Agenda Item: 3F8

PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS AGENDA ITEM SUMMARY

Meeting Date: October 21, 2008	[X] []	Consent Workshop	[] Regular
Department:		Workshop	[] Public Hearing
Submitted By: Department of Airpo	orts		
Submitted For:			
<u>I. EX</u>	ECUTIVE BRIE	======= :F	122222222222222222
Motion and Title: Staff recomme	nds motion to	approve:	
(A) A Construction Manager Auth Manager (CM) at Risk Contra \$2,058,000 for Construction Ph (FBO) Terminal and Maintena Airport (PHK); and	orization for Tact with The M	ask No. M-2 organti Group	o, inc. in the amount of
(B) A Budget Amendment of \$774 Fund to establish budget for I Funding and to establish the p transfer from Reserves in the an	roject ovpopditi	Herit of Trans	ement and Development portation (FDOT) Grant \$2,058,000; including a
Summary: The Department of Airp Miscellaneous Repair, Replacement Beach International Airport (PBI), La Airport (F45) and Pahokee Airport (Preceived on October 2, 2007 and two approved contracts with the firms of Brooks Enterprises, Inc. (R-2008-08-Morganti Group, Inc. was approved to amount of \$1,089,000. The services constitute the second task to be assisted amount of \$2,058,000 and estal Reserves used for this project were fincurred by 2004-2005 hurricanes. This Task is .09%. The total SBE contountywide (JCM) Background and Justification: Applications of Applications of Applications are provided in the project with the second statement of \$2,058,000 and estal Reserves used for this project were fincurred by 2004-2005 hurricanes. The total SBE contountywide (JCM)	antana Airport (PHK). Based on (2) firms were The Morganti (48) to provide the Board on provided in this gned to The Moblishes a constructed by insurant and provided by insurant and participation.	LNA), North (this request, (selected. On l Group, Inc. (R hese services. May 20, 2008 Construction rganti Group, truction time (ance proceeds ess Enterprise ling Task M-2	completed at Palm County General Aviation eight (8) proposals were May 20, 2008 the Board R-200&-0850) and David Task No. M-1 for The G(R-2008-0850.1) in the Manager Authorization Inc. Task No. M-2 is in of 270 Calendar Days. In the General Service of Calendar Calendar Days. In the General Service of Calendar Days. In the General Aviation of Calendar Days. In the General Aviation of Calendar Days. In the General Calendar Days. In the General Calendar Days. In the General Aviation of Calendar Days. In the General Calendar Days. In the Gener
Background and Justification: App provide funds to Re-construct the FBC County Glades Airport that was destroisk Insurance for this project shall b Program.	wood dusing a ti	iviairiteriance	Hangar at Palm Beach
Attachments:			
 Three (3) Original CM Authorization Budget Amendment 	ns for Task No.	M-2 with Con	tract History
commended By	Pell,		9/25/08
proved By:	ment Director	$\overline{}$	Date 10/14/08
₩ County	Administrator		Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fis	scal Impact:				
Fiscal Years	20 <u>09</u>	20 <u>10</u>	20 <u>11</u>	20 <u>12</u>	20<u>13</u>
Capital Expenditures Operating Costs	<u>\$2,058,000</u>				
External Revenues (Grants) Program Income (County) In-Kind Match (County)	<u>\$(774,553)</u>				
NET FISCAL IMPACT	<u>\$1,283,447</u>				
# ADDITIONAL FTE POSITIONS (Cumulative)			,		
ls Item Included in Current Bu	ıdget? Yes	s No <u>X</u>			
Budget Account No: Fund Repo	Depart rting Categor	ment U	nit (Object	
B. Recommended Sources of	Funds/Summ	nary of Fiscal	impact·		
Approval of this item will reexpenditure of \$2,058,000 in this amendment is a transfunded by insurance process. C. Departmental Fiscal Review	esult in the red in the Airports ansfer from R eds.	ceipt of \$774,5	553 in state (
	III. REVIEW C	OMMENTS			
A. OFMB Fiscal and/or Contra	ct Developme	ent and Contro	ol Comment	s:	
Mwillhite 10.7.08	_ 30/08	Contract	Dev. and C	ontrol	')8)B
B. Legal Sufficiency: Assistant County Attorney	10/0K	Tr C	his item complies ounty policies.	s with current	
C. Other Department Review:					
Department Director	-				
REVISED 9/03 ADM FORM 01 (THIS SUMMARY IS NOT TO BE	USED AS A E	BASIS FOR PA	YMENT)		

CONSTRUCTION MANAGER AUTHORIZATION

PROJECT NAME:

Request for Proposals for Construction Manager (CM) at Risk Services for

Miscellaneous Repair, Replacement and Improvement Projects for Palm Beach County Department of Airports - <u>Task - No. M-2 FBO/Maintenance Hangar at Glades Airport</u>

PROJECT NUMBER: PB 07-3

PALM BEACH COUNTY BOARD OF COMMISSIONERS

THIS AUTHORIZATION <u>Task No. M-2</u> to the Agreement dated <u>May 20, 2008</u> between the COUNTY and the CONSTRUCTION MANAGER, Palm Beach County Project Number <u>PB 07-3</u> (District 2) identified herein as for the Services described in Item 4 of this Authorization:

1. CONSTRUCTION MANAGER:

The Morganti Group, Inc.

