

DECEMBER 9, 2025

APPROVAL OF BID  
NEW MIDDLE SCHOOL – WEST LOUISVILLE (HUDSON MS)

The following resolution was offered by \_\_\_\_\_ and seconded by \_\_\_\_\_, that;

WHEREAS, plans and specifications were prepared by Schmidt Associates, Inc. for New Middle School – West Louisville (Hudson MS) Bid Package II – New Building and;

WHEREAS, by authorization of the Director of Facility Planning, bids were received, publicly opened and read aloud on November 11, 2025 and;

WHEREAS, three (3) contractors bid for one prime contract which includes the furnishing of all labor, materials and related work to complete this project, and;

WHEREAS, this bid includes all sub-contractors, allowances, types of equipment and material required to complete this project, and;

WHEREAS, the following is a statement of the lowest qualified bid submitted and recommended by the Architect for this project:

Redlee Construction & Development, Inc.     51,935,000  
800 Stonecreek Parkway, Suite 5A  
Louisville, KY 40223

WHEREAS, this work is to be financed by Local FSPK Bond Sale.

Section 1 - This Board does hereby approve the recommendation of the Superintendent that a contract be awarded to the qualified bidder.

Respectfully,  
Brian Yearwood  
Superintendent

\_\_\_\_\_  
Secretary, Board of Education

\_\_\_\_\_  
Chairman, Board of Education

After full discussion, the Chairman put the question of the adoption of this resolution before the Jefferson County Board of Education on December 9, 2025 and the following voted:

VOTING AYE: \_\_\_\_\_

VOTING NAY: \_\_\_\_\_

PASSED AND APPROVED: \_\_\_\_\_

# BID TABULATION

## NEW MIDDLE SCHOOL – WEST LOUISVILLE (HUDSON MS) – BID PACKAGE II

DECEMBER 9, 2025

BIDDER	BASE BID	ALT #1	ALT #2	ALT #3	ALT #4	ALT #5	TOTAL BID
Redlee Construction	51,636,000	42,000	54,000	79,000	124,000	0.00	51,935,000
Marrillia Design & Construction	53,360,000	41,000	37,000	73,000	127,000	0.00	53,638,000
A&K Construction, Inc.	54,099,000	30,000	31,000	102,000	128,000	0.00	54,390,000

Alternate #1 – Louisville Public Works Right of Way Scope

Alternate #2 – KYTC Right of Way Scope

Alternate #3 – Dixie Highway Improvements

Alternate #4 – Multipurpose Room Retractable Seating

Alternate #5 – Owner Preferred Hardware

### Participation by Minority/Women Business

Redlee Construction & Development, Inc. 20% Self-Performed

Amount Available to Subcontract \$41,548,000	
Minority	5.35%
Women	15.26%

# BG1 Project Application Form (Revised)

## (Ref# 22625)

Form Status: Saved

Tier 1 Project: New MS - West Louisville (Hudson MS)

BG Number: 25-035

Status: Active

District: Jefferson County (HB678) (275)

Phase: Project Initiation (View Checklist)

Emergency

No

Project Type

Construction

Construction Delivery Method

General Contractor

Procurement Standard

Model Procurement

Reason for Revision

Post bid revision

## Project Type and Description

### Applicable Items

New Building	Yes
Addition	No
Major Renovation	No
GESC	No
Roofing	No
HVAC	No
ADA Compliance	No
Life Safety	
Security	
Life Safety / Security	
Minor Project	No
New Relocatable Classroom	No
Equipment / Furnishings Procurement	No
Site Acquisition	No
Site Disposition	No
Site Easement	No
Site Lease (Landlord)	No

## District Facility Plan (DFP)

Compliance with 702 KAR 4:180 and 702 KAR 4:160

DFP Approval Date 6/1/2022

DFP Priority

**1a.4** - New Middle School to meet student capacity

Estimated Cost: \$34,285,620.00

Facility: No Data

Description: No Data

Project Not Listed on DFP No

## Inventory

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**Facility Name**

New School - Jefferson County - DFP 5/1/22 - 1.a.4 (B100003108)

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**Scope**

Provide a Complete Narrative of the Proposed Project

This project will consist of building a new 1,000 student capacity middle school in West Louisville to accommodate the new student assignment plan.

Work Related to Project But Excluded from this BG1 Scope

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**Financial Plan****Probable Costs**

Proposed Plan to Finance Application

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Total Construction Cost	\$51,935,000.00
Construction Contingency	\$2,596,750.00
Architect / Engineer Fee	\$2,688,685.00
Construction Manager Fee	
Fiscal Agent Fee	
Bond Discount	
Equipment / Furnishings	\$1,800,000.00
Equipment / Computers	\$150,000.00
Technology Network System (KETS)	
Site Acquisition/Disposition	\$325,000.00
Site Survey	
Geotechnical Investigations	
Special Inspections	
Commissioning	
Advertising	
Printing	

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**Other Probable Costs**

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Title	Amount
Reimbursables/Surveys/Testing/Monitoring	\$264,565.00
Utility Fees	\$120,000.00
Moving	\$20,000.00
Total Project Cost	\$59,900,000.00

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**Funds Available**

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Bond Sale - SFCC	
Bond Requirement - SFCC	
Local FSPK Bond Sale	\$59,900,000.00
Local General Fund Bond Sale	
Cash - SFCC Requirement	

Cash - Building Fund  
Cash - Capital Outlay  
Cash - Investment Earnings  
Cash - General Fund  
City - County - KYTC Reimbursement  
KETS  
Federal Funds  
External Partner Agreement

Other Available Funds

Title	Amount
No Data	
No Data	
No Data	
No Data	
Total Funds Available	\$59,900,000.00

BG1 Signature Page (Online Form Ref# 22625)

The signing of this financial document certifies the above stated funds are available and designated for this project during this fiscal year.

Superintendent	Date
Finance Officer	Date
Chairman	Date

NOTE: Any district anticipating the financing of this and/or other projects in a combined school revenue Bond should discuss the financing with the Director/Branch Manager, KDE - District Financial