

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

SUBJECT: AWARD TO MAGNUM CONSTRUCTION MANAGEMENT, LLC D/B/A MCM THE GENERAL OBLIGATION BOND (GOB) RENOVATIONS PROJECT AT FLAMINGO ELEMENTARY SCHOOL; PROJECT NUMBER 01528600

COMMITTEE: FACILITIES AND CONSTRUCTION

LINK TO STRATEGIC PLAN: EFFECTIVE & SUSTAINABLE OPERATIONAL PRACTICES

Background:

On March 6, 2023, a solicitation was published to competitively bid (Hard Bid) for the General Obligation Bond (GOB) renovations project at Flamingo Elementary School. 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 28, 2023. Two (2) sealed bids were received, and these were opened on April 25, 2023, at the School Board Administration Building Auditorium. District staff from the Office of Facilities Design and Construction, Office of Economic Opportunity, and the Project Architect witnessed the bid opening.

After analysis of the bid tabulation (see Attachment A), it was determined that Magnum Construction Management, LLC d/b/a MCM was the lowest responsive, responsible bidder, with a Base Bid price of \$11,241,657.00. Add alternate number three (3) and four (4) are being taken in the amount of \$69,000.00, for a revised Base Bid Price of \$11,310,657.00; the award amount is being reduced by \$226,213.14 as a result of sales tax savings generated by the District's Direct Materials Procurement Program. Consequently, District staff and the project architect, MC Harry Associates, Inc. recommend awarding the project to MCM in the amount of \$11,084,443.86.

The contract provides for compliance with Small Business Enterprise, Micro Business Enterprise and Minority/Women Business Enterprise utilization goals. The Office of Economic Opportunity 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 10.21% for Construction was established for this project (as determined by the M-DCPS Goal Setting Committee). Identified below are the S/MBE firms that MCM will use on the project.

Minority/Women Business Enterprise Utilization:

A mandatory M/WBE participation goal 14.79%; 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), per the Disparity Study and Policy 6320.02.

Identified below are the S/MBE and M/WBE firms that MCM 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 MCM will use on the project:

S/MBE & M/WBE UTILIZATION					
PRIME FIRM: Magnum Construction Management LLC d/b/a MCM . is a pre-qualified firm (Expires on 2-15-2024):					
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 (%)
Superior Electrical, Inc	Electrical	HA 3-17-26	SBE T2 3-17-26	14.15%	
Amion Enterprise Int'l Corp.	Ceiling Tile	AA 9-21-25	SBE T1 9-21-25		1.26%
Amion Enterprise Int'l Corp.	Floor & Wall Base	AA 9-21-25	SBE T1 9-21-25		3.31%
The Structure Group, LLC	Concrete & Masonry	W 9-26-25	SBE T2 9-26-25		9.64%
Schedule 10 Specialist, Inc.	Specialties	W 11-03-24	SBE T1 11-03-24		1.35%
TOTAL PARTICIPATION				14.15%	15.56%

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:

MCM will provide Local Workforce Utilization of 20% for Construction within a 10-mile radius (as determined by the M-DCPS Goal Setting Committee).

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

MCM 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

Flamingo Elementary School is located at 701 East 33 Street, Hialeah, Florida 33013. The site is bordered on the north by east 35th street, on the east by NW 42nd Avenue, on the west by east 7th Avenue, and on the south by east 33rd Street. The existing school was built in 1957 and is currently comprised of 7 permanent buildings, situated on an approximately 4.05-acre parcel of land. The facility has 884 student stations, which will decrease to 866 student stations upon completion of this project.

Project Scope:

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

- ❖ Exterior Painting Campus wide of all buildings and structures
- ❖ Milling, resurface and restripe parking lots
- ❖ Selective structural repairs at exterior columns
- ❖ Demolish building 06 and 1 portable
- ❖ Selective Fire Alarm System upgrade
- ❖ Selective Intrusion Alarm upgrade
- ❖ New covered walkways at Building 02 and 04 for drop-off.
- ❖ New marquee sign
- ❖ New elevator at building 2
- ❖ New playground
- ❖ Refurbish K-Playground with new turf and shade structure.
- ❖ New domestic potable water and sanitary sewage infrastructure at buildings 2, 3 and 4
- ❖ New ADA Stage lift
- ❖ New ADA Hi-Low drinking fountains at buildings 1, 2, 3 and 4
- ❖ New kitchen hood with ANSUL system
- ❖ New electrical panels
- ❖ New stage lighting, and sound
- ❖ New exterior lighting at buildings 2, 3 and 4 and connecting walks
- ❖ Replace all windows in buildings 2, 3, and 4
- ❖ Replace windows at Dining Room and Teachers' Lounge in building 1
- ❖ Replace all aluminum railings at walks and stairs
- ❖ Remove existing sunshades at walks.
- ❖ Remodel 6 group restrooms

- ❖ Remodel classrooms in buildings 2, 3 and 4
- ❖ Replace all HVAC in buildings 1, 2, 3, 4 and 7
- ❖ New LED lights at Dining and Teachers' Lounge at building 1
- ❖ Selective replacement of HVAC in building 5
- ❖ Remodel portion of building 4 into PreK classroom

Project Schedule:

The timeline for this project is as follows:

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|-------------------------------|-------------------|
| • Award Construction | May 17, 2023 |
| • Substantial Completion | December 12, 2024 |
| • Final Completion/Acceptance | January 11, 2025 |

Project Funding:

Fund 360000; Object: 568000; Location: 1192100; Program: 15080000; Function: 740000
 Fund 351000; Object: 568000; Location: 1192100; Program: 19920000; Function: 740000
 Fund 373000; Object: 568000; Location: 1192100; Program: 11200000; Function: 740000

Performance Evaluation:

M-DCPS' CMR Performance Evaluation for MCM is 2.25 (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 MCM is Mr. Daniel F. Munilla. The firm is located at 6201 SW 70th Street, 1st floor Miami, Florida 33143.

RECOMMENDED:

That The School Board of Miami-Dade County, Florida, award to Magnum Construction Management, LLC d/b/a MCM the GOB renovations project at Flamingo Elementary School; Project Number 01528600; on the basis of the lowest adjusted Base Bid in the amount of \$11,084,443.86.

RFP:av