2. ADDRESS:

1450 Centrepark Blvd., Suite 260 West Palm Beach, FL 33401

- 3. CONSTRUCTION MANAGER began developing the Guaranteed Maximum Price (GMP) for the FBO/Maintenance Hangar as directed byt the DOA on June 11, 2008. Construction services shall begin work promptly after receipt of an executed copy of this authorization on the requested Services and upon receipt of a Notice-to-Proceed (NTP). Work shall continue with due diligence and shall be substantially completed within 270 Cal Days from the NTP. Failure to complete the work by the timeframes specified, the Owner will suffer damages and will be entitled to LIQUIDATED DAMAGES in the amount of \$1,000/per calendar day past the contract completion date.
- 4. Description of Services to be provided by CONSTRUCTION MANAGER: <u>Task No. M-2 Construction Phase Services to Re-build FBO/Maintenance Hangar Building at Palm Beach County Glades Airport (PHK).</u> The scope of the work for the project includes Construction of a 8,086sf FBO Terminal and Maintenance hangar as detailed in the construction documents prepared by The LPA Group and referenced in the attached proposal dated August 8, 2008.
- 5. The compensation to be paid **CONSTRUCTION MANAGER** for providing the requested services shall be:

[X]	A. Lump Sum Fee Not to Exceed \$2,058,000.00.
[]	B. Time and Materials fee of a Not-to-Exceed amount of \$
[]	C. Reimbursable Expenses capped at \$
[]	D. Lump Sum Expenses of §

This project will be assigned <u>Task No. M-2</u> with a total cost not to exceed \$2,058,000.00.

All terms of original agreement shall apply to this authorization.

Attachments:

- 1. Cost proposal dated August 8, 2008.
- 2. Schedules 1 & 2 (SBE)

Continued on page 2

CONSTRUCTION MANAGER AUTHORIZATION

Task M2 – page 2

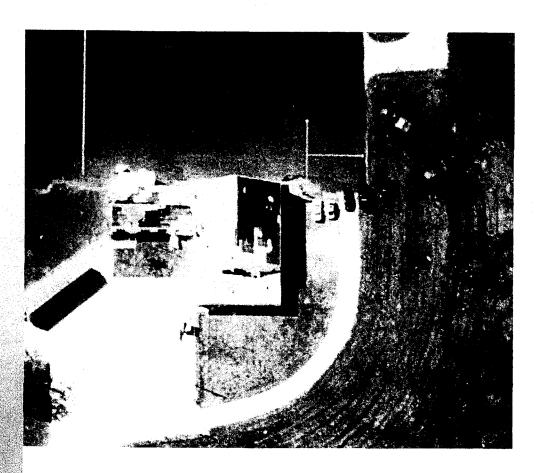
and conditions of the aforementioned Agreement.	ed this day of, 2008, subject	to the terms
CONSTRUCTION MANAGER!	COUNTY:	_(k) *\$ _e ,
SIGNED: ///Celly	SIGNED:	
TYPED NAME: CERRY KELLY	TYPED NAME:	
TITLE: VICE PRESIDENT	TITLE:	
DATE: 9/16/08	DATE:	• .
ATTEST: SHARON R. BOCK CLERK AND COMPTROLLER	PALM BEACH COUNTY, FLORIDA, a Political Subdivision of the State of Florida BOARD OF COUNTY COMMISSIONERS	
By:	By:Addie L. Greene, Chairperson	
Deputy Clerk	Addie L. Greene, Chairperson	
APPROVED AS TO FORM AND LEGAL SUFFICIENCY	APPROVED AS TO TERMS AND CONDITIONS	
By: Assistant County Attorney	By: Director, Department of Airports	



GUARANTEED MAXIMUM PRICE

Rebuild FBO Offices/Maintenance Hanger

PALM BEACH COUNTY DEPARTMENT OF AIRPORTS



THE MORGANTI GROUP, INC.

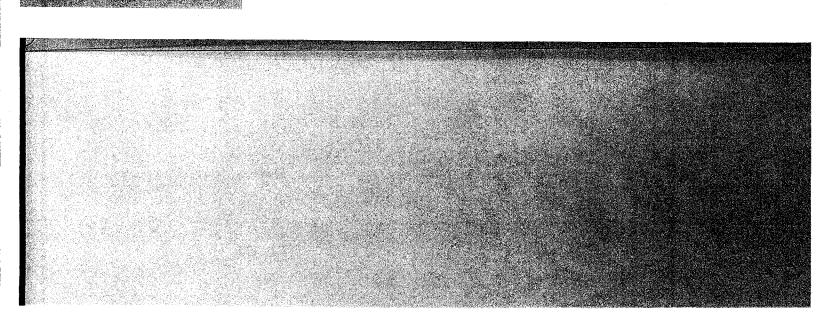
1450 Centrepark Blvd., Suite 260 West Palm Beach, FL 33401 (561) 689-0200



THE LPA GROUP INC.

2000 Palm Beach Lakes Blvd., Suite 600 West Palm Beach, FL 33409 GROUP ENGINEERS - ARCHITECTS - PLANNERS (561) 686-5130





REBUILD FBO OFFICES/MAINTENANCE HANGER

Table of Contents

Executive Summary	Section 1
GMP Summary	Section 2
List of Itemized General Condition Expenses	Section 3
Staffing	Section 4
Assumptions and Clarifications	Section 5
Construction Schedule	Section 6
Contract Documents	Section 7
SBE Schedules	Section 8

Palm Beach County Glades Airport Rebuild FBO Offices/Maintenance Hanger

Executive Summary

Morganti will provide the Construction Management at Risk services for the Rebuild FBO Offices/Maintenance Hanger located in Pahokee, Florida. Services include preconstruction, assembly of bid packages, subcontractor bidding, site demolition work, new building construction and turnover of the new offices/maintenance hanger.

Site-work includes new landscaping, irrigation, septic tank & leaching fields, fire detention pond, islands, sidewalks, striping and signage. Work includes demolition of existing concrete grade beam, cutting of existing piles and disposal. New piles will be installed along with grade beam walls, exterior ADA ramp to building and fencing with automatic gates.

