

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

**SUBJECT: AWARD TO M.A.C. CONSTRUCTION, INC. THE
RENOVATIONS AND NEW P.E. SHELTER GENERAL
OBLIGATION BOND (GOB) PROJECT AT LEISURE CITY K-
8 CENTER; PROJECT NUMBER 01529100**

COMMITTEE: FACILITIES AND CONSTRUCTION

**LINK TO STRATEGIC
PLAN: EFFECTIVE & SUSTAINABLE OPERATIONAL PRACTICES**

Background:

On February 28, 2022, a solicitation was published to competitively bid (Hard Bid) the renovations and new P.E. Shelter GOB project at Leisure City K-8 Center. Bids have been received and this item provides a recommendation for award to the lowest responsive, responsible bidder.

Seven (7) pre-qualified contractors attended the mandatory pre-bid conference conducted on March 15, 2022. Two (2) sealed bids were received, and these were opened on May 12, 2022, at the School Board Administration Building Auditorium. District staff from the Office of School Facilities, staff from the Office of Economic Opportunity and the Project Architect witnessed the bid opening.

After analysis of the bid tabulation (see Attachment A), the District found the lowest bidder to be non-responsive and it was determined that M.A.C. Construction, Inc. (MAC) was the lowest responsive, responsible bidder, with a Base Bid price of \$9,242,000.00. Add Alternate one (1) is being taken in the amount of \$1,286,000.00 for a revised Base Bid price of \$10,528,000.00, the award amount is being reduced by \$210,560.00 as a result of sales tax savings generated by the District's Direct Materials Procurement Program. Consequently, District Staff and the Project Architect, Alleguez Architecture, Inc. recommend awarding the project to MAC in the amount of \$10,317,440.00.

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.

Small/ Micro Business Utilization:

A mandatory S/MBE participation goal of 7.94% for Construction was established for this

project (as determined by the M-DCPS Goal Setting Committee). Identified below are the S/MBE firms that MAC will use on the project.

Minority/Women Business Enterprise Utilization:

A mandatory M/WBE participation goal 12.06%; encompassing Non-minority Women, African American, Native American and Asian American-owned 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 MAC 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 MAC will use on the project:

S/MBE & M/WBE UTILIZATION					
PRIME FIRM: M.A.C. Construction, Inc is a pre-qualified firm (Expires on 08/30/2022):					
SUB-CONTRACTOR FIRMS (Construction Services)	ROLE/ RESPONSIBILITY	M/WBE - VBE CERTIFICATION CATEGORY & EXPIRATION	S/MBE CERTIFICATION CATEGORY & EXPIRATION	CONTRACTED CONSTRUCTION S/MBE (%)	CONTRACTED CONSTRUCTION M/WBE (%)
Cami Axle Construction, Corp.	Concrete & Masonry	AA 5-10-25	SBE T1 5-10-25		6.89%
Superior Electrical Contractors, Inc.	Electrical	HA 3-24-23	SBE T2 3-24-23	13.31%	
Supreme Ceiling & Interior, Inc.	Ceiling/Tiles/Flooring/Drywall & Painting	AA 5-29-23	SBET1 5-29-23		6.88%
D2 Construction, Inc.	Demolition	AA 2-28-25	SBE T2 2-28-25		5.07%
TOTAL PARTICIPATION				13.31%	18.84%

LEGEND:

- | | | | |
|-----------|----------------------------|---------------|---|
| AA | African American | MBE-T1 | Micro Business Enterprise Tier 1 |
| AS | Asian American | MBE-T2 | Micro Business Enterprise Tier 2 |
| HA | Hispanic American | SBE-T1 | Small Business Enterprise Tier 1 |
| W | Non- Minority Woman | SBE-T2 | Small Business Enterprise Tier 2 |

Local Workforce Utilization:

MAC will provide 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.

MAC is required to report monthly on SBE/MBE and M/WBE Utilization to OEO. All compliance reporting shall be submitted through the M-DCPS Online Diversity Compliance System.

Description and Scope

Leisure City K-8 Center is located at 14950 SW 288th Street, Miami, Florida 33033. The facility is bordered on north by Biscayne Drive, on the east by a residential neighborhood, on the west by Illinois Road, and on the south by a residential neighborhood. The existing school was built in 1960, with additions constructed afterwards, and is currently comprised of 14 permanent buildings situated on an approximately 8.6-acre parcel of land. The facility has a permanent capacity of 1,214 student stations and will remain as such upon completion of this project.

