



# Fayette County Public Schools

## Executive Summary Fayette County Public Schools Board Meeting Agenda Item

**MEETING:** Regular

**DATE:** May 6, 2024

**TOPIC:** Approval of Bid, Proposed Contract, and a Revision to the BG-1 Project Application an Early Demolition Package of Existing Structures at the Site for the New Rise STEM Academy for Girls BG# 23-547

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

**Recommended Action on:** 5/20/2024  
Action Item for Vote (REGULAR MEETING)

**Superintendent Prior Approval:** No

**Recommendation/Motion:** Accept the base bid with Alternate #1 as submitted by Cornerstone Demolition; authorize the Superintended to execute the standard American Institute of Architects (AIA) A101 contract (KDE Version) in the amount of \$205,100.00 (Two Hundred Five Thousand, One 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 \$58,609,927.88 (Fifty-eight Million, Six Hundred Nine Thousand, Nine Hundred Twenty-seven Dollars and Eighty-eight Cents) which includes the early demolition package of existing structures at the site for the New Rise STEM Academy for Girls located at 2160 Versailles Road.

**Background/Rationale:** The construction of the New Rise STEM Academy for Girls, located at 2160 Versailles Road, is listed as priority 1a.1. on FCPS's 2021 District Facility Plan (DFP). The building construction project will be funded through a bond issue. A BG-1 Project Application for the construction, identifying the extent and cost of the work, was approved by the Board at its August 28, 2023 meeting and has been filed with the Kentucky Department of Education.

To keep the project on schedule, staff recommended that the demolition of all structures located on the property be put out to bid as an early demolition package. Bidding documents for demolition were prepared by the design consultants Ross Tarrant Architects. On Friday, April 19, 2024, four (4) bidders submitted proposals on the base bid with one (1) alternate. The results of the bidding are as follows:

BIDDER		BASE BID	Alternate Bid No. 1	BASE BID plus No. 1
1	Cornerstone Demolition	\$196,000.00	\$9,100.00	\$205,100.00
2	Innovative Demolition	\$282,906.00	\$2,500.00	\$286,406.00
3	H&B Construction	\$375,000.00	\$10,000.00	\$385,000.00
4.	DW Wilburn	Bid not opened due to failure to meet MWVBE Good Faith Efforts		

Alternate #1=Pond Aeration System Temp Power

Based on the review of these proposals, the FCPS staff and the design consultants recommend acceptance of the base bid with Alternate #1 as submitted by Cornerstone Demolition and recommend a revision to the BG-1 form. Approval will allow the award of a contract for the early demolition package of existing structures at the site for the New Rise STEM Academy for Girls located at 2160 Versailles Road. This revision to the BG1 also includes costs for asbestos abatement, additional surveys, playground equipment, and tree removal project, as well as costs for geothermal test well and geotechnical investigations. A revised BG-1 will also be required once the actual construction project has bid. Based on this recommendation, a revision to the BG-1 is required as follows:

	<b>Initial BG-1 Project Application Budget (8/28/23)</b>	<b>Revised BG-1 Project Application Budget</b>
Total Construction Cost:	\$48,226,650.00	\$48,431,750.00
Contingencies:	\$2,411,332.50	\$2,421,587.50
Architect/Engineer Fee:	\$2,373,860.39	\$2,383,500.09
Fiscal Agent Fee:	\$245,800.00	\$245,800.00
Bond Discount:	\$712,879.24	\$712,879.24
Equipment/Furnishings:	\$1,300,000.00	\$1,728,000.00
Equipment/Computers:	\$1,645,438.00	\$901,640.00
Technology Network Systems (KETS), Telephone, etc.:	\$300,000.00	\$729,544.30
Site Acquisition:	\$0	\$0
Site Survey:	\$10,000.00	\$68,513.00
Geotechnical Investigation:	\$0	\$33,580.00
Special Inspections:	\$120,566.63	\$120,566.63
Full Building Commissioning:	\$168,793.28	\$168,793.28
Advertising:	\$0	\$0
Printing:	\$60,000.00	\$74,000.00
HVAC Balancing / Geothermal Testing:	\$87,339.98	\$112,339.98
Storm Shelter Review / LFUCG Permit Fee:	\$112,339.98	\$184,679.98
Asbestos Abatement / Tree Removal:	\$0	\$242,753.88
Construction Photography / Graphics Pkg:	\$50,000.00	\$50,000.00
<b>Total Estimated Cost:</b>	<b>\$57,825,000.00</b>	<b>\$58,609,927.88</b>

**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>
Local FSPK Bond	360	5110	\$58,609,927.88

**Attachment(s): BG-1 Project Application**