

**Lee County Board Of County Commissioners
Agenda Item Summary**

Blue Sheet No. 20040765

1. REQUESTED MOTION:

ACTION REQUESTED:

Award the Construction Manager Agreement under RFQ-01-04 COUNTY-WIDE CONTINUING CONTRACT FOR CONSTRUCTION MANAGEMENT, for the project known as Veterans Parkway Chiquita to Pine Island Landscape & Irrigation, to Lodge Construction Inc., for the Guaranteed Maximum Price (GMP) of \$924,705.31 (includes the CM fee of \$54,050.75 plus \$203,142.00 owner purchases allowance for plant materials). At this time it is being requested that the Board approve waiving of the formal process (if needed) and authorize the use of the Direct material Purchase Orders based on CM's competitive process, which allows the County to purchase directly from suppliers of equipment and/or materials as a cost/time saving measure.

WHY ACTION IS NECESSARY: Board approval is required..

WHAT ACTION ACCOMPLISHES: Provides the County with a Construction Manager that will provide for the Veterans Parkway Chiquita to Pine Island Landscape & Irrigation project.

2. DEPARTMENTAL CATEGORY:

09. Transportation
COMMISSION DISTRICT #:

C9D

3. MEETING DATE:

06-29-2004

4. AGENDA:

5. REQUIREMENT/PURPOSE:

6. REQUESTOR OF INFORMATION:

CONSENT
 ADMINISTRATIVE
 APPEALS
 PUBLIC
 WALK ON
TIME REQUIRED:

STATUTE
 ORDINANCE
 ADMIN. CODE AC-4-4
 OTHER

A. COMMISSIONER
B. DEPARTMENT Transportation
C. DIVISION
BY: Scott Gilbertson, Director

7. BACKGROUND:

On April 3, 2001, the Board of County Commissioners approved the award of RFQ-01-04 COUNTY-WIDE CONTINUING CONTRACT FOR CONSTRUCTION MANAGEMENT with a total of ten (10) firms: Bundschu Kraft Inc.; Casey Construction, Karr Group Inc.; Cardinal Contractors; Chris-Tel Company of SW Florida Inc.; Compass Construction Inc.; Gary Wilkes Inc.; J.L. Wallace Inc.; Lodge Construction Inc.; Target Builders Inc.; and Westco Builders of FL Inc. As approved under that blue sheet each projects Guaranteed Maximum Price (GMP) will be brought back for Board approval.

Therefore, it is being recommended that the Board approve Construction Manager Agreement under RFQ-01-04 COUNTY-WIDE CONTINUING CONTRACT FOR CONSTRUCTION MANAGEMENT, for the project known as Veterans Parkway Chiquita to Pine Island Landscape & Irrigation , to Lodge Construction Inc., for the Guaranteed Maximum Price (GMP) of \$924,705.31 (includes the CM fee of \$54,050.75 plus \$203,142.00 owner purchases allowance for plant materials).

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8. MANAGEMENT RECOMMENDATIONS:

9. RECOMMENDED APPROVAL:

A Department Director	B Purchasing or Contracts	C Human Resources	D Other	E County Attorney	F Budget Services				G County Manager
					OA	OM	Risk	GC	
<i>[Signature]</i>	<i>[Signature]</i>	N/A	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i> 6/15/04	<i>[Signature]</i> 6/15/04	<i>[Signature]</i> 6/15/04	<i>[Signature]</i> 6/15/04	<i>[Signature]</i>

10. COMMISSION ACTION:

APPROVED
 DENIED
 DEFERRED
 OTHER

Rec. by CoAtty
Date: *6/11/04*
Time: *1:09 PM*
Forwarded To:

RECEIVED BY
COUNTY ADMIN: *[Signature]*
3-30-04
COUNTY ADMIN
FORWARDED TO: *[Signature]*
6/15/04
[Signature]

Because of the large amount and variety of construction projects expected to be needed during the year, staff worked to develop a procedure that will decrease the time required to bid out projects individually and provide a variety on Construction Management firms the ability to work on County projects with a dollar amount of \$50,000.00 to \$1,000,000.00 on an as-needed-basis.