Project Scope:

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

Site level:

- ❖ Refurbishing, resealing, and restriping of parking lots and drop off area
- ❖ Resurfacing and restriping basketball courts, and replacement of posts and hoops.
- ❖ New covered walkways
- ❖ Selective replacement of metal gates and hardware.
- ❖ Replacement of the playgrounds.
- ❖ Demolition of seven portable buildings.
- ❖ New P.E. Shelter.

Building 09 – Cafeteria:

- ❖ Impact resistant window systems, hollow metal doors, frames & hardware
- ❖ New dedicated DX split A/C system for the dining and a new dedicated roof top DX A/C system for the kitchen. New ductwork and piping
- ❖ Removal of the obsolete boiler
- ❖ New stage Light Emitting Diode (LED) lighting

Campus-Wide:

- ❖ New fire alarm (FA) system
- ❖ Installation of new HVAC equipment to the new Energy Management System (EMS)
- ❖ New impact resistant windows and new egress/access doors, frames and hardware.
- ❖ New selective linoleum tile and rubber bases in Building 01, 08, and 13.
- ❖ New acoustical ceiling systems and LED type fixtures.
- ❖ New BARD type A/C units connected to the EMS, in Buildings 02, 04, 05, 06, and 07.
- ❖ New ADA unisex restroom in Building # 3; and renovation of two Student Group Restrooms 001 & 003
- ❖ New service centers in Buildings 02, 04, 05, 06, 07 and 08, ADA compliant.
- ❖ New tack/markerboards in Buildings 02, 04, 05, 06, 07, and 08.
- ❖ Exterior painting required throughout the entire facility, including stucco repairs and preparing surfaces for painting

Project Schedule:

The timeline for this project is as follows:

- | | |
|-------------------------------|-----------------|
| • Award Construction | August 15, 2022 |
| • Substantial Completion | March 07, 2024 |
| • Final Completion/Acceptance | April 06, 2024 |

Project Funding:

Fund 351000; Object: 568000; Location: 1290100; Program: 21000000; Function: 740000
Fund 360000; Object: 568000; Location: 1290100; Program: 15080000; Function: 740000

Performance Evaluation:

M-DCPS' CMR Performance Evaluation for MAC is 2.68 (most recent average scores for projects currently underway or completed within the last three years, based on a scale of 1-5, low to high).

Principal:

The Principal/Owner designated to be directly responsible to the Board M.A.C. Construction, Inc. is Ms. Mary Ceavers The firm is located at 9500 NW 12th Street, Bay 2 Doral, Florida 33172.

RECOMMENDED:

That The School Board of Miami-Dade County, Florida, award to M.A.C. Construction, Inc., the renovations and new P.E. Shelter GOB project at Leisure City K-8 Center; Project Number 01529100; on the basis of the lowest adjusted Base Bid in the amount of \$10,317,440.00

RFP:av



BID TABULATION RESULTS

ATTACHMENT A

BID: LEISURE CITY K-8 CENTER; PROJECT NUMBER 01529100

BID OPENING DATE: MAY 12, 2022

<u>BIDDER</u>	<u>5% BID BOND</u>	<u>TSA</u>	<u>ADDENDUM</u>	<u>BASE BID</u>	<u>ALTERNATES</u>
<i>OHLA Building, Inc. 9675 NW 117 Avenue Suite-108 Miami, Florida 33178</i>	Included	Y	Y	\$8,582,516.00	1) 971,167.85 2) (521,847.85) 3) (615,728.76) 4) (406,660.35) 5) (693,747.74) 6) (106,976.92)
<i>M.A.C. Construction, Inc. 9500 NW 12th Street Bay 2 Doral, Florida 33172</i>	Included	Y	Y	\$9,242,000.00	1) 1,286,000.00 2) (674,000.00) 3) (709,000.00) 4) (611,000.00) 5) (739,000.00) 6) (23,000.00)

Prior to vetting, the information above reflects the exact bids as publicly opened, read and tabulated, and does not necessarily show the lowest, pre-qualified responsible and responsive bidder.