The new offices/maintenance exterior will be masonry construction with stucco finish, wood trusses with metal roof to match the new hanger building, aluminum storefront and hollow metal doors. The exterior will have a covered porch surrounding three sides of the building. There will be steel metal columns covered with concrete/stucco finish. Aluminum handrails will be used along the covered porch area.

Hanger building exterior will consist of metal panels on CMU wall, Hydro-Swing Hanger Door, attached office lean-to area constructed of metal exterior panels with metal roofing system to match the main hanger metal roofing system. The hanger building also has a pump room lean-to section comprised of the same materials as the office lean-to.

Offices/maintenance interiors will include FBO lobby area, work area space, manager's office, flight plan room, janitor room and bathrooms. Spaces will contain casework, a coffee nook with casework, and maintenance work area with shelving and tool storage boxes.

The main hanger building will have attached office spaces, storage room and a foam pump room with associated foam pumping systems. A main drainage grate will be in the hanger floor center to capture the contents of a foam-water release to be run in an underground line to the detention pond for containment.

The containment system will be controlled with control valves that will isolate and direct foam-water flow upon activation of the system. An oil separator will be installed to control any weep-age on the hanger floor before existing into the sanitary system.

Rebuild FBO/Maintenance Hanger Building

PBCC Department of Airports

Date:

August 8, 2008

Owner:

Palm Beach County Commissioners, Department of Airports

CM:

The Morganti Group, Inc.

Architect:

The LPA Group

GMP Summary - Rebuild FBO/Maintenance Hanger Building

Section	Description	Estimated Quantity	Unit	Guaranteed Max Price
02000	Demolition and Site Work	1	ls	\$289,455
03000	Concrete	1	1s	\$251,272
04000	Masonry	1	ls	\$25,120
05000	Structural Metals	1	ls	\$31,050
06000	Carpentry (Included in other Divisions)	1	ls	\$0
07000	Thermal Moisture/Damproofing	1	ls	\$5,000
08000	Doors and Windows	1	ls	\$71,170
09000	Finishes	1	Is	\$79,388
10000	Specialties	1	ls	\$24,026
11000	Equipment	1	ls	\$1,000
12000	Furnishings	1	ls	\$14,507
13000	Special Construction	1	ls	\$277,576
14000	Conveying Systems (Not required.)	1	ls	\$0
15000	Mechanical	1	ls	\$219,696
16000	Electrical Systems	1	ls	\$148,250
	Subtotal - Division 2 - 16			\$1,437,510
	Value Engineering and/or Scope Reduction			\$0
	Subtotal with Value Engineering			\$1,437,510
	General Conditions	1	ls	\$75,000
	Construction Staff	1	ls	\$333,708
	Subtotal			\$1,846,218
·				
	General Liability Insurance and OCP	1	ls	\$31,693
	Builder's Risk (Provided by Owner)	1	ls	\$0
	Performance and Payment Bonds	1	ls	\$21,609
	Subtotal		\dashv	\$1,899,520
	Owner Contingency			\$35,000
	Overhead and Profit	1	ls	\$123,480
	Total-Lump Sum Amount	<u>.</u>		\$2,058,000
	Total-Lump Sum Amount			\$2,058,0

GENERAL CONDITIONS

100% CONSTRUCTION DOCUMENT PHASE - LPA GROUP DOCUMENTS DATED 1/31/07

ITEM DESCRIPTION	Utln. Rate	QTY.	Unit	Unit Cost		Subtotal	Total Cost
DIVISION 19 - GENERAL CONDITIONS		· ****					
LAYOUT	-		ļ		_		
Layout Partitions	-		ls.		\$	•	
Independent Surveyor			sf.	by trades	\$	•	
As-Built Survey			ls.	in 02100	\$		
As-built Survey		······································	ls.	in 02100	\$	·	
TEMPORARY FACILITIES					_		
Field Meeting Trailer				100.00	<u> </u>		
Set-up & Removal	-		mo.	400.00			
Field Office Trailer CM			ea.	1800.00			
Set-up & Removal	1	9		450.00	\$	4,050	
Field Office Entry Platforms			mo.	1800.00			
Field Office Entry Platforms	 		mo.	40.00		700	
Field Office Set-Up & Removal	2	9		40.00		720	
Septic Holding Tanks - Contractor		1	ls.	1800.00		1,800	
Field Office Furniture	1	9	mo.	250.00		2,250	
Field Office Janitor Service	1	1	ls.	2500.00	_	2,500	
Job Toolhouse	1	····	mo.	70.00			
Chemical Toilets - Contractor	+		mo.	n/a	\$		
Septic Holding Tanks - Contractor	2	9	mo	100.00		1,800	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
Computer Service Set Up	+		mo	n/a	\$	- 1	
FO Computer Network Conn./Cable Access	1	1	ls.	1200.00		1,200	
Internet Access Connection (Provider)	1 1	9	mo.	150.00		1,350	
Field Office Computer Stations - Contractor	1 1	9	mo.	100.00		900	
Network Maintenance	1	0	ea.	1250.00		4 500	
THE		9	mo.	500.00	\$	4,500	***************************************
TEMPORARY CONSTRUCTION							
Temporary Job Fence / Rent			14	im alice O	_		
Temporary Job Fence Repair / Relocation	+		If.	in div. 2	\$		
Job Signs	1	- 1	ls.	in div. 2 1000.00		1.000	
Temporary Stairs	- 		ls.	1500.00		1,000	· · · · · · · · · · · · · · · · · · ·
OSHA Perimeter Protection/Safety	- 		ls.	1250.00			
Barricades	1	1	ls.	500.00		500	
Scaffolding	- 	I	sf.	by trades	\$	- 300	
Temporary Partitions	+		sf.	by trades	\$		
Temporary Fire Protection	+	1	ls.	300.00		300	
Weather Protection	+		mo.	400.00		300	
Field Office Security System				120.00			· · · · · · · · · · · · · · · · · · ·
	 		mo.	120.00	Ψ		
CLEAN UP	1						
General Cleaning & Misc. Labor	1		sf	by trades	\$		
Final Cleaning			sf	in div. 10	\$		
Trash Chutes	 		fl.	1000.00			
20 YD - Dumpster	5	9	mo	425.00		19,125	
	1				\$		
MISC. PERMITS (allowance)	1	1	ls.	1000.00		1,000	
Building & Trade Per Permits	1	1		by owner	τ	.,	
	1						
TESTING	1	1	ls.	by owner			
SUPPLIES					\$		
Office Supplies	1 1	9	mo.	375.00		3,375	
Copier Maintenance	1 1	1	ea.	400.00		400	
Postage & Overnight Mail	1 1	9		275.00		2,475	
Overnight Mail	 		mo.		\$		
Safety Supplies	1 1	9	mo.	50.00		450	
Drug Test Program	2	1	ea.	75.00		150	
		<u>'</u> _		70.001	*		

