

DATE:

11/23/2021

AGENDA ITEM (ACTION ITEM):

Consider / Approve the Bid Award with Morel Construction for the Scott Phase V (BG 21-083) and the associated Kentucky Department of Education AIA (American Institute of Architects) Contract.

APPLICABLE BOARD POLICY:

01.1 Legal Status of the Board; 04.31 Authority to Encumber and Expend Funds: 702 KAR 4:160

HISTORY/BACKGROUND:

This is the final Phase of Construction for the Scott High School, Woodland Middle School, and major site improvements for Taylor Mill Elementary. The original BG-1 (Buildings and Grounds) Construction Application was approved by the Kenton County Board of Education on October 5, 2020. Bids were opened and read on November 18, 2021 for the Scott High School, Woodland Middle School, and Taylor Mill Elementary Project. Two (2) bids were received: Morel Construction and Monarch Construction. Morel Construction was the lowest and best evaluated bid including Bid Alternates 1, 2, 3, 4, 5, 6, 8, 9, and 10.

FISCAL/BUDGETARY IMPACT:

\$41,802,000.00

RECOMMENDATION:

Approve the Bid Award with Morel Construction for the Scott Phase V (BG 21-083) and the associated Kentucky Department of Education AIA (American Institute of Architects) Contract.

CONTACT PERSON:

Rob Haney, Chief Operations Officer

Principal/Administrator

Rob Haney

District Administrator

[Signature]

Superintendent

BID TALLY SHEET

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2021.11.23

Dr. Henry Webb, Superintendent of Schools
The Kenton County School District
1055 Eaton Drive
Ft. Wright, KY 41017

RE: BG 21-083
Kenton County School District
Scott High School – Additions and Renovations
Woodland Middle School – Renovations
Taylor Mill Elementary School – Demolition of Existing Water Tower & Site Improvements

Dear Dr. Webb,

On Thursday, November 18, 2021 bids were received for the Scott Phase V project. The following two base bids were received:

Morel Construction Co., LLC	\$40,006,000.00
Monarch Construction Company	\$41,670,000.00

We also received alternate bids for the following items:

Alternate No. 1: Basis-of-Design architectural products.

Alternate No. 2: District preferred HVAC controls for base-bid work.

Alternate No. 3: Heat pumps by Climate Master.

Alternate No. 4: Add Woodland cooling tower and heat pump replacement work.

Alternate No. 5: Add Woodland boiler replacement work.

Alternate No. 6: Upgrade pool finish to ceramic tile.

Alternate No. 7: Add scene shop.

Alternate No. 8: Add Woodland gym bleacher replacement.

Alternate No. 9: District preferred HVAC controls fir Alternate #4.

Alternate No. 10: Basis-of-Design door hardware.

Based review of the submitted bids by the design team, we believe the Morel Construction bid to be complete and in full compliance with the requirements of the bidding documents.

The attached Bid Tabulation lists the prices received for the alternates listed above. Following discussion with KCSD staff, we recommend accepting all alternates with the exception of Alternate 7.

Alternate prices submitted by Morel Construction for accepted alternates are as follows:

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1881 DIXIE HIGHWAY, SUITE 130 | FORT WRIGHT, KY 41011
T: 859.431.8612 | WWW.PCA-ARCH.COM

Alternate No. 1	No Change
Alternate No. 2	\$40,000.00
Alternate No. 3	No Change
Alternate No. 4	\$900,000.00
Alternate No. 5	\$320,000.00
Alternate No. 6	\$390,000.00
Alternate No. 8	\$122,000.00
Alternate No. 9	\$24,000.00
Alternate No. 10	No Change

We recommend accepting the low base bid from Morel Construction Co., LLC including all alternates with the exception of Alternate 7 for a total contract value of **\$41,802,000.00**.

Sincerely,



Mark Perry
Associate

PCA ARCHITECTURE ^{PSC}