



# AGENDA REQUEST FORM

## THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

<b>MEETING DATE</b>	2020-07-21 10:05 - Regular School Board Meeting
<b>AGENDA ITEM</b>	ITEMS
<b>CATEGORY</b>	JJ. OFFICE OF FACILITIES & CONSTRUCTION
<b>DEPARTMENT</b>	Facilities Pre-Construction

<b>Special Order Request</b>	
<input type="radio"/> Yes	<input checked="" type="radio"/> No
<b>Time</b>	
<b>Open Agenda</b>	
<input checked="" type="radio"/> Yes	<input type="radio"/> No

**ITEM No.:**  
JJ-22.

**TITLE:**  
Seventh Amendment and Fourth Renewal of Program Manager - Owner's Representative Services Agreement - CBRE | Heery, Inc. - RFQ 15-115C

**REQUESTED ACTION:**  
Approve the Seventh Amendment and Fourth Renewal for the Program Manager - Owner's Representative Services Agreement, CBRE | Heery, Inc.

**SUMMARY EXPLANATION AND BACKGROUND:**  
See Executive Summary (Exhibit 1) for details.  
  
This Amendment has been reviewed and approved as to form and legal content by the Office of the General Counsel.

**SCHOOL BOARD GOALS:**  
 Goal 1: High Quality Instruction   
 Goal 2: Safe & Supportive Environment   
 Goal 3: Effective Communication

**FINANCIAL IMPACT:**  
This Seventh Amdt and Fourth Renewal of the PM Owner's Rep. Services Agrmt. has no financial impact to the project budget. This proposed Seventh Amdt adds the Fourth and final extension period of six (6) months. This six (6) month extension will result in no increase to the total not-to-exceed contract amount for Years 1 through Year 5 1/2 of the Agrmt. Funding for the PM-Owner's Rep. Services Agrmt. is included in the individual SMART Program project budgets and the ADEFP (Sept. 4, 2019).

**EXHIBITS: (List)**  
(1) Executive Summary (2) Seventh Amendment (3) Previously Approved ARFs (4) Collaboration Form

**BOARD ACTION:**  
**APPROVED**  
(For Official School Board Records Office Only)

SOURCE OF ADDITIONAL INFORMATION:	
Name: Shelley N. Meloni, Director, Pre-Constr.	Phone: 754-321-1515
Name: Frank Girardi, Executive Director Cap. Prog	Phone: 754-321-1525

**THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA**  
Senior Leader & Title

Frank Girardi - Executive Director

Signature  
*Frank L. Girardi*  
7/14/2020, 5:27:30 PM

Approved In Open Board Meeting On: JUL 21 2020  
By: *Donna K...*  
School Board Chair

**EXECUTIVE SUMMARY**

**Background**

On August 18, 2015, the District entered into a contract with Heery International, Inc. ("Heery") to provide Program Manager - Owner's Representative Services ("OR"). The term of the Agreement was for three (3) years from August 19, 2015 to August 18, 2018, with an option to be extended for two (2) additional, one (1) year periods, and if needed, 180 days beyond the expiration date of the renewal period.

At the time the original Agreement was negotiated, the District had contemplated the engagement of two firms to provide OR services to oversee the District's SMART Program, and one separate Cost and Program Controls Manager to manage control systems for the program. However, negotiations with the second OR firm were unsuccessful. Instead, the District asked Heery to manage the scope of both OR firms in order to continue to move the SMART Program forward.

On May 2, 2017, the Board approved the First Amendment to the Heery Agreement to include the additional scope and services required to move the SMART Program forward. The First Amendment also increased the original base fee of \$16,200,000 (to managing a volume of work representing approximately half of the SMART program) to \$27,498,000 (to oversee the entire SMART program with a volume of work that is approximately \$900 million) for the first 3 years.

On April 24, 2018, the Board approved a Second Amendment to the Heery Agreement to formally recognize the name-change of the company from Heery International, Inc. to CBRE | Heery, Inc.

On August 7, 2018, the Board approved the Third Amendment for a 60-day extension from August 19, 2018 through and including October 18, 2018. This period constitutes the first of two periods of the first one (1) year renewal of the Agreement.

On October 16, 2018, the Board approved the Fourth Amendment to approve the balance of the first option year of the contract from October 18, 2018 through and including August 20, 2019, and also to encompass staffing recommendation, evaluation tool, description of added services, and proposed fee to cover the full one (1) year renewal term. The Fourth Amendment increased the fee by \$17,490,000 for a total not-to-exceed amount of \$44,988,000 for Years 1 through Year 4 of the Agreement.

On November 7, 2018, the Board approved the Fifth Amendment to add/modify contract language including adding FEMA requirements and modifying Article 2.06 M/WBE Participation.

On August 6, 2019, the Board approved the Sixth Amendment to approve the second option year of the contract from August 21, 2019 through and including August 20, 2020, and also to encompass staffing recommendation and proposed fee to cover the full one (1) year renewal term.

