394100; Program: 15080000; Function: 740000  
Fund 351000; Object: 568000; Location: 1394100; Program: 21870000; Function: 743000

Principal:

The Principal/Owner designated to be directly responsible to the Board for Veitia Padron Incorporated is Mr. Augustin Veitia. The firm is located at: 4444 S.W. 71 Avenue, Suite 101b, Miami, Florida 33155.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, award the Guaranteed Maximum Price to Veitia Padron Incorporated, for the General Obligation Bond funded renovations and repairs project at North Miami Elementary School; Project Number 01509000; in the amount of \$2,521,628, which includes owner's contingency in the amount of \$148,121.

RFP:ed