



# Fayette County Public Schools

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

**MEETING:** Regular

**DATE:** May 27, 2025

**TOPIC:** Approval of Bid, Interim and Proposed Contracts, and a Revision to the BG-1 Project Application for the Construction of the New Henry Clay High School BG# 24-279

**PREPARED BY:** Myron Thompson, Chief Operating Officer @ 422-0383

**Recommended Action on:** 5/27/2025  
Consent Item

**Superintendent Prior Approval:** No

**Recommendation/Motion:** Accept the base bid with Alternates #2, 3, 4 and 7 as submitted by D.W. Wilburn, Inc.; authorize the Superintendent to execute the interim contract in the amount of \$2,500,000 (Two Million, Five Hundred Thousand Dollars) and the standard American Institute of Architects (AIA) A101 contract (KDE Version) in the amount of \$153,218,800.00 (One Hundred Fifty-three Million, Two Hundred Eighteen Thousand, Eight 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 \$178,355,484.45 (One Hundred Seventy-eight Million, Three Hundred Fifty-five Thousand, Four Hundred Eighty-four Dollars and Forty-five Cents) for the construction of the New Henry Clay High School.

**Background/Rationale:** The construction of the New Henry Clay High School is listed as priority 1b.3, 5.21, and 5.22 on FCPS's 2021 District Facility Plan (DFP) amendment #2. Tate Hill Jacobs Architects produced final Construction Documents for bidding. The program is consistent with other recent FCPS school projects. The project is planned to start construction in June 2025 and to end in Spring 2028 (new building) and in 2029 (site), contingent upon all construction material deliveries occur in a reasonable amount of time and weather. On Wednesday, April 30, 2025, two (2) general contractors submitted proposals on a base bid with four (4) alternates. The results of the bidding are as follows:

|   | <b>BIDDER</b>          | <b>BASE BID</b> | <b>Alternate Bid Nos.<br/>2, 3, 4 &amp; 7</b> | <b>BASE BID plus Nos.<br/>2, 3, 4 &amp; 7</b> |
|---|------------------------|-----------------|---|---|
| 1 | D.W. Wilburn, Inc.     | \$153,200,000   | \$18,800                                      | \$153,218,800                                 |
| 2 | Cleveland Construction | \$169,558,723   | \$18,715                                      | \$169,577,438                                 |

Alternate #2=Security System; Alternate #3=Fire Alarm System;  
Alternate #4=Door Hardware; Alternate #7=Kitchen Equip.  
(Alternate #s 1, 5 & 6 Not Used)

**Proposal:** Based on the review of these proposals, the FCPS staff and the design consultants recommend acceptance of the base bid with Alternates #2, 3, 4 and 7 as submitted by D.W. Wilburn, Inc. and recommend a revision to the BG-1 Project Application. Approval will allow the award of a contract for the construction of the New Henry Clay High School. Based on this recommendation, a revision to the BG-1 is required as follows:

|                          | <b>BG-1 Project<br/>Application Budget<br/>(10/28/24)</b> | <b>Revised BG-1<br/>Project<br/>Application<br/>Budget</b> |
|--------------------------|---|--|
| Total Construction Cost: | \$160,922,607.00  | \$153,218,800.00   |
| Contingencies:           | \$8,046,130.35  | \$8,427,034.00   |
| Architect/Engineer Fee:  | \$7,735,470.74  | \$7,362,021.05   |

|  |                         |                         |
|--|-------------------------|-------------------------|
| Fiscal Agent Fee:  | \$435,500.00            | \$747,956.86            |
| Bond Discount:   | \$1,352,703.50          | \$378,220.35            |
| Equipment/Furnishings:   | \$3,550,000.00          | \$3,780,000.00          |
| Equipment/Computers:   | \$1,287,948.90          | \$2,288,456.70          |
| Technology Network Systems (KETS), Telephone, etc.:            | \$1,133,316.14          | \$1,159,512.29          |
| Site Acquisition:  | \$0                     | \$0                     |
| Site Survey:   | \$10,000.00             | \$10,000.00             |
| Geotechnical Investigation:                                    | \$25,000.00             | \$41,500.00             |
| Special Inspections:   | \$275,000.00            | \$325,000.00            |
| Full Building Commissioning:                                   | \$500,000.00            | \$183,690.00            |
| Advertising:   | \$0                     | \$0                     |
| Printing:  | \$94,000.00             | \$92,500.00             |
| HVAC Balancing & Geothermal Testing:                           | \$105,461.30            | \$148,875.00            |
| Storm Shelter Review / Wetland Report / LFUCG Review Fee:      | \$77,138.39             | \$39,212.56             |
| Tree Removal / Silt Fence / Band Scissor Lift / Stadium Audio: | \$0                     | \$152,705.64            |
| Construction Photography:                                      | \$50,000.00             | \$0                     |
| <b>Total Estimated Cost:</b>                                   | <b>\$185,600,276.32</b> | <b>\$178,355,484.45</b> |

**Strategic Priority:**

- ☒ Student Achievement    ☐ Unity, Belonging & Student Efficacy  
☐ Highly Effective & Culturally Responsive Workforce  
☐ Outreach & Engagement    ☒ 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>Project</u> | <u>Amount</u>    |
|-----------------------|------------------|---------------|----------------|------------------|
| SFCC Bond             | 360              | 5110          |                | \$6,871,301.00   |
| Local FSPK Bond       | 360              | 5110          |                | \$168,978,699.00 |
| Bond Issuance Premium | 360              | 5120          |                | \$1,045,256.85   |
| Residuals – HCHS      | 0393607          | 5210          | 23080          | \$1,460,227.60   |
| Softball Field House  |                  |               |                |                  |

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