

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

Blue Sheet No. 20050271

1. REQUESTED MOTION:

ACTION REQUESTED: Award and authorize staff to enter into a Construction Manager Agreement for RFQ-05-04 PUBLIC SAFETY STATION AT TRAILHEAD, to Lodge Construction, Inc. for the sum of seven (7%) percent of the total construction cost of the project. This project was in the CIP and funds are available within the budget. Also request Board approve waiving of any 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 required.

WHAT ACTION ACCOMPLISHES: Provides Construction Management services for the site clearing, development and construction of an approximately 13,000 square foot building for Lee County Emergency Medical Services and the City of Fort Myers Fire Department to be located at the intersection of Shoemaker Lane and Shoemaker Boulevard.

2. DEPARTMENTAL CATEGORY:

COMMISSION DISTRICT #:

02 Construction & Design

C2C

3. MEETING DATE:

03-15-2005

4. AGENDA:

- CONSENT
- ADMINISTRATIVE
- APPEALS
- PUBLIC
- WALK ON
- TIME REQUIRED:

5. REQUIREMENT/PURPOSE:

(Specify)

- STATUTE
- ORDINANCE
- ADMIN. CODE *AC-4-4*
- OTHER

6. REQUESTOR OF INFORMATION:

- A. COMMISSIONER
- B. DEPARTMENT *Construction & Design*
- C. DIVISION
- BY: *Jim Lavender, Director, Public Works*

7. BACKGROUND:

Letters of Qualifications were solicited on behalf of the Board of County Commissioners for professional construction management Services, for the Public Safety Station at Trailhead.

The deadline for receipt of the Qualification Submittals was January 6, 2005. A total of six (6) submittals were received by the established deadline date. All six (6) submittals were considered at the Qualification Selection Committee meeting held on January 12, 2005. The Qualification Selection Committee consisted of the following staff members: Ayoub Al-Bahou, Construction & Design as Chairman and Project Manager, and Richard Cranford, Emergency Management Services, Rich Beck, Facilities Management. Based on the information submitted by the Contractors in their Qualification Statements, it was the consensus of the Committee to invite three (3) firms for interviews/presentations.

After conducting the interviews/presentations with the three "shortlisted" firms on January 20, 2005. It was the consensus of the Committee to recommend award to Lodge Construction, Inc.

-Continued on Page 2-

8. MANAGEMENT RECOMMENDATIONS:

9. RECOMMENDED APPROVAL:

A Department Director	B Purchasing or Contracts	C Human Resources	D Other	E County Attorney	F Budget Services <i>COMM 3/2/05</i>				G County Manager
					OA	OM	Risk	GC	
<i>[Signature]</i> <i>2/24/05</i>	<i>[Signature]</i> <i>2/24/05</i>	N/A	<i>[Signature]</i>	<i>[Signature]</i> <i>2/25/05</i>	<i>[Signature]</i>	<i>[Signature]</i> <i>3/1/05</i>	<i>[Signature]</i> <i>3/1/05</i>	<i>[Signature]</i> <i>RE 3/1</i>	<i>[Signature]</i> <i>2/24/05</i>

10. COMMISSION ACTION:

- APPROVED
- DENIED
- DEFERRED
- OTHER

Rec. by CoAtty
 Date: *3/2/05*
 Time: *10:05*
 Forwarded To: *[Signature]*
3/25/05

RECEIVED BY
 COUNTY ADMIN: *[Signature]*
2-28-05
[Signature]
 COUNTY ADMIN
 FORWARDED TO: *[Signature]*
3/2/05
[Signature]

Bluesheet 20050271

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A letter was received from Lodge Construction, Inc. on February 15, 2005, indicating a construction management fee of seven (7%) of the total construction cost of the project. A Guarantee Maximum Price (GMP) will be brought back for Board approval.

Lodge Construction, Inc. will be required to enter into the Construction Manager Agreement and provide the necessary Public Payment and Performance Bond and certificate of insurance.

Funds are available in account string 20866730100.506540

- Attachments:
1. Selection Committee "Short-List" Ranking Sheet
 2. Selection Committee Interview/Presentations Ranking Sheet
 3. Letter from Lodge Construction, Inc. dated February 15, 2005



LODGE CONSTRUCTION, INC.

Fax: 239-332-6218 Telephone: 239-332-4377

2161 McGregor Blvd. Unit B
Ft. Myers, FL 33901

CONTRACT CM SERVICES

To: Mr. Ayoub R. Al-Bahou, P.E.
Capital Projects Construction Manager
Department of Construction & Design
Lee County Public Works
1500 Monroe St.
Ft. Myers, FL 33901

From: Michael Dunn, Project Manager, Vice President

Project: Public Safety Station @ Trailhead

Subject: Contract for CM Services

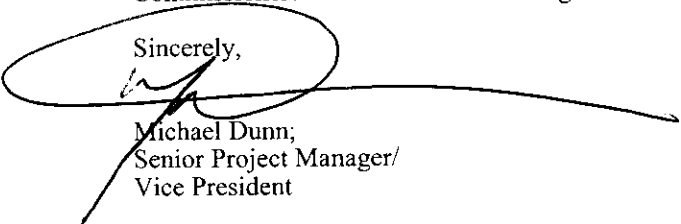
Date: February 15, 2005

Phone - (239) 479-8303
Mobil - (239) 707-2515
Fax - (941) 479-8307

Dear Ayoub:

This letter shall serve to affirm Lodge Construction's intent to contract with Lee County Board of County Commissioners for Construction Management Services with the Fee to be 7% of the GMP.

Sincerely,



Michael Dunn,
Senior Project Manager/
Vice President

cc: File

LEE COUNTY
RECEIVED
05 FEB 15 AM 10:54
FOUNTAIN BLVD

QUALIFICATION SELECTION COMMITTEE
OVERALL RANKING SHEET
FOR
RFQ- 05-4
PUBLIC SAFETY STATION AT TRAILHEAD
WEDNESDAY, JANUARY 12, 2005
1:30 P.M.

<u>COMPANY NAME</u>	<u>NUMBER RANKED</u>
BUNDSCHU KRAFT	<u>2</u>
CASEY CONSTRUCTION	<u>2</u>
COMPASS CONSTRUCTION, INC.	<u>2</u>
LODGE CONSTRUCTION	<u>1</u>
J.L. WALLACE, INC.	<u>1</u>
WRIGHT CONSTRUCTION CORP.	<u>1</u>

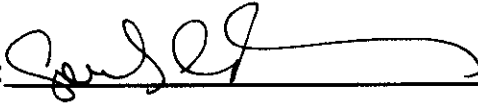


COMMITTEE MEMBER
(PROJECT MGR) SIGNATURE:

QUALIFICATION SELECTION COMMITTEE
OVERALL RANKING SHEET
INTERVIEWS/PRESENTATIONS
FOR
RFQ-05-04
PUBLIC SAFETY STATION AT TRAILHEAD
Thursday, January 20, 2005 @ 9:30 a.m.

<u>COMPANY NAME</u>	<u>NUMBER RANKED</u>
J. L. WALLACE	<u>2</u>
LODGE CONSTRUCTION	<u>1</u>
WRIGHT CONSTRUCTION	<u>3</u>

COMMITTEE MEMBER
(PROJECT MGR) SIGNATURE:



A handwritten signature in black ink, appearing to be 'G. J. [unclear]', written over a horizontal line.