Rebuild FBO Offices/Maintenance Hanger - Pahokee
DEPARTMENT OF AIRPORTS PALM BEACH COUNTY
THE MORGANTI GROUP INC.
GENERAL CONDITIONS

100% CONSTRUCTION DOCUMENT PHASE - LPA GROUP DOCUMENTS DATED 1/31/07

ITEM DESCRIPTION	Utln. Rate	QTY.	Unit	Unit Cost	Subtotal	Total Cost
Jessica Lunsford Act			ea.	65.00	\$ -	
Uniform SVC - Exposed Personnel			wks.	n/a	\$ -	<u></u>
Progress Photos		9	mo.	120.00		·
Digital Camera		1		450.00		
Water, Ice & Cups			ea.	75.00		
First Aid Supplies	1	9	mo.	200.00		
Reproduction Expenses		<u> </u>	ls.			
As-Built Drawings	1	35	set	150.00 500.00		
		1	set			
Final As-Built Survey			ls.	in site survey	\$ -	
Microfilm Construction Documents			ls.	n/a	\$ -	
UTILITIES						
Temporary Wiring		······································	ls.	by trades	\$ -	
Electric Service to Site	1	6	mo	400.00		
Electric Service @ Offices		9	mo	150.00		
Telephone Hookup		9	ea.	n/a	\$ -	
Job Phone - Contractor w/ld			mo.	n/a	\$ -	
Cellular Phones	3	9	mo.	150.00		
Job Phone - O/A	1	4	mo.	n/a	\$ -	
Construction Power - Initial	1	1	mo.	by owner	Ψ	
Construction Power - w/ AC	1	3	mo.	500.00	\$ 1,500	
Checkout Power Consumption			mo.	incl.	\$ -	
Water Consumption	1	9	mo.	90.00		
Water Consumption for all Trailers		9	mo.	50.00		
The state of the s	<u>'</u>	<u>~</u>	11.0.	00.00	Ψ 100	
HOISTING			ls.	by trades	\$ -	
					\$ -	
EQUIPMENT						
Field Office Equip Contractor			ls.		\$ -	
copier large			ea.	n/a	\$ -	
copier small	1	1	ea.	850.00		
printer			ea.	n/a	\$ -	
fax machine	1	1	ea.	500.00		
electric power strips	1	3	ea.	30.00		
Small Tools	1	1	ls.	850.00		
Generator			mo.	1800.00		
Job Site Radios			ea.	n/a	\$ -	
SCHEDULING			mo.	250.00	\$ -	
MISC. REQUIREMENTS						
Advertising Fees	1	1	ls.	850.00		
Project Closeout	1	1	ls.	3300.00		
					\$ -	
SUB TOTAL REIMBURSABLE GENERAL CONDITION	ONS		1		\$ 75,000	

August 8,2008

Rebuild FBO Offices/Maintenance Hanger Building
DEPARTMENT OF AIRPORTS PALM BEACH COUNTY
THE MORGANTI GROUP INC.
CONSTRUCTION PHASE FEE
100% CONSTRUCTION DOCUMENT PHASE - LPA GROUP DOCUMENTS DATED 1/31/07

ITEM #	POSITION OR TITLE OF STAFF	UTILIZATION	QTY IN	UI	NIT	TOTAL	LABOR	TOTAL	TOTAL
		RATE	MONTHS	1	RICE	LABOR	BURDEN RATE	BURDEN	RATE
	Group 1								
2	Senior Project Manager	0.10	9	\$	8,000	\$7,200	0.6219	\$4,478	\$11,678
	Group 2	·							
3	Project Manager	1.00	9	\$	7,000	\$63,000	0.6219	\$39,180	\$102,180
4	Superintendent # 1	1.00	9	\$	8,000	\$72,000	0.6219	\$44,777	\$116,777
	Group 3								
6	Project Coordinator	0.50	9		,610	\$25,245	0.5219	\$13,175	\$38,420
7	Project Accountant	0.10	9		500	\$4,950	0.5219	\$2,583	\$7,533
8	Field Office Secretary	0.50	9	\$4,	,500	\$20,250	0.5219	\$10,568	\$30,818
	Office Supplies/Misc Nonreimbursable Expenses	1.00	9	\$7	700	\$6,300			\$6,300
	Preconstruction Staff Services	0.01		\$2,00	00,000				\$20,000
	SUBTOTAL					\$210,947		\$134,227	\$333,708
						TOTAL STAF	FF COSTS		\$333,708
									, , , , , ,