The Sixth Amendment increased the fee by \$20,770,000 for a total not-to-exceed amount of \$65,758,000 for Years 1 through Year 5 of the Agreement.

CBRE | Heery's proposed Amendment 7 adds the third and final extension period of 6 months. This 6-month extension will result in no increase to the total not-to-exceed contract amount for Years 1 through Year 5 ½ of the Agreement.

**Basic Services and Supplemental Services Increases for Year 5½**

CBRE | Heery has submitted this request to approve staffing levels for Contract Year 5½. Staffing levels for the CBRE | Heery team will be limited to just CBRE | Heery employees as subconsultants will be working under the new team.

CBRE | Heery has committed to 32% SMWBE participation in its original proposal. As of the end of May 2019, the CBRE | Heery team has reported achieving overall SMWBE participation of 37.8%. CBRE | Heery will remain well above the original commitment of 32% at the conclusion of the contract.

**Conclusion**

SBBC will be selecting one or more new Owner's Representative in July 2020 for the balance of this program. This extension for CBRE | Heery will allow SBBC to transition Owner's Representative services to the newly selected Owner's Representative(s). This extension covers transitional staffing that will decrease over the six-month period.

At this stage in the SMART Program and based on current performance, it is recommended that CBRE | Heery continue to provide OR services for Year 5½ of the Agreement as the program transitions to the new team. CBRE | Heery is submitting this proposal for extension of the term of the Agreement for the Fourth Renewal Period commencing August 21, 2020 through February 20, 2021.

**SEVENTH AMENDMENT TO AGREEMENT FOR  
PROGRAM MANAGER/OWNER'S REPRESENTATIVE SERVICES**

between

**THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA**

and

**CBRE HEERY, INC.**

**THIS SEVENTH AMENDMENT** to the Program Manager/Owner's Representative Services Agreement by and between The School Board of Broward County, Florida ("**SBBC**") and CBRE Heery, Inc. ("**CBRE**") dated August 18, 2015 (the "**Agreement**"), is hereby entered into this 21<sup>st</sup> day of July 2020.

**WHEREAS**, SBBC and CBRE acknowledge and agree that the Agreement is in full force and effect as revised by the First Amendment dated May 2, 2017, the Second Amendment dated April 24, 2018, the Third Amendment dated August 7, 2018, the Fourth Amendment dated October 15, 2018, the Fifth Amendment dated November 7, 2018, the Sixth Amendment dated August 6, 2019 and this Seventh Amendment; and

**WHEREAS**, pursuant to the Third Amendment, the Parties mutually agreed to extend the initial term of the Agreement (the "First Extension Period") for a period of sixty (60) days to permit an assessment of the organizational structure of CBRE, to address the progress of the SMART program, and to develop measurable criteria to evaluate the performance of CBRE via performance metrics; and

**WHEREAS**, the Third Amendment also provided an opportunity for the Parties, via mutual agreement, to extend the term of the Agreement for a "First Extension Period" commencing on August 19, 2018 through and including October 18, 2018.

**WHEREAS**, pursuant to the Fourth Amendment, and after completion of the aforementioned evaluation, the parties mutually desired to extend the term of the Agreement for an additional three hundred five (305) days (the "Second Extension Period") commencing on October 19, 2018 through and including August 20, 2019.

**WHEREAS**, pursuant to the Sixth Amendment, the parties mutually desired to extend the term of the Agreement for an additional three hundred five (305) days (the "Third Extension Period") commencing on August 21, 2019 through and including August 20, 2020.

**NOW THEREFORE**, in exchange for the mutual covenants and promises set forth herein and other good and valuable consideration, the parties agree as follows:

1. The recitals contained herein are true and correct and are incorporated herein by reference.

2. **Exercise of Fourth Renewal Period.** The parties agree to exercise the Fourth Renewal Period as revised through this Seventh Amendment and to extend the term of the Agreement from August 21, 2020 through and including February 20, 2021.

3. **Scope of Services and Fees.** CBRE's scope of services and fees remain unchanged as defined in the Agreement and include those services described in the Executive Summary of this Board Item, and staffing identified within the "*CBRE | Heery - Owner's Representative Services - Staffing Plan*" (the "Staffing Plan"), attached hereto and incorporated herein as **Exhibit "3."**

4. CBRE's fees shall remain unchanged as set forth in the Staffing Plan for years one to five and one half of the Agreement.

5. **Other Provisions Remain in Force.** All other terms and conditions of the Agreement shall remain in full force and effect. Except as expressly provided herein and as may have been previously amended, all other portions of the Agreement remain in full force and effect.

6. **Order of Precedence among Agreement Documents.** In the event of conflict between the provisions of the Agreement and the provisions contained herein, the provisions of the following documents shall take precedence in this order:

- a) this Seventh Amendment to Agreement; then
- b) the Sixth Amendment to Agreement; then
- c) the Fifth Amendment to Agreement; then
- d) the Fourth Amendment to Agreement; then
- e) the Third Amendment to Agreement; then
- f) the Second Amendment to Agreement; then
- g) the First Amendment to Agreement; then
- h) the Agreement.

