



### Agenda Item Details

---

Meeting	Oct 24, 2017 - Business Meeting
Category	18. Items for Consideration
Subject	18.20 The Superintendent recommends approval of the Interview Committee Recommendation and authorizes the negotiation with RAM Construction & Development, LLC, RFQ 409-2018 Construction Manager at Risk Services for Chaires Elementary School New Construction, Remodeling and Renovations & Site Improvements Project
Type	Action

**STAFF MEMBER REPORTING THIS ITEM/PHONE:** Danny Allbritton, 617-5907

**ACTION REQUESTED:** The Superintendent recommends approval of the Interview Committee's recommendation and authorizes to negotiation with RAM Construction & Development, LLC the highest ranked firm for the Construction Manager at Risk Services for Chaires Elementary School New Construction, Remodeling and Renovations & Site Improvements Project, in accordance with F.S. Chapter 287.055, "Consultant's Competitive Negotiations Act." Should this negotiation fail with RAM Construction & Development, LLC then request permission to negotiate with the next ranked firm. Once documents are complete and negotiations have been finalized, the Guaranteed Maximum Price (GMP) contract will be submitted to the Board for approval.

**ITEM SUMMARY:** The interview committee for the Construction Manager at Risk Services convened on October 17, 2017, to interview construction management firms for Chaires Elementary School New Construction, Remodeling and Renovations & Site Improvements Project. Six (6) firms submitted qualification statements for this project, of which five (5) were selected to interview. The committee ranked the firms as follows:

1. RAM Construction & Development, LLC
2. Allstate Construction Inc.
3. Culpepper Construction Company, Inc.
4. Albritton-Williams, Inc.
5. Shaffield Building Specialties, Inc.

The total estimated construction budget for Chaires Elementary School is \$2,800,000.00.

The recommended construction delivery method for this project is Construction Management. Major tasks are defined but there is potential for unknown conditions and the need to work around the schools schedule. The type of work is not unique but coordination and timing of all the required trades is complicated. District staffing is not sufficient to provide the type of supervision needed on this project during the busy summer construction session.

RAM Construction & Development, LLC has earned an estimated amount of \$19,406,862.92 of projects over the past 3 years.

**NOTE:** This is not a phased project

**WILL SUBMITTER BE DELIVERING SIGNATURE DOCUMENTS TO THE BOARD SECRETARY?** No

Failure to file a protest within the time prescribed in section 120.57(3), Florida Statutes, or failure to post the bond or other security required by law within the time allowed for filing a bond shall constitute a waiver of proceedings under chapter 120, Florida Statutes.

[Ram Construction Narrative.pdf \(116 KB\)](#)

[RFQ 409-2018 Interview Ranking Scoresheets.pdf \(395 KB\)](#)

[SB Summary.pdf \(229 KB\)](#)