Construction Managers and Design Builders

1450 Centrepark Blvd, Suite 260, West Palm Beach, FL 33401 Phone: 561-689-0200 Fax: 561-202-2249

Rebuild FBO Offices/Maintenance Hanger

Assumptions and Clarifications

- 1. The GMP does not include permit fees. It is our understanding that any and all required permits will be applied and paid for by the Owner or by other parties.
- The GMP does not include any costs associated with inspections and/or code, threshold or specialty
 inspectors of any kind. The Owner will provide all required threshold inspections as well as any
 inspections and certified inspectors required in association with permits provided by SFWMD, DEP,
 DERM, DERC, NPDES and all other governing agencies that may be applicable to this project.
- The GMP does not include any utility fees for the FBO Offices/Maintenance Hanger including but not limited to tap fees or impact fees, or utility services such as underground/overhead power or water. The Owner shall pay for all meters and services.
- 4. All underground fire lines including fire hydrants, backflow preventors, post indicator valves, fire department connections, double check valves, any other requirements shall be furnished and installed by others including restoration of existing grades, landscaping, any replacement of asphalt or concrete. It is the Construction Manager's understanding this work will be installed as part of the "T" Hanger Contract. The GMP is based on connecting the interior fire protection system to a 6" gate valve installed by others within 5'-0" of the fire pump building. The fire-main installed by others shall be capable of providing 1200 GPM at 45 PSI for the interior fire protection system. The fire pump and well indicated on the drawings is not included in the GMP as a result of the fire main provided by others.
- 5. Piling pricing was based upon the information supplied with contract documents and soils report. It calls for a Load Test to be done on the existing piles. The load test is priced as a per test cost. Morganti has included one test in the GMP. Any piles that fail to conform to the engineer's design criteria and requirements will be an additional cost to the owner. Owner requirement for third party Certification Company to witness pile installation is not included in the GMP cost and shall be owner provided. Pile Integrity Testing (PIT) is not included in the GMP cost.
- 6. The GMP does not include costs for under-wing sprinkler fire protection system.

- All material and assembly testing shall be paid for and provided by the Owner. The Construction Manager will coordinate the work with the Owner's testing contractor.
- 8. The Owner shall perform any and all removal or abatement services of any environmentally hazardous material existing at the site prior to the start of construction and encountered or discovered during the course of the work.
- 9. The GMP does not include any cost associated with the removal and/or replacement of any unsuitable subsurface materials.
- 10. On-site utilities shall be available to and utilized by the Construction Manager. Any costs associated with the consumption of these utilities for construction shall be paid for directly by the Owner. The Construction Manager shall use existing services already on-site.

The Morganti Group, Inc.

1450 Centrepark Blvd., Suite 260, West Palm Beach, FL 33411 Phone: (561) 689-0200 Fax: (561) 689-4774 www.Morganti.com

Connecticut Florida Texas

- 11. The anticipated construction start date and contract completion date will be determined from the date all necessary permits and the Notice to Proceed have been issued. Once all documents are obtained a mutually agreed upon schedule will be determined for the scope of work.
- 12. As of the date of the GMP the Owner has not required the Construction Manager to participate in an Owner Provided Insurance Program, therefore it is not included.
- 13. Builders Risk insurance is not included in the GMP, therefore Owner must provide appropriate property insurance.
- 14. Landscape and irrigation pricing in the GMP is based upon drawings LP-1 & LP-2 both dated September 28, 2007, and the irrigation water supply is based upon using domestic water service and not a well .
- 15. It is the Construction Manager's understanding the Federal Aviation Administration (FAA) is not an Authority Having Jurisdiction in this project; therefore, requirements of the FAA are not included in the GMP or any subcontract agreement.
- 16. The GMP does not include any costs associated with revisions to the contract documents already made or yet to be made by permitting agencies.
- 17. The LPA Group, Incorporated advised the Construction Manager that the T-Buildings shown on the contract documents are not part of this work scope, and this work is not included in the GMP as a result.
- 18. Wherever the term "at its expense" appears in the agreement between the Owner and Construction Manager it shall only apply to these items specifically included in the GMP.
- 19. A new septic system has been priced and included in the GMP. The sizing was based upon the document drawing notes indicating septic system sizing, and the GMP is based on the septic field being within seventy five feet (75'-0) of the building since the location is not indicated on the contract documents.
- 20. The GMP does not include any window treatment, blinds or shades as these were not shown on the contract documents or specifications.
- 21. The high-hat channel located on the masonry wall of the metal building and anchor bolt length and engagement shall be designed by the Structural Engineer of Record.
- 22. The GMP does not include lightning protection for the hanger or office building. As this work is not indicated on the contract documents.
- 23. Impact glass was included in the GMP in lieu of hurricane shutters for economical purposes.
- 24. Cabinetry casework included in GMP shall be 26" in depth with melamine laminate construction. The hardwood veneer for the work area desk shall be maple.