7. **Authority:** Each person signing this Seventh Amendment on behalf of either party warrants that he or she has full legal power to execute this Seventh Amendment on behalf of the party for whom he or she is signing it to bind and obligate such party with respect to all provisions contained in this Sixth Amendment.

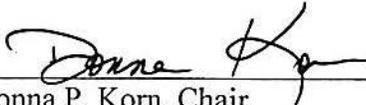
**IN WITNESS WHEREOF,** the Parties hereto have made and executed this Seventh Amendment to Agreement on the day and year first above written.



(Seal)

FOR SBBC

THE SCHOOL BOARD OF BROWARD  
COUNTY, FLORIDA

By   
Donna P. Korn, Chair

ATTEST:

  
Robert W. Runcie, Superintendent of Schools

Approved as to Form and Legal Content:

  
Office of the General Counsel

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**FOR CBRE**

(Corporate Seal)

**CBRE HEERY, INC.**

ATTEST:

\_\_\_\_\_  
, Secretary

By *Robert Chomiak*  
Robert Chomiak, Senior Managing Director

-or-

*Mimi Castillo*  
Witness

*D. Vaul*  
Witness

**The Following Notarization is Required for Every Agreement Without Regard to Whether the Party Chose to Use a Secretary's Attestation or Two (2) Witnesses.**

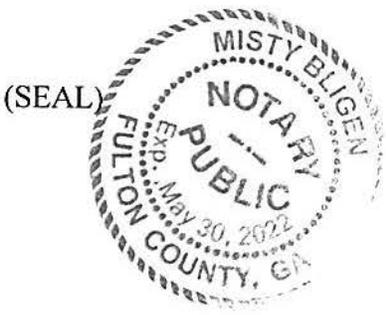
STATE OF GEORGIA

COUNTY OF FULTON

The foregoing instrument was acknowledged by for me this 13<sup>th</sup> day of JULY, 2020, by ROBERT CHOMIAK of CBRE HEERY, INC. on behalf of the corporation or agency, who is personally known to me and did/did not first take an oath.

My commission expires: 05/30/2022 *Misty Bligen*  
Signature – Notary Public

Misty Bligen  
Printed Name of Notary



**CBRE | Heery - Owner's Representative Services - Fee Analysis**  
7/8/2020

STAFFING GROUP	Contract Year 1	Contract Year 2	Contract Year 3	Contract Year 4 (Option Year 1)	Contract Year 5 (Option Year 2)	TOTAL CURRENT CONTRACT	Contract Year 5.5 (Option Year 2.5)	REVISED TOTAL CONTRACT
CORE STAFFING - PM	\$ 1,864,142	\$ 3,968,905	\$ 5,590,582	\$ 7,579,181	\$ 10,222,908	\$ 29,225,718	\$ 1,280,668	\$ 30,506,386
SPECIAL PROJECTS GROUP	\$ 31,108	\$ 753,486	\$ 811,623	\$ 1,851,928	\$ 3,018,261	\$ 6,466,406	\$ 53,892	\$ 6,520,298
ADMINISTRATIVE SUPPORT	\$ 193,064	\$ 519,873	\$ 997,978	\$ 1,805,763	\$ 2,057,120	\$ 5,573,799	\$ 104,760	\$ 5,678,559
PROJECT CONTROLS	\$ 249,484	\$ 697,367	\$ 527,276	\$ 945,032	\$ 1,082,747	\$ 3,501,905	\$ 252,751	\$ 3,754,655
TECHNICAL SUPPORT STAFFING	\$ 0	\$ 719,263	\$ 946,925	\$ 1,123,309	\$ 1,017,485	\$ 3,806,983	\$ 285,617	\$ 4,092,600
STUDENT INTERNS	\$ 16,358	\$ 12,600	\$ 16,875	\$ 17,168	\$ 24,836	\$ 87,836	\$ -	\$ 87,836
SENIOR STAFFING	\$ 210,701	\$ 194,805	\$ 145,706	\$ 45,768	\$ 20,124	\$ 617,104	\$ -	\$ 617,104
COMMISSIONING	\$ -	\$ 91,350	\$ 512,912	\$ 1,239,136	\$ 1,424,698	\$ 3,268,096	\$ 306,936	\$ 3,575,032
SPECIFICATIONS REVIEW	\$ 27,426	\$ -	\$ -	\$ -	\$ -	\$ 27,426	\$ -	\$ 27,426
<b>SUBTOTAL BASE SERVICES</b>	<b>\$ 2,592,283</b>	<b>\$ 6,957,648</b>	<b>\$ 9,549,877</b>	<b>\$ 14,607,284</b>	<b>\$ 18,868,180</b>	<b>\$ 52,575,272</b>	<b>\$ 2,284,624</b>	<b>\$ 54,859,896</b>
ROOFING	\$ -	\$ 11,706	\$ 20,305	\$ 9,127	\$ 87,984	\$ 129,122	\$ 71,280	\$ 200,402
COMMUNICATIONS	\$ 76,634	\$ 423,567	\$ 511,768	\$ 779,371	\$ 842,525	\$ 2,633,865	\$ -	\$ 2,633,865
SMWBE OUTREACH / PM	\$ -	\$ 341,260	\$ 365,417	\$ 345,450	\$ 555,069	\$ 1,607,197	\$ -	\$ 1,607,197
SINGLE POINT OF ENTRY SURVEYS	\$ -	\$ 91,842	\$ -	\$ -	\$ -	\$ 91,842	\$ -	\$ 91,842
SPECIAL STUDIES	\$ -	\$ 69,149	\$ 149,371	\$ 1,262	\$ -	\$ 219,781	\$ -	\$ 219,781
STAFF AUGMENTATION	\$ 322,143	\$ 576,887	\$ 1,028,600	\$ 1,376,322	\$ 1,581,385	\$ 4,885,335	\$ -	\$ 4,885,335
SCHOOL BASED PROJECTS	\$ -	\$ -	\$ 0	\$ -	\$ -	\$ 0	\$ -	\$ 0
<b>SUBTOTAL SUPPLEMENTAL SERVICES</b>	<b>\$ 398,777</b>	<b>\$ 1,514,410</b>	<b>\$ 2,075,461</b>	<b>\$ 2,511,532</b>	<b>\$ 3,066,963</b>	<b>\$ 9,567,142</b>	<b>\$ 71,280</b>	<b>\$ 9,638,422</b>
<b>TOTAL ACTUAL/PROJECTED LABOR</b>	<b>\$ 2,991,059</b>	<b>\$ 8,472,058</b>	<b>\$ 11,625,338</b>	<b>\$ 17,118,816</b>	<b>\$ 21,935,143</b>	<b>\$ 62,142,414</b>	<b>\$ 2,355,904</b>	<b>\$ 64,498,318</b>
Total Actual/Projected Reimbursables	\$ 79,080	\$ 40,023	\$ 190,905	\$ 165,000	\$ 400,000	\$ 875,008	\$ 127,212	\$ 1,002,220
<b>TOTAL ACTUAL/PROJECTED LABOR &amp; REIMB.</b>	<b>\$ 3,070,140</b>	<b>\$ 8,512,081</b>	<b>\$ 11,816,243</b>	<b>\$ 17,283,816</b>	<b>\$ 22,335,143</b>	<b>\$ 63,017,422</b>	<b>\$ 2,483,116</b>	<b>\$ 65,500,538</b>

