

EXECUTIVE SUMMARY

**Construction Services Agreement
(Construction Manager at Risk for CMAR Services)
D. Stephenson Construction, Inc.
Stoneman Douglas High School, Parkland
SMART Program Renovations
Project No. P.000817
RFQ 19-012C**

PROJECT OVERVIEW:

Type of Contract:	Construction Services Agreement – Construction Manager at Risk (CMAR)
Construction Manager:	D. Stephenson Construction, Inc.
Notice to Proceed Date:	Pending Board Approval
Budget:	\$10,107,805

GENERAL OVERVIEW:

Board approval to advertise RFQ 19-012C was received at the December 19, 2017, School Board meeting. This item is for Board approval of the Construction Services Agreement (Construction Manager at Risk - CMAR Services) between The School Board of Broward County, Florida, and D. Stephenson Construction, Inc., for Stoneman Douglas High School.

In accordance with 1013.46 F.S., State Requirements for Educational Facilities Ch.4.1 (1) and Board Policy 7003, the Qualification Selection Evaluation Committee ("QSEC") selected D. Stephenson Construction, Inc., as the most qualified proposer. The Negotiating Committee met with D. Stephenson Construction, Inc., and negotiated a lump sum Pre-Construction fee of Eighty-Eight Thousand Five Hundred Dollars (\$88,500) and a Construction Manager's Fee that will be calculated at 5% of the cost of work. Upon receipt of the Letter of Recommendation to Issue a Permit, the project shall be advertised to obtain construction bids. A Guaranteed Maximum Price (GMP) shall then be negotiated and a future Board approved contract amendment shall be approved.

This Agreement has been reviewed and approved as to form and legal content by the Office of the General Counsel.

Stoneman Douglas High School Total Funds Allocated for Project Scope Included is \$10,107,805 and Includes Soft Costs: Provide Construction Manager at Risk Services for Stoneman Douglas High School. Services to include providing Pre-Construction Phase Services, Bid and Award Phase Services, Construction Phase Services, Close-out Services, and Warranty Services associated to the scope of work as defined and to be developed to include, but not limited to, install fire alarm, art room renovation and equipment, music room renovation, HVAC improvements, building envelope improvements, and other items that may be required to execute the Board approved scope.

For the latest Bond Oversight Committee Quarterly Report information regarding this project [click here](#).