

**APPROVAL OF BID AND A REVISION TO THE
BG-1 PROJECT APPLICATION FOR THE REPLACEMENT OF
THE HVAC AT MAXWELL ELEMENTARY SCHOOL
BG 15-139**

BACKGROUND: Maxwell Elementary School was renovated in 2000-2001. The HVAC system was replaced as part of that renovation. Over the last few years, several problems have arisen with the system. Some of the heat pump and make-up air unit components have malfunctioned causing uncontrolled interior temperatures, poor air circulation and complaints from the occupants. The FCPS Division of Maintenance has determined that the remainder of the HVAC components are beyond repair and that the entire system needs to be replaced. This project will involve the replacement of more than forty heat pump units located above the ceiling in classrooms and corridors; the cutting and reconnection of water lines, duct work and electrical service; and the replacement of suspended acoustical tile ceilings disturbed by the mechanical work.

A BG-1 Project Application for the construction, identifying the extent and cost of the work, was approved by the Board at its November 24, 2014 meeting. The design consultant's last BG-3 Statement of Probable Cost (November 20124) estimated the construction cost to be \$377,496. The project is planned to start and complete during the summer of 2015. On Thursday, March 12, 2014, four (4) contractors submitted proposals on the base bid. The results of the bidding are as follows:

BIDDER	BASE BID	Alternate Bid No. 1	BASE BID plus Alternate 1
1 Lagco, Inc.	\$327,800	\$63,250	\$391,050
2 Green Box	\$340,640	\$69,000	\$408,640
3 Comfort & Process Solutions	\$382,400	\$60,771	\$443,171
4 CKSM Mechanical	\$416,885	\$55,000	\$471,885

*Alt. 1 = Replace All Ceiling Grid

PROPOSAL: Based on the review of these proposals, the FCPS staff and the design consultants recommend acceptance of the base bid of \$327,800.00, plus Alternate 1 for \$63,250.00, from Lagco, Inc. (3.6% above the BG-3 estimate). The FCPS staff and the design consultants recommend approval of the proposed contract and revised BG-1. Upon the Board's approval, these documents will be submitted to the KDE District Facilities Branch for review and approval. Approval will allow the award of a contract for the replacement of the HVAC at Maxwell Elementary School commence with minimal delay. Based on this recommendation, a revision to the BG-1 is required as follows:

	BG-1 Total (11/14)	Proposed BG-1 Revision Total
Total Construction Cost:	\$377,496	\$391,050
Architect/Engineer Fee:	\$34,318	\$39,105
Contingencies:	\$18,875	\$19,553
HVAC Balancing:	\$5,000	\$5,000
Surveys/Printing:	\$10,000	\$10,000
Total Estimated Cost:	\$445,689	\$464,708

FUNDING SOURCE:

<u>Fund</u>	<u>Org. Code</u>	<u>Object Code</u>	<u>Project Code</u>
General Fund	9201407	0450	Bond

March 23, 2015

STAFF CONTACT: Mary Wright, Chief Operating Officer, 381-4165

REFERENCE: Board Policy 01.1 – General Powers and Duties of Board

RECOMMENDATION: A motion is in order to:

“Accept the base bid as submitted by Lagco, Inc., approve the proposed contract in the amount of \$391,050.00 (Three Hundred Ninety-one Thousand, Fifty Dollars), and approve a revision to the BG-1 Project Application for a total of \$464,708.00 (Four Hundred Sixty-four Thousand, Seven Hundred Eight Dollars) for the replacement of the HVAC at Maxwell Elementary School, subject to the approval of the Kentucky Department of Education, District Facilities Branch, per the provisions of 702 KAR 4:160.”

On a motion by _____, and seconded by _____, the Board accepts the base bid as submitted by Lagco, Inc., approve the proposed contract in the amount of \$391,050.00 (Three Hundred Ninety-one Thousand, Fifty Dollars), and approve a revision to the BG-1 Project Application for a total of \$464,708.00 (Four Hundred Sixty-four Thousand, Seven Hundred Eight Dollars) for the replacement of the HVAC at Maxwell Elementary School, subject to the approval of the Kentucky Department of Education, District Facilities Branch, per the provisions of 702 KAR 4:160.

John Price, Chair

Marlene Helm, Acting Superintendent

March 23, 2015