CONTRACT TOTALS	Contract Year 1	Contract Year 2	Contract Year 3	Contract Year 4 (Option Year 1)	Contract Year 5 (Option Year 2)	TOTAL CURRENT CONTRACT	Contract Year 5.5 (Option Year 2.5)	REVISED TOTAL CONTRACT
<b>BASE CONTRACT</b>								
Labor	\$ 5,133,400	\$ 5,749,600	\$ 4,897,590	\$ -	\$ -	\$ 15,780,590	\$ -	\$ 15,780,590
Reimbursables	\$ 256,600	\$ 80,400	\$ 82,410	\$ -	\$ -	\$ 419,410	\$ -	\$ 419,410
<b>Total</b>	<b>\$ 5,390,000</b>	<b>\$ 5,830,000</b>	<b>\$ 4,980,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 16,200,000</b>	<b>\$ -</b>	<b>\$ 16,200,000</b>
<b>AMENDMENT 1</b>								
Labor	\$ (2,142,000)	\$ 4,509,600	\$ 8,837,590	\$ -	\$ -	\$ 11,205,190	\$ -	\$ 11,205,190
Reimbursables	\$ (70,000)	\$ 80,400	\$ 82,410	\$ -	\$ -	\$ 92,810	\$ -	\$ 92,810
<b>Total</b>	<b>\$ (2,212,000)</b>	<b>\$ 4,590,000</b>	<b>\$ 8,920,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 11,298,000</b>	<b>\$ -</b>	<b>\$ 11,298,000</b>
<b>AMENDMENT 2 (Name Change only - \$0)</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>AMENDMENT 3 (Time Extension only - \$0)</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>AMENDMENT 4 (Option Yr 1)</b>								
Labor	\$ -	\$ -	\$ -	\$ 17,310,000	\$ -	\$ -	\$ -	\$ -
Reimbursables	\$ -	\$ -	\$ -	\$ 170,000	\$ -	\$ -	\$ -	\$ -
<b>Total</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 17,480,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>AMENDMENT 5/6 (Option Yr 2)</b>								
Labor	\$ -	\$ -	\$ -	\$ -	\$ 20,450,000	\$ -	\$ -	\$ -
Reimbursables	\$ -	\$ -	\$ -	\$ -	\$ 320,000	\$ -	\$ -	\$ -
<b>Total</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 20,770,000</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>PROPOSED AMENDMENT 7 (Option Yr 2.5)</b>								
Labor	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Reimbursables	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Total</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>CONTRACT TOTALS</b>								
Labor	\$ 2,991,400	\$ 10,259,200	\$ 13,735,180	\$ 17,320,000	\$ 20,450,000	\$ 64,755,780	\$ -	\$ 64,755,780
Reimbursables	\$ 186,600	\$ 160,800	\$ 164,820	\$ 170,000	\$ 320,000	\$ 1,002,220	\$ -	\$ 1,002,220
<b>Total Not-to-Exceed</b>	<b>\$ 3,178,000</b>	<b>\$ 10,420,000</b>	<b>\$ 13,900,000</b>	<b>\$ 17,490,000</b>	<b>\$ 20,770,000</b>	<b>\$ 65,758,000</b>	<b>\$ -</b>	<b>\$ 65,758,000</b>