1450 Centrepark Blvd. Suite 260 West Palm Beach, FL 33401 Phone: (561) 689-0200 Fax: (561) 689-4774 www.Morganti.com

Connecticut • Florida • Texas

Act ID	Activity Description	Orig Dur	Rem Dur	Early Start	Early Finish	JUL JAUG	20 SEP 	06 OCT NOV DEC 	JAN FEB	MAR APR MAY	2009 JUN JUL (AI	G SEP OCT I	DV I D€
	es Airport Hanger	2.7					23 59 .1 23	\$ 95\$ \$ 5 5 5 7 9 5 5 5 5 [1 7 8 9 4 5] 4 7 7 7 7	8 5 5 5 8 5 8 	大会会会業業を まてき 思るなむこれに対する ことに ここと			
and the street of the			Burgh Samuel Stage	of the gradient of the street	. 7.3	1 11 1 1 1 1 1 1	- 1	3 8 8 8 8 8 8 8 9 9 9 9 9 9 9 9 9 9 9 9	(大) (1) (1) (1) (1) (1) (1) (1) (1) (1)	"商店。" (1) 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	in this		
		258	208	07/07/08	07/01/09					11781112113333	111111111	1	
		2.50	200	Offerred		- <u>111111</u>	1 11		111111	8 8 8 9	1,1,1,1,1	1 1	1 .
Precons			40	07/07/09	11/17/08		1 3 1	Precor	struction	# 5 T		· 克克尔 · · · · · · · · · · · · · · · · ·	
0002	Preconstruction	46		07/07/08	10/17/08			Submittal Pro		意		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
0003	Submittal Process	25	25	07/07/08	10/17/08		11 11	BOCC GMP A	1 1 1 1	· 重要看 :		* \$ 1	
0004	BOCC GMP Agenda	10	17	09/15/08	10/07/08	- '		NTP Issuance	1	*			
0055	NTP Issuance		1	10/08/08	10/13/08	-		NTP Issuance	mo Permit			1	1 - 1
0005	Building Demo Permit	3	3	10/09/08	10/15/08	-	100	Building Con			11111		
0053	Building Construction Permit	5	5	10/09/08	10/15/08	1:::::::	12 11	Dunong Con	1 1 1 1 1 1 1 1 1		**************************************		*****
Demolitie	on					-		1 1 C	2		11-1-11		
0021	Mobilization	5	5	10/09/08	10/15/08		9 , 3	Mobilization				u 15 july 1 in 1 i	
0023	Install Erosion Control	5	5	10/16/08	10/22/08		- 10 BK	Install Erosi				itale signite	Ē.
0007	Demo Exist, Foundations & S.O.G.	5	5	10/23/08	10/29/08		11	Demo Exis		* * * * * * * * * * * * * * * * * * * *	*- - - -	李重要 1 1 2 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
0008	Demo Exist, Parking Lot	10	10	10/23/08	11/05/08			Demo Ex					3 3 1 1
0009	Demo Exist. Utilities	10	10	10/28/08	11/10/08	11111111	1 4 5			es	<u>, , i i , a i , . i .</u>	<u> </u>	<u>; </u>
Sitework	(1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1				. トゥ・ラモ - イトス 		
0011	Rough Grading of the Slab Area	10	10	11/06/08	11/19/08		8 8 8			of the Slab Area	A. C. F. L. V. 3.1.5	・1	11:1
0013	Install New Sanitary System	15	15	11/12/08	12/02/08		. 6			nitary System			
0014	Install New Drainage System	10	10	11/28/08	12/11/08					rainage System		Harrista I.	
0012	Construct new Detention Pond	15	15	12/01/08	12/19/08					new Detention Pon		- 1	1
0018	Construct New Fire Line System	10	10	12/12/08	12/25/08					New Fire Line Sy		1 · · · · · · · · · · · · · · · · · · ·	
0015	Construct New Dedicated Well	8	8	12/22/08	12/31/08			1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1		t New Dedicated	231 F P E S		
0139	Install Irrigigation system	5	5	02/06/09	02/12/09					nstall Irrigigation		111	
0143	Rough Parking Grading	9	9	02/09/09	02/19/09				4	Rough Parking G	rading	111	
	Install Landscaping	10	10	02/13/09	02/26/09		4 1 3			Install Landscap	ing		Ť
0141	Install Compacted Subgrade		5	02/20/09	02/26/09	-	111			Install Compacte	ed Subgrade		
0027	Install Paving Base Rock		5	02/27/09	03/05/09	7				Install Paving E			
0029	Paving Baserock Compaction	- 3	3	03/06/09	03/10/09	. 4 1	1 1			Paving Basero			
0035			2	03/11/09	03/12/09	-				Install 1st Lift	asphalt	1111	
0039	Install 1st Lift asphalt		2	03/13/09	03/16/09					Install Final			
0135	Install Final Coat of Asphalt		-	03/17/09	03/19/09	-		1 1 1 1 1		Install Pavin	g Marking &	Stops	7 .
0137	Install Paving Marking & Stops		5	03/20/09	03/26/09	7				Finish Gra	ding		. 1
0019	Finish Grading			03/23/09	04/01/09	-				Construct	t New Chain I	Link Fence	:
0017	Construct New Chain Link Fence		<u> </u>	03/23/09	04/01/03	1 1 1 1 7 -			- # T - 1 1	1111 1 1 1 1 1 1 1 1 1		* 1 7	
Building	Construction			1	1.00000	_			Metal Bui	IIIII Iding Delivery	*1		
0031	Metal Building Delivery	50	50	10/20/08	12/26/08						IV	Cummorupo	nint
	07/07/08 12:00AM						>	Early start point		Progress bar	i i	Summary po Start milesto	
	07/01/09 4:59PM	e Morga	anti (Group li	nc.		V	Early finish point		Critical bar	•	Start milest	•
		_					P. Walter	Earlybar		Summary bar	•	rinish miles	MONE
.,,	1A PBC	Glades	Air	ort mar	iger	. 1	₹	Total float point		Progress poir	nt		
© Drimavor	a Systems, Inc.					1		Total float bar	i ▲	Critical point			