In order for the County to take advantage of saving the sales tax and as a time saving measure we are requesting authorization to purchase materials from various vendors selected by the construction manager and the County.

Funds will be available in account: 20460130100.506540

Attachments: (1) Letter from Lodge Construction Inc.



LODGE CONSTRUCTION, INC.

General Contractors
Construction Managers
Design Builders
License # CG-C059635

2161 McGregor Blvd., Unit A
Fort Myers, Florida 33901
Phone: (239) 332-4371
Fax: (239) 332-0218

May 28, 2004

Mr. Don Chamblee, P.E. Director of Operations
Lee County D.O.T.

DOT OPERATIONS

Re: Contract Amendment letter

Contract Number: 1742
Contract Name: "County Wide Continuing Contract for Construction Manager"
Project Name: Veterans Parkway Chiquita to Pine Island
Landscape and Irrigation

Dear Mr. Chamblee:

Below you will find the adjustment to the contract relative to the GMP and the referenced Contract Articles.

The GMP for the project, Veterans Parkway Chiquita to Pine Island Landscape and Irrigation, shall be \$721,563.31 Seven Hundred and Twenty One Thousand Five Hundred and Sixty Three.....00/100 Dollars.

(See attach Break Down of GMP Summary) Exhibit X.1

This excludes the 12 month Maintenance Period following Final completion

Article 3 Section 3.01 "... the amount of \$54,050.75 shall represent the entire fee due the CM for Veterans Parkway Chiquita to Pine Island Landscape and Irrigation

Article 3, Section 3.01, 2, "... Notice to Proceed the Sum of \$9,008.45 and a like amount for a (5) month period.

Article 3, 3.03 "... for Construction Shall be 6 months, from the date of Notice to Proceed. The Notice to Proceed is recognized as being (To be determined). CM shall be entitled to \$526.99 per day or \$15,985.33 per month..".

Sincerely,

LODGE CONSTRUCTION, INC.


Michael Dunn
Vice President

No 12 month Maintenance Option

OWNER: Lee County Board of CC

CONTACT: Jack Klipfel

JOB NAME: Veterans Parkway Chiquita to Pine Island Landscape and

Lee County Contract No.: 1742

DATE: 05/28/04

JOB LOCATION: Lee County

Division	Division Scope	Source	Budget	CONTRACT BUDGET	Notes	Percentage of Total
	Lee County Landscape Plant Materials Direct Purchase	LEEDOT Various Nurseries	\$203,142.00	By Owner	Not in GMP	21.97%
Bid Package No. 1	Landscape and Irrigation	Southern Tradition Big Tree Blue Heron King Landscaping	\$298,762.84 \$779,669.00 \$545,927.00 \$568,184.50	\$545,927.00		59.04%
Bid Package No. 2	Maintenance 12 months	Green Heron Southern Tradition	\$72,420.00 \$51,038.00			
	Chemicals and Mulch Estimated expenditure for One Year Includes (1) full bedding over a year period	Allowance	\$35,842.00			
					Total Maintenance Cost 12 months cost only Percentage of Total GMP Cost only	\$0.00 0.00%
	Section 3, 3.03 of contract	182 days 6 months	\$526.99 \$15,985.33		Total percentage without maintenance portion	\$924,705.31 \$1.00
	<u>GENERAL CONDITIONS</u>	Based on Projected Cost and Cost to Date Total		\$95,912.00	Section 3, 3.02 of Contract Fee Total of Construction cost @ Fee Total of Maintenance Cost @	\$9,008.46 \$0.00
		TOTAL COST		\$641,839.00		
		Total with Bond		\$651,466.59		
		Contingency 2.5%		\$16,045.98		
	Section 3, 3.01 of contract	Construction Managers Fee graduated %		\$54,050.75		
		Total GMP		\$721,563.31		
	Section 3, 3.0 of contract	Contract Amendment		\$721,563.31		
	<u>Over Purchases</u>			\$203,142.00	Allowance	
	Total Project Funding			\$924,705.31		

DOT OPERATIONS