

To: Board of Education

From: Kyle Hayden, chief operations officer, ext. 4309

Re: Recommendation on Selection of Construction Management Firms

Date: June 29, 2017

Background:

Following voter approval on May 2, 2017 of an \$87 million school bond to construct additions to and renovate, improve, repair, equip, and furnish existing secondary schools, administration has transitioned from bond planning to implementation.

At its May 4, 2017 meeting, the Board of Education received a report regarding staff planning to successfully proceed with the bond construction projects. Since that time, administration and board representatives on the Facility Planning Committee have continued to engage in the process of developing a plan to successfully proceed with the bond construction projects.

Selection of Construction Managers at Risk:

The Request for Qualifications (RFQ) for Construction Manager at Risk was publicized in the Lawrence Journal-World and on a construction industry association website on May 9, 2017. There were ten construction companies who submitted qualifications. Five of these were selected by the Facility Planning Committee to submit a Request for Proposal and invited to interview for the following packages:

Package	Location	Estimated Construction Cost
A	Lawrence High School	\$40,342,279
B	Free State High School	\$12,095,797
C	Middle Schools	\$16,030,520
D	Lawrence College and Career	\$600,000

The construction companies interviewed included: KBS Constructors, Inc., MarLan Construction, McCownGordon Construction, McPherson Contractors, Inc., and Universal Construction Company, Inc.

The following criteria were used to determine the best fit for the established bond construction project packages:

- Company Overview
- Experience/References
- Project Team
- Preconstruction Services
- Contingencies.
- Cost Management
- Local Business Utilization
- Construction Plan
- Self-Perform Capabilities
- Site Management
- Critical Issues
- Fee Structure

The next step in the process will be to proceed with contract negotiations for Construction Manager at Risk with McCownGordon Construction for Packages A, B and C and with MarLan Construction for Package D.

Recommendation:

The Facility Planning Committee requests board approval to proceed with contract negotiations for Construction Manager at Risk with McCownGordon Construction and MarLan Construction.

Motion:

"I move the Board of Education grant approval to proceed with contract negotiations for Construction Manager at Risk with McCownGordon Construction and MarLan Construction."