TOTAL ACTUAL/PROJECTED LABOR & REIMB. THROUGH YEAR 5.5: \$ 65,500,538  
CURRENT NOT-TO-EXCEED CONTRACT THROUGH AMENDMENT 6: \$ 65,758,000  
Delta: \$ (257,462)  
Contingency: \$ 257,462 -100.0%

<b>TOTAL PROPOSED INCREASE TO NOT-TO-EXCEED - AMENDMENT 7:</b>	<b>\$ -</b>
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ADDED ITEM

# AGENDA REQUEST FORM

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

Special Order Request	
<input checked="" type="radio"/> Yes	<input type="radio"/> No
Time	
2:20 PM	
Open Agenda	
<input checked="" type="radio"/> Yes	<input type="radio"/> No

ITEM No.:

**EE-5.**

MEETING DATE	Aug 18 2015 10:15AM - Regular School Board Meeting
AGENDA ITEM	OPEN ITEMS
CATEGORY	EE. OFFICE OF STRATEGY & OPERATIONS
DEPARTMENT	Procurement & Warehousing Services

TITLE: Recommendation of \$500,000 or Greater - 15-115C - Program Manager/Owner's Representative Services

REQUESTED ACTION:

Approve the recommendation to award the above RFP. Contract Term: August 19, 2015, through August 18, 2018, 3 Years;  
 User Department: Facilities Office; Award Amount: \$16,200,000; Awarded Vendor(s): Heery International, Inc.; M/WBE Vendor(s): None

SUMMARY EXPLANATION AND BACKGROUND:

The School Board of Broward County, Florida, received six (6) proposals in response to RFP 15-115C - Program Manager/Owner's Representative Services. This request is to recommend award to Heery International, Inc., to provide Owner's Representative Services. A copy of the RFP documents are available online at: <http://www.broward.k12.fl.us/supply/agenda/15-115C-PMORS.pdf>  
 A copy of the complete RFP documents are available at the School Board members' office on the 14th floor of the K.C. Wright Administration Center.  
 The recordings of past Program Manager Evaluation Committee meetings are available online at:  
<https://becon223.eduvision.tv/Default.aspx?q=d0F7qPKKlCdZXDwQ3ebIq%253d%253d>  
 This Agreement has been reviewed and approved as to form and legal content by the Office of the General Counsel.

SCHOOL BOARD GOALS:

Goal 1: High Quality Instruction     Goal 2: Continuous Improvement     Goal 3: Effective Communication

FINANCIAL IMPACT:

The estimated financial impact to the District will be \$16,200,000 for the initial three (3) year period. The funding source will come from Capital Funding. The financial impact amount represents an estimated contract value; however, the amount authorized will not exceed the estimated contract award amount.

EXHIBITS: (List)

(1) Executive Summary (2) Agreement (3) Recommendation Tabulation

BOARD ACTION:

**APPROVED**

(For Official School Board Records Office Only)

SOURCE OF ADDITIONAL INFORMATION:

Name: Derek Messier	Phone: 754-321-2617
Name: Ruby Crenshaw	Phone: 754-321-0501

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

Senior Leader & Title

Maurice L. Woods - Chief Strategy & Operations Officer

Signature

*Maurice Woods*

Thursday, August 13, 2015 7:12:30 PM

Approved In Open Board Meeting On: **AUG 18 2015**

By: *Donna Kow*

School Board Chair



# AGENDA REQUEST FORM

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

MEETING DATE	May 2 2017 10:35AM - School Board Operational Meeting
AGENDA ITEM	ITEMS
CATEGORY	JJ. OFFICE OF FACILITIES AND CONSTRUCTION
DEPARTMENT	Facilities Pre-Construction

Special Order Request	<input type="radio"/> Yes <input checked="" type="radio"/> No
Time	
Open Agenda	<input checked="" type="radio"/> Yes <input type="radio"/> No

ITEM No.:

JJ-7.

TITLE:

Amendment of Program Manager - Owner's Representative Services Agreement - Heery International, Inc. - RFQ No. 15-115C

**REQUESTED ACTION:**

Approve the amendment to the Agreement for Program Manager - Owner's Representative Services, RFQ No. 15-115C, previously awarded at the August 18, 2015 School Board meeting to Heery International, Inc.

