

RACINE UNIFIED SCHOOL DISTRICT
March 16, 2015
Operations

Agenda Item:	Construction Management Services
Presenting:	David Hazen
Description:	<p>To provide the Board with preliminary budget and conceptual plans for the administration proposed replacement of Knapp and Olympia Brown schools and an addition to Gifford School the services of a construction manager are required. An RFP was issued in February and there were eight responses. A selection committee was created that included Principals, ASC staff, Local 152 representatives, and community members from the Facilities Advisory Council. A review of the RFP responses for the firms was done by each member of the selection team to select firms to be interviewed. Four firms were interviewed. Based on this process, the firm of Riley Construction is recommended for construction management service for the three projects with a collaboration to include Bukacek Construction for construction management services on the Gifford project.</p>
Fiscal Note:	<p>The fee for the conceptual design and preliminary budget pre construction services is not to exceed \$47,200 and with approval of the conceptual plan and preliminary budget the construction management fee is not to exceed \$1,263,350 plus 1.5% of the project cost.</p>
Recommendation:	<p>Approve Riley Construction for construction management services for the Gifford school project with collaboration from Bukacek Construction, the Knapp School project and the Olympia Brown School project that provides preliminary plans and budget for the replacement of Knapp and Olympia Brown schools and an addition to Gifford; and, with Board approval of the projects, to continue as construction manager, and authorize administration to negotiate a contract with Riley Construction that includes a local participation goal of 50% of labor hours, a goal of 20% ethnic minority labor hours and a goal of 10% ethnic minority contractors with a monthly reporting by the construction manager on these goals. There will also be goals for local apprenticeships and student interns. The fee for the conceptual design and preliminary budget pre construction services is not to exceed \$47,200: and, with approval of the conceptual plan and preliminary budget, the total fee will not exceed \$1,263,350 plus 1.5% of the project cost. The contract is subject to legal review.</p>