Act	Activity	Orig	Rem	Early	Early	THE TENETO	2008 EP OCT NOV DEC JAN FEB MAR APR MAY JUN JUC AUG SEP OCT NOV DE
ID	Description	Dur	Dur	Start	Finish	111111111	
0057	Layout Piling Grid	2	2	10/23/08	10/24/08	# 63 6 3 2 4 5 M N	Layout Piling Grid
0025	Installation of Pilings	10	10	10/27/08	11/07/08	Company of the second	Installation of Pilings
0065	Excavate Pile Caps	2	2	10/31/08	11/03/08	1 1898 1	Excavate Pile Caps
0059	Form Piling Caps	4	4	11/04/08	11/07/08	7 . 1 5 4 5 1 1 4	Form Piling Caps Hill Provide the First Control of the Piling Caps
0067	Excavate Foundations	3	3	11/04/08	11/06/08		Excavate Foundations
0069	Form Foundations	4	4	11/07/08	11/12/08	. 10 10 17 11	Form Foundations: It is the property of the first of the
0061	Install Rebar for Pile Caps	2	2	11/10/08	11/11/08	1 1	Install Rebar for Pile Caps
0089	Inspect Pile Cap Rebar	1	1	11/12/08	11/12/08	1 1 1 1 1 1	Inspect Pile Cap Rebar
0063	Pour Pile Caps	2	2	11/13/08	11/14/08		Pour Pile Caps
0003	Install Foundation Rebar	3		11/13/08	11/17/08		Install Foundation Rebar
0071	Inspect Foundation Rebar	2		11/18/08	11/19/08	1	Inspect Foundation Rebar
0075	Pour Foundations	2		11/20/08	11/21/08	1	Pour Foundations 111
0075	Excavate Underslab MEP Rough	- - 8		11/24/08	12/03/08		Excavate Underslab MEP Rough
	Install Exterior Block Walls	10	! 	11/24/08	12/05/08		Install Exterior Block Walls 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
0091	Install Interior Block Walls	6	 	11/24/08	12/01/08	1	Install Interior Block Walls
0101	Install Exterior Block Reinforcing	10		11/26/08	12/09/08	1	Install Exterior Block Reinforcing
0093		10		11/26/08	12/09/08		Inspect Block Reinforcing
0095	Inspect Block Reinforcing Install Underslab MEP	10		11/28/08	12/11/08		Install Underslab MEP of the second and the second
0087	Install Interior Block Wall Reinforcing	6			12/09/08		Install Interior Block Wall Reinforcing
0099		3		12/09/08	12/11/08	1 1 1	Inspect Underslab MEP Rough
0079	Inspect Underslab MEP Rough Pour Exterior Block Walls	2	2	12/10/08	12/11/08	1	Pour Exterior Block Walls
0097	Inspect Interior Wall Reinforcing	2	2	12/10/08	12/11/08		Inspect Interior Wall Reinforcing
0107			1	12/12/08	12/17/08	1	Backfill Underslab MEP Rough
0081	Backfill Underslab MEP Rough		7	12/12/08	12/17/08	1 1 1 1	Pour Interior Block Walls
0109	Pour Interior Block Walls	2	2	12/17/08	12/18/08		Slab on Grade Compaction Testing
0083	Slab on Grade Compaction Testing	10		12/18/08	12/31/08	1 !	Wood Truss installation
0037	Wood Truss installation	3		12/19/08	12/23/08		Install S.O.G. Reinforcing
0085	Install S.O.G. Reinforcing	1 8		12/23/08	01/01/09	1	Install Windows and Doors
0042	Install Windows and Doors			12/23/08	12/26/08	- i i	Install Roof Substrate
0111	Install Roof Substrate	4			12/25/08	t · · · ·	Inspect S.O.G. Reinforcing
0105	Inspect S.O.G. Reinforcing	2		12/24/08	12/29/08	1	Pour Slab On Grade Slab
0103	Pour Slab On Grade Slab	2		12/26/08			Installation of Metal Building
0033	Installation of Metal Building	20		12/29/08	01/23/09	- ;	Inspect Roof Substrate
0113	Inspect Roof Substrate		2	12/29/08	12/30/08		Install Roofing Moisture Barrier
0115	Install Roofing Moisture Barrier		5	12/31/08	01/06/09	_	
0117	Inspect Roof Mosture Barrier		2	01/06/09	01/07/09		Inspect Roof Mosture Barrier
0119	Install Metal Roofing System	10		01/08/09	01/21/09	- 1111	Marie Lander Change
0121	Install Exterior Stucco	12	12	01/08/09	01/23/09	2 4 4 4 4 5 4 5 5 5	install Exterior Studeo
art date	07/07/08 12:00AM					\Q	Early start point Progress bar V Summary point
	07/01/09 4:59PM			.		∇	Early finish point Critical bar Start milestone point
ita date		_		Group, Ir		(8.82	Early bar Summary bar 💠 Finish milestone po
	06/23/06 11:00PM PBC	Glades	Air	ort Han	ger	▼	Total float point A Progress point
	2A a Systems, Inc.		•		_		Total float bar