**SUMMARY EXPLANATION AND BACKGROUND:**

The Agreement for Program Manager - Owner's Representative Services between The School Board of Broward County, Florida (the "Board") and Heery International, Inc. ("Heery") (the "Agreement") was initially approved and awarded at the School Board meeting of August 18, 2015 (see Exhibit 3 to this item). The Agreement was for an initial three-year term with the ability to be extended for two additional one-year periods for a maximum expenditure of \$16,200,000 for the first three years of the contract. This amendment revises the term of the Agreement by increasing the cost of services by \$11,298,000 from a not-to-exceed amount of \$16,200,000 for the first three years of the contract to \$27,498,000. The original Agreement covered half of the SMART Program. This amendment incorporates the additional work that was assigned to Heery to cover the second half of the SMART Program in the absence of the engagement of a second Owner's Representative during the initial solicitation.

**SCHOOL BOARD GOALS:**

Goal 1: High Quality Instruction  Goal 2: Continuous Improvement  Goal 3: Effective Communication

**FINANCIAL IMPACT:**

The financial impact increases the not-to-exceed amount by \$11,298,000. The revised not-to-exceed amount of this Agreement will be \$27,498,000. Funding for this Program Manager - Owner's Representative Services Agreement is included in the individual SMART Program construction project budgets and is included in the Adopted DEFP (September 7, 2016).

**EXHIBITS: (List)**

(1) Executive Summary (2) Amendment (3) Agenda Request Form EE-5 Approved 8-18-15 (4) Fee Analysis (5) Organizational Charts (6) Collaboration Form

**BOARD ACTION:**

**APPROVED**

(For Official School Board Records Office On'y)

**SOURCE OF ADDITIONAL INFORMATION:**

Name: Shelley N. Meloni, Director	Phone: 754-321-1515
Name:	Phone:

**THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA**  
Senior Leader & Title

Leo Bobadilla - Chief Facilities Officer

Approved In Open Board Meeting On: MAY - 2 2017

Signature

Leo Bobadilla Jr  
4/21/2017, 11:33:42 AM

By: Abby M. Freedman  
School Board Chair



# AGENDA REQUEST FORM

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

ITEM No.:

J-2.

MEETING DATE	2018-04-24 10:05 - Regular School Board Meeting
AGENDA ITEM	ITEMS
CATEGORY	J. OFFICE OF FACILITIES & CONSTRUCTION
DEPARTMENT	Facilities Pre-Construction

Special Order Request
<input type="radio"/> Yes <input checked="" type="radio"/> No

Time
------

Open Agenda
<input type="radio"/> Yes <input checked="" type="radio"/> No

TITLE:

Second Amendment of Program Manager - Owner's Representative Services Agreement - Heery International, Inc. - Name Change

**REQUESTED ACTION:**

Approve the Second Amendment to the Agreement for Program Manager - Owner's Representative Services, from Heery International, Inc. to CBRE Heery, Inc.

**SUMMARY EXPLANATION AND BACKGROUND:**

See Exhibit 1.

**SCHOOL BOARD GOALS:**

Goal 1: High Quality Instruction   
  Goal 2: Continuous Improvement   
  Goal 3: Effective Communication

**FINANCIAL IMPACT:**

There is no financial impact to the District.

**EXHIBITS: (List)**

(1) Summary Explanation and Background (2) Amendment

<b>BOARD ACTION:</b>  <div style="font-size: 24pt; font-weight: bold; margin: 5px 0;">APPROVED</div> <small>(For Official School Board Records Office Only)</small>
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<b>SOURCE OF ADDITIONAL INFORMATION:</b>	
Name: Shelley N. Meloni, Director	Phone: 754-321-1515
Name:	Phone:

**THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA**  
Senior Leader & Title

Leo Bobadilla - Chief Facilities Officer

Signature

*Leo Bobadilla Jr*  
 4/11/2018 3:34:54 PM

Approved In Open Board Meeting On:  
By:

**APR 24 2018**  
  
 School Board Chair



ADDED ITEM

# AGENDA REQUEST FORM

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

ITEM No.:  
**JJ-18.**

MEETING DATE	2018-08-07 10:05 - School Board Operational Meeting
AGENDA ITEM	ITEMS
CATEGORY	JJ. OFFICE OF FACILITIES & CONSTRUCTION
DEPARTMENT	Facilities Pre-Construction

Special Order Request <input type="radio"/> Yes <input checked="" type="radio"/> No
Time
Open Agenda <input checked="" type="radio"/> Yes <input type="radio"/> No

**TITLE:**

Third Amendment and First Extension of Program Manager - Owner's Representative Services Agreement - CBRE | Heery, Inc.

**REQUESTED ACTION:**

Approve the Third Amendment and First Extension for Program Manager, Owner's Representative Services Agreement, CBRE | Heery, Inc. This Amendment has been reviewed and approved as to form and legal content by the Office of the General Counsel.

**SUMMARY EXPLANATION AND BACKGROUND:**

See Executive Summary (Exhibit 1) for details.

**SCHOOL BOARD GOALS:**

Goal 1: High Quality Instruction    Goal 2: Continuous Improvement    Goal 3: Effective Communication

**FINANCIAL IMPACT:**

There is no financial impact to the District.

