

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

Blue Sheet No. 20060201

**1. ACTION REQUESTED/PURPOSE:** Approve Addendum to the Construction Manager Agreement under RFQ-05-07 COUNTY-WIDE CONTRACT FOR CONSTRUCTION MANAGEMENT, for the project known as Window Repair (Wood) at the Lee County Courthouse, to Karr Group, Inc. d/b/a Casey Construction, for a Guaranteed Maximum Price (GMP) of \$117,111.50 (includes CM fee of \$10,646.50), with a total completion time of four (4) months. Also request that the Board approve waiving of the formal process (if needed) and authorize the use of the Direct Material Purchase Orders as provided for in the CM agreement with Lee County, which allows the County to purchase directly from suppliers of equipment and/or materials as a cost/time saving measure. Authorize the Chairman to execute Addendum upon receipt. This project was anticipated and funds are available.

**2. WHAT ACTION ACCOMPLISHES:** Provides Lee County with a Construction Manager for window repair (wood only) at the Lee County Courthouse.

**3. MANAGEMENT RECOMMENDATION:** Approval Recommended.

<b>4. Departmental Category:</b> 02 <b>C 2 B</b>		<b>5. Meeting Date:</b> <b>03-14-2006</b>
<b>6. Agenda:</b> <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Administrative <input type="checkbox"/> Appeals <input type="checkbox"/> Public <input type="checkbox"/> Walk-On	<b>7. Requirement/Purpose: (specify)</b>	
	Statute _____	
	Ordinance _____	
	<input checked="" type="checkbox"/> Admin. Code <b>AC-4-4</b>	
	Other _____	
		<b>8. Request Initiated:</b> Commissioner _____ Department <u>Construction &amp; Design</u> Division <u>Facilities Management</u> By: <u>Rich Beck, Director</u>

**9. Background:**  
 On May 3, 2005, the Board of County Commissioners approved the award of RFQ-05-07 COUNTY-WIDE CONTINUING CONTRACT FOR CONSTRUCTION MANAGEMENT with a total of twelve (12) firms. As approved under that blue sheet, each projects' Guaranteed Maximum Price (GMP) will be brought back for Board approval.

It is being recommended that the Board approve an Addendum to the Construction Manger Agreement under RFQ-05-07, for the project known as Lee County Courthouse Window Repair for a Guaranteed Maximum Price of \$117,111.50 (includes CM fee of \$10,646.50), with a total completion time of four (4) months. Also request that the Board approve waiving of the formal process (if needed) and authorize the use of the Direct Material Purchase Orders as provided for in the CM agreement with Lee County, which allows the County to purchase directly from suppliers of equipment and/or materials as a cost/time saving measure.

Funds are available in account: 40875600100.503190

Attachments: 1) Price Proposal from Karr Group, Inc. d/b/a Casey Construction, dated January 31, 2006

**10. Review for Scheduling:**

Department Director	Purchasing or Contracts	Human Resources	Other	County Attorney	Budget Services <i>Apr 2/22</i>				County Manager/P.W. Director
					Analyst	Risk	Grants	Mgr.	
<i>J. Saunders</i>	<i>[Signature]</i>	<i>N/A</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>
<i>2-20-06</i>	<i>[Signature]</i>			<i>2/22/06</i>	<i>2/22/06</i>	<i>2/22/06</i>	<i>2/22/06</i>	<i>2/22/06</i>	<i>2-20-06</i>

**11. Commission Action:**

- Approved
- Deferred
- Denied
- Other

RECEIVED BY
COUNTY ADMIN: <i>[Signature]</i>
<i>2-21-06</i>
11:50
COUNTY ADMIN
FORWARDED TO: <i>[Signature]</i>
<i>2/22/06</i>
<i>[Signature]</i>

Rec. by CoAtty
Date: <i>[Signature]</i>
Time: <i>11:05 AM</i>
Forwarded To: <i>[Signature]</i>
<i>2-21-06</i>

January 31, 2006



Mr. Michael Carstensen  
Lee County Facilities Management  
1765 Henderson Avenue  
Fort Myers, Florida 33916

Re: GMP for  
Window repair (wood) at Lee County Courthouse, Fort Myers, Florida

Dear Mike,

The following costs represent the items required for establishing the GMP.

Cost of the Work:	\$ 75,000.00
General Conditions:	<u>21,465.00</u>
Sub Total:	96,465.00
Contingency Fund (10%)	<u>10,000.00</u>
Sub Total:	106,465.00
CM Fee @ sliding scale	<u>10,646.50</u>
GMP:	\$ 117,111.50

Mike, this GMP includes two (2) allowances, one (1) in Cost of Work and one (1) in General Conditions. They are restoration of site and miscellaneous hardware/supplies. As requested, there will be no Bond or Builder's Risk line items as this project fall within the Lee County guidelines to exclude these costs. If you were to want to include Builders Risk, add \$644.00. The CM fee was calculated with the standard sliding scale issued by Contracts. Supervision will be on a part-time basis.

Lee County Courthouse wood windows (only) are to be refurbished under these general guidelines as per walk through and conversation:

Failing paint/primer will be stripped and primed

Areas of decomposition will be restored with filler, sanded and primed

Windows to be aligned and perimeter caulked closed to prevent air leakage and water intrusion

Replace window glazing

Windows to be painted with urethane enamel paint

Stone to be protected, windows cleaned at outside

Restoration of site after use of lift equipment



Work will be phased- group of windows within a specified area through completion of that area.

If any permitting and associated costs are needed- via Facilities

Please review and feel free to call with comments or questions

Sincerely,

A handwritten signature in cursive script that reads "Cindy Pastore".

Cindy Pastore

Vice President

CP/file