							·		2009
	Act	Activity	Orig	Rem	Early	Early	JUL LAUGT	2008 SEPT OCT TNOV T DEC	JAN TER I MART APREMAY JUN JUL TAUG BEP COT NOV DEC
1 1	ID	Description	Dur	Dur	Start	Finish	TITILITY		JAN FEB MARI APRIMAY JUN JUL AUG BEP OUT NOV DEC
	0163	Install Mtl. Bldg. Masonry Walls	10	10	01/14/09	01/27/09		6	Install Mtl. Bldg. Masonry Walls
	0165	Install Mtl. Bldg. Exterior Wall Stucco	7	7	01/21/09	01/29/09	.	Partie de la value	Install Mtl. Bldg. Exterior Wall Stucco
	0123	Paint Exterior Building	5	5	01/26/09	01/30/09			Paint Exterior Building
	0167	Install Mtl. Bldg. Exterior Painting	7	7	01/28/09	02/05/09		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Install Mtl. Bldg. Exterior Painting
	0125	Form Exterior Sidewalks	3	3	02/06/09	02/10/09			Form Exterior Sidewalks
	0153	Cunstruct Parking Lot Curbs	4	4	02/06/09	02/11/09		東京教 * 12 4 * 14 14 14 14 14 14 1	Cunstruct Parking Lot Curbs:
	0127	Install Sidewalk Reinforcing	3	3	02/11/09	02/13/09		t La Satistica di	Install Sidewalk Reinforcing
	0129	Inspect Sidewalk Formwork& Rebar	2	2	02/16/09	02/17/09		1	Inspect Sidewalk Formwork& Rebarr
	0131	Pour Sidewalks	2	2	02/18/09	02/19/09			Pour Sidewalks
	0133	Install Handrails	1	1	02/20/09	02/20/09	4 · 1		Install Handrails
1 1		Interior Construction					111		[1] 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
1 🖪 1	0050	Layout Walls	3	3	01/07/09	01/09/09		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Layout Walls
	0024	Metal Stud Wall Installation	10	10	01/12/09	01/23/09			Metal Stud Wall Installation
	0024	MEP Wall Rough In	10	10	01/15/09	01/28/09]-	1 3 5 5 1	MEP Wall Rough In MEP Overhead Rough In
	0030	MEP Overhead Rough In	20	20	01/15/09	02/11/09	111		MEP Overhead Rough In
	0048	Install Fire Alarm Device & Equipment	10	10	01/26/09	02/06/09			Install Fire Alarm Device & Equipment
	0052	MEP Wall Rough Inspection	2	2	01/29/09	01/30/09		\$14 J. 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	MEP Wall Rough Inspection
	0056	Wall Framing Inspection	2	2	02/02/09	02/03/09			Wall Framing Inspection
	0054	1st Side Drywall Installation	8	8	02/04/09	02/13/09		1 11	1st Side Drywall Installation
	0058	Install Wall Insulation	4	4	02/11/09	02/16/09		* * * * * * * * * * * * * * * * * * * *	install Wall Insulation
	0028	2nd Side Drwall Installation	8	8	02/17/09	02/26/09			2nd Side Drywall Installation
	0032	Finish Drywall	10	10	02/24/09	03/09/09			Finish Drywall
	0034	Installation of Ceilings	10	10	03/04/09	03/17/09			installation of Ceilings
	0044	1st Coat of Paint	3	3	03/10/09	03/12/09	┨ .	1	1st Coat of Paint
	0060	Install Ceramic Tile	8	8	03/13/09	03/24/09		1 1 - 1 - 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Install Ceramic Tile
	0038	Installation of Plumbing Fixtures		5	03/25/09	03/31/09	_	** ** * *	Installation of Plumbing Fixtures
	0040	Installation of Millwork	10	10	03/25/09	04/07/09		*	Installation of Millwork
	0036	Installation of Flooring	10	10	04/01/09	04/14/09		1 118725	i salas instantation of rooming
	0046	Final Cleaning	10	10	04/08/09	04/21/09	1 2 8 2 2 2 2 2	* * * * * * * * * * * * * * * * * * *	Final Cleaning
	Close Ou	ıt							
	0157	Exterior Building Completion	1 2	2 2	02/23/09	02/24/09	* # *	1 41 77-11	Exterior Building Completion
	0155	Exterior Building Owner Punch List	1 2	2 2	02/25/09	02/26/09	_ !!	1	Exterior Building Owner Punch List
	0159	Exterior Building Punch List Work	10	10	02/27/09	03/12/09		13	Exterior Building Punch List Work
	0161	Exterior Building Final Completion		2 2	03/13/09	03/16/09			Exterior Building Final Completion
	0145	Sitework Completion		2 2	04/02/09	04/03/09			Sifework Completion
	0147	Sitework Owners Punch List Walk Thru	T :	2 2	04/06/09	04/07/09			Sitework Owners Punch List Walk Thru
	0149	Sitework Punch List Work	10	10	04/08/09	04/21/09	1	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Sitework Punch List Work
Star		07/07/08 12:00AM				·	♦	Early start point	Progress bar Summary point
		07/01/09 4:59PM			Na		V		
			_		Group, Ir		E	Early bar	Summary bar Finish milestone point
		06/23/06 11:00PM PBC GI	ades	s Airp	ort Han	ger	V	Total float point	▲ Progress point
Pag		BA Systems, Inc.					ء ا	Total float bar	▲ Critical point

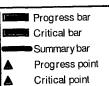
						2008 2009
Act ID	Activity Description	Orig Dur	Rem Dur	Early Start	Early Finish	JUL AUG SEP OCT NOV DEC JAN FEB MAR APR MAY JUN JUL AUG SEP OCT NOV DEC
0151	Sitework Final Completion	2	2	04/22/09	04/23/09	Sitework Final Completion
0173	Interior Completion	2	2	04/22/09	04/23/09	Interior Completion Interior Owner Punch List Walk Thru
0169	Interior Owner Punch List Walk Thru	2	2	04/24/09	04/27/09	Interior Punch List Works 199
0171	Interior Punch List Work	10	!	04/28/09	05/11/09	Commissioning of Equipment
0043	Commissioning of Equipment	10		05/12/09	05/25/09	Interior Final Completion
0175	Interior Final Completion	2		05/12/09	05/13/09	Final Project Punch List Sign Off
0045	Final Project Punch List Sign Off	5		05/14/09	05/20/09	Training of Equipment
0047	Training of Equipment	5	<u></u>	05/14/09	05/20/09	Final Completion
0049	Final Completion	2		05/21/09	05/22/09	Close out Documents
0051	Close out Documents	30	30	05/21/09	07/01/09	The state of the s

Start date	07/07/08 12:00AM
Finish date	07/01/09 4:59PM
Data date	09/15/08 12:00AM
Run date	06/23/06 11:00PM
Page number	4A
	era Systems, Inc.

The Morganti Group, Inc. PBC Glades Airport Hanger

♦	Early start point
∇	Early finish poin
psakas	Early bar

▼ Total float point Total float bar



Summary point Start milestone point Finish milestone point

EXHIBIT A CONTRACT DOCUMENTS

DATED: June 