



Fayette County Public Schools

Executive Summary Fayette County Public Schools Board Meeting Agenda Item

MEETING: Regular

DATE: February 12, 2024

TOPIC: Approval of Bid, Proposed Contract, and a Revision to the BG-1 Project Application for the Addition of Three Preschool Classrooms and HVAC Replacement at Harrison Elementary School BG #23-124

PREPARED BY: Myron Thompson, Chief Operating Officer @ 381-4165

Recommended Action on: 2/26/2024
Consent Item

Superintendent Prior Approval: No

Recommendation/Motion: Accept the base bid with Alternates 1 & 2 as submitted by Momentum Construction, LLC; authorize the Superintendent to execute the standard American Institute of Architects (AIA) A101 contract (KDE Version) in the amount of \$3,998,400.00 (Three Million, Nine Hundred Ninety-eight Thousand, Four Hundred Dollars), subject to review/approval of the FCPS General Counsel; and approve a revision to the BG-1 Project Application for a total of \$4,886,547.24 (Four Million, Eight Hundred Eighty-six Thousand, Five Hundred Forty-seven Dollars and Twenty-four Cents), for the addition of three preschool classrooms and HVAC replacement at Harrison Elementary School.

Background/Rationale: In the spring of 2022, the Board designated funding to support the FCPS Preschool program based upon a five-year plan. A priority of that five-year plan includes adding preschool classrooms at Harrison Elementary School. The Preschool program staff has recommended that three preschool classrooms be constructed to serve 45 children in a full-day program. Should additional capacity be needed at a later time, one of these full-day classrooms can be converted into a dual-session (half day) classroom serving 30 children; thus allowing for a total of 60 children to be served in the Harrison Elementary School Preschool program.

A revised BG-1 Project Application for the construction, identifying the extent and cost of the work, was approved by the Board at its September 25, 2023 meeting. Ross Tarrant Architects have produced final Construction Documents for bidding describing these modifications. The project is planned to start April 1, 2024 and to be completed December 1, 2025. On January 30, 2024, one (1) bidder submitted a proposal on the base bid with two (2) alternates. The results of the bidding are as follows

BIDDER	BASE BID	Alternate Bid Nos.	BASE BID plus Nos.
		1 & 2	1 & 2
1 Momentum Construction, LLC	\$3,958,000.00	\$40,400.00	\$3,998,400.00

Alternate #1 = Right of Way Work; Alternate #2 = Brick Veneer Painting

Based on the review of these proposals, the FCPS staff and the design consultants recommend acceptance of the base bid with Alternates 1 & 2 as submitted by Momentum Construction, LLC and recommend a revision to the BG-1. Approval will allow the award of a contract for the addition of three preschool classrooms and HVAC replacement at Harrison Elementary School to commence with minimal delay. Based on this recommendation, a revision to the BG-1 is required as follows:

	Revised BG-1 Project Application Budget (9/27/23)	Revised BG-1 Project Application Budget
Total Construction Cost:	\$3,281,492.00	\$3,998,400.00
Contingencies:	\$164,074.60	\$199,920.00
Architect/Engineer Fee:	\$210,023.33	\$248,004.19
Fiscal Agent Fee:	\$0	\$0
Bond Discount:	\$0	\$0
Equipment / Furnishings:	\$163,200.00	\$291,200.00
Equipment / Computers:	\$14,703.00	\$14,703.30
Technology Network System (KETS) / Phones:	\$26,183.26	\$29,184.75
Surveys:	\$7,500.00	\$7,500.00
Geotechnical:	\$7,500.00	\$6,708.00
Special Inspections:	\$17,171.00	\$21,150.00
Commissioning:	\$10,000.00	\$23,195.00
Printing:	\$5,600.00	\$5,600.00
HVAC Testing & Balancing / Parking Lot Reno / Door Hdwr:	\$49,042.38	\$29,557.00
HBC Review Fee:	\$10,000.00	\$481.00
Construction Photography / Tap Fee:	\$5,000.00	\$10,944.00
Total Estimated Cost:	\$3,971,490.06	\$4,886,547.24

Strategic Priority:

- ☒ Student Achievement ☐ Diversity, Equity, Inclusion & Belonging
☐ Highly Effective & Culturally Responsive Workforce
☐ Stakeholder Engagement & Outreach ☒ Organizational Health & Efficiency

Data Considerations: District Facility Plan

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

Fiscal Impact:

<u>Fund</u>	<u>Org. Code</u>	<u>Object</u>	<u>Amount</u>
General Fund	0001113	0910	\$2,931,951.96
Capital Outlay	0003113	0910	\$1,039,538.10
Building Fund	0003213	0910	\$915,057.18

Attachment(s): BG-1 Project Application