



## **Information and Action Item: Construction Contract Award**

TO: School Board

FROM: Dr. Susan Pingitore, Chief Financial Officer/CSBO

April 28, 2015

### **Overview & Background**

The School Board authorized the administration to develop construction plans and bid documents for summer work projects at The Skokie School and concrete replacement work at Hubbard Woods School at the January 27, 2015 meeting.

The primary project included demolition of the chimney at The Skokie School because of structural degradation including loose and cracked bricks, replacement of cracked concrete at the main entrance, and replacement of the broken front doors with doors that are compatible with the Americans with Disabilities Act (ADA). This primary package (referred to in the attachments as the Base Bid) also included additional concrete replacement at Skokie and some of the needed concrete replacement work at Hubbard Wood School. An alternate project (referred to in the attachments as Alternate Bid) was replacement of the concrete driveway into the maintenance area at Skokie. The work in both the primary and the alternate projects was identified as needs in the Life Safety Survey.

The architect's total estimated construction cost of the primary project (Base Bid) was listed as \$293,325 in the Life Safety Survey. As you may recall, the District will recover \$50,000 of this cost from a School Maintenance Grant received last year to help underwrite this work.

The Life Safety Survey cost estimate to replace approximately 1,700 square feet of the 2,800-square-foot driveway was \$25,500. The Alternate Bid calls for replacement of the entire drive, not just the smaller section found to be in violation of Life Safety Code. With the revised scope, the architect's estimate for replacement of the drive would have been \$53,000. (See attached letter from

Green & Associates, the District's architect)

A total of five bids were opened on March 26, 2015 (see bid tabulation attachment). The lowest bidder for the Base Bid was Stuckey Construction Company in the amount of \$289,000 for the primary project. Stuckey's bid for the Alternate was \$46,600 for a total bid of \$335,000. This was the lowest total bid for Base and Alternate. There was one bidder who was lower on the Alternate alone. The total bid for the next lowest bidder was \$346,000.

## Options

The Board has the following options:

Option One	Accept the Base and Alternate bids from Stuckey Construction Company in the amount of \$335,000.
Option Two	Accept the Base Bid only from Stuckey Construction Company in the amount of \$289,000 and reject the Alternate Bid.
Option Three	Reject all bids

## Recommendation

The recommendation is to award the Base Bid and Alternate to Stuckey Construction Company (Option 1). This is the recommendation for the following reasons:

- The chimney and entrance projects are "A" Priority items in the Life Safety Survey meaning they must be addressed now. Unless the District acts at this time the \$50,000 grant will need to be returned to the State Board of Education.
- All of this work has been identified in the Life Safety Survey and must be corrected.
- Stuckey has worked in the District on many different projects including the renovation of the District Office. The District's experiences with this company have been excellent.
- The price of the Alternate is below the Architect's estimates for the expanded scope.
- Stuckey's bid has been reviewed and approved by the Architect.

## Attachments

[Click here](#) to view Green & Associates Recommendation and Bid Tabulation Form