**EXHIBITS: (List)**

(1) Executive Summary (2) Agreement

**BOARD ACTION:**

**APPROVED**  
(For Official School Board Records Office Only)

**SOURCE OF ADDITIONAL INFORMATION:**

Name: Shelley N. Meloni, Director	Phone: (754) 321-1515
Name:	Phone:

**THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA**  
Senior Leader & Title

Leo Bobadilla - Chief Facilities Officer

Signature  
*Leo Bobadilla Jr*  
8/6/2018 10:28:03 AM

Approved In Open Board Meeting On:  
By:

**AUG - 7 2018**  
*Nora Kuper*  
School Board Chair



ADDED ITEM

# AGENDA REQUEST FORM

THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

ITEM No.:  
JJ-5.

MEETING DATE	2018-10-16 10:05 - Regular School Board Meeting
AGENDA ITEM	ITEMS
CATEGORY	JJ. OFFICE OF FACILITIES & CONSTRUCTION
DEPARTMENT	Facilities Construction

Special Order Request <input type="radio"/> Yes <input checked="" type="radio"/> No
Time
Open Agenda <input checked="" type="radio"/> Yes <input type="radio"/> No

**TITLE:**

Fourth Amendment and Second Extension of Program Manager - Owner's Representative Services Agreement - CBRE | Heery, Inc.

**REQUESTED ACTION:**

Approve the Fourth Amendment and Second Extension for the Program Manager - Owner's Representative Services Agreement, CBRE | Heery, Inc. for a not-to-exceed amount of \$17,490,000 and to extend the term of the Agreement through and including August 20, 2019.

**SUMMARY EXPLANATION AND BACKGROUND:**

See Executive Summary (Exhibit 1) for details.  
This Amendment has been reviewed and approved as to form and legal content by the Office of the General Counsel.

**SCHOOL BOARD GOALS:**

Goal 1: High Quality Instruction  Goal 2: Continuous Improvement  Goal 3: Effective Communication

**FINANCIAL IMPACT:**

This Fourth Amendment and Second Extension of Program Manager Owner's Representative Services Agreement will result in a financial impact of a not-to-exceed amount of \$17,490,000. Funding for the Program Manager - Owner's Representative Services Agreement is included in the individual SMART Program project budgets and the Adopted District Educational Facilities Plan (September 5, 2018).

**EXHIBITS: (List)**

(1) Executive Summary (2) Fourth Amendment (3) Previously Approved ARFs (4) Fee Analysis and Staffing Plan (5) Collaboration Form

**BOARD ACTION:**  
**APPROVED AS AMENDED**  
(See Amendment Attached)  
(For Official School Board Records Office Only)

<b>SOURCE OF ADDITIONAL INFORMATION:</b>	
Name: Frank Girardi, Task Asgd. Exe. Dir. Cap. Prog.	Phone: (754) 321-1525
Name: Shelley N. Meloni, Director	Phone: (754) 321-1515

**THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA**

Senior Leader & Title  
Leo Bobadilla - Chief Facilities Officer

Signature  
*Frank L. Girardi*  
10/11/2018, 2:55:32 PM

Approved In Open Board Meeting On: **OCT 16 2018**  
By: *Mona Ruppel*  
School Board Chair



# AGENDA REQUEST FORM

## THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

ITEM No.:

J-2.

MEETING DATE	2018-11-07 10:05 - School Board Operational Meeting
AGENDA ITEM	ITEMS
CATEGORY	J. OFFICE OF FACILITIES & CONSTRUCTION
DEPARTMENT	Facilities Construction

Special Order Request <input type="radio"/> Yes <input checked="" type="radio"/> No
Time
Open Agenda <input type="radio"/> Yes <input checked="" type="radio"/> No

TITLE:

Fifth Amendment of Program Manager - Owner's Representative Services Agreement - CBRE | Heery, Inc.

**REQUESTED ACTION:**

Approve the Fifth Amendment of Program Manager - Owner's Representative Services Agreement, CBRE | Heery, Inc.

**SUMMARY EXPLANATION AND BACKGROUND:**

See Executive Summary (Exhibit 1) for details.  
 This Amendment has been reviewed and approved as to form and legal content by the Office of the General Counsel.

**SCHOOL BOARD GOALS:**

Goal 1: High Quality Instruction   
  Goal 2: Continuous Improvement   
  Goal 3: Effective Communication

**FINANCIAL IMPACT:**

This Fifth Amendment of the Program Manager - Owner's Representative Services Agreement has no financial impact. Funding for the Program Manager - Owner's Representative Services Agreement is included in the individual SMART Program project budgets and the Adopted District Educational Facilities Plan (September 5, 2018).

**EXHIBITS: (List)**

(1) Executive Summary (2) Fifth Amendment

**BOARD ACTION:**  
APPROVED
(For Official School Board Records Office Only)

<b>SOURCE OF ADDITIONAL INFORMATION:</b>	
Name: Frank Girardi, Task Asgd.Exe.Dir.Cap.Prog.	Phone: (754) 321-1525
Name: Shelley N. Meloni, Director	Phone: (754) 321-1515

**THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA**  
 Senior Leader & Title

Leo Bobadilla - Chief Facilities Officer

Signature  

*Frank L. Girardi*  
 10/31/2018, 2:40:23 PM

Electronic Signature  
 Form #4189 Revised 08/04/2017  
 RWR/ LB/FG/SNM:dch

Approved In Open Board Meeting On: NOV 07 2018  
 By: *Mona Rumbaut*  
 School Board Chair



# AGENDA REQUEST FORM

## THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA

<b>MEETING DATE</b>	2019-08-06 10:05 - School Board Operational Meeting
<b>AGENDA ITEM</b>	ITEMS
<b>CATEGORY</b>	JJ. OFFICE OF FACILITIES & CONSTRUCTION
<b>DEPARTMENT</b>	Facilities Pre-Construction

<b>Special Order Request</b>	
<input type="radio"/> Yes	<input checked="" type="radio"/> No
<b>Time</b>	
<b>Open Agenda</b>	
<input checked="" type="radio"/> Yes	<input type="radio"/> No

**ITEM No.:**  
JJ-5.

**TITLE:**  
Sixth Amendment and Third Renewal of Program Manager - Owner's Representative Services Agreement - CBRE | Heery, Inc. - RFQ 15-115C

**REQUESTED ACTION:**  
Approve the Sixth Amendment and Third Renewal for the Program Manager - Owner's Representative Services Agreement, CBRE | Heery, Inc.

**SUMMARY EXPLANATION AND BACKGROUND:**  
See Executive Summary (Exhibit 1) for details.  
This Amendment has been reviewed and approved as to form and legal content by the Office of the General Counsel.

**SCHOOL BOARD GOALS:**  
 Goal 1: High Quality Instruction  
  Goal 2: Safe & Supportive Environment  
  Goal 3: Effective Communication

**FINANCIAL IMPACT:**  
This Sixth Amendment and Third Renewal of the Program Manager Owner's Representative Services Agreement will result in a financial impact of a not-to-exceed amount of \$20,770,000. Funding for the Program Manager - Owner's Representative Services Agreement is included in the individual SMART Program project budgets and the Adopted District Educational Facilities Plan (September 5, 2018).

**EXHIBITS: (List)**  
(1) Executive Summary (2) Sixth Amendment (3) Previously Approved ARFs (4) Collaboration Form

**BOARD ACTION:**  
**APPROVED**  
(For Official School Board Records Office Only)

**SOURCE OF ADDITIONAL INFORMATION:**

Name: Shelley N. Meloni, Director	Phone: 754-321-1515
Name: Frank Girardi, Executive Director Cap. Prog	Phone: 754-321-1525

**THE SCHOOL BOARD OF BROWARD COUNTY, FLORIDA**  
Senior Leader & Title  
Frank Girardi - Executive Director

Approved In Open Board Meeting On: AUG 06 2019  
By: Heather P. Burkhardt  
School Board Chair

Signature  
Frank L. Girardi  
7/29/2019, 3:23:49 PM

COLLABORATION

SIGN-OFF FORM

Item #/Title of Agenda Request Item: JJ-22./Seventh Amendment and Fourth Extension of Program Manager – Owner’s Representative Services Agreement  
CBRE | Heery, Inc.  
RFQ 15-115C

School Board Meeting: 07/21/2020

The financial impact of this item is \$0

- ( ) This project has not been appropriated in the Adopted District Educational Facilities Plan (September 4, 2019). These funds in the amount of \$\_\_\_\_\_ will come from the Capital Projects Reserve.
- ( ) This project has been appropriated in the Adopted District Educational Facilities Plan (September 4, 2019). There is no impact to the project budget.
- ( ) This project has been appropriated in the Adopted District Educational Facilities Plan (September 4, 2019). There is no current impact to the project budget. There is a potential future impact to the project budget.
- ( ) This project has been appropriated in the Adopted District Educational Facilities Plan (September 4, 2019). There is an additional impact to the project budget. These funds in the amount of \$\_\_\_\_\_ will come from the Capital Projects Reserve.

OS  
4X

Comments:  
This Seventh Amendment and Fourth Extension of Program Manager of Owner’s Representative Services Agreement has no financial impact to the District. This proposed Seventh Amendment adds the Fourth and final extension period of six (6) months. This six (6) month extension will result in no increase to the total not-to-exceed contract amount for Years 1 through Year 5 ½ of the Agreement. Funding for the Program Manager – Owner’s Representative Services Agreement is included in the individual SMART Program project budgets and the Adopted District Educational Facilities Plan (September 4, 2019).

<u>Department Name</u>	<u>Department Head</u>	<u>Department Head</u>
Capital Budget	Omar Shim, Director	<i>Omar Shim</i> 7/14/2020 Signature Date

Note: By signing this collaboration the Capital Budget Department is acknowledging that the budget impact as stated is correct. Other aspects of the agenda item are the responsibility of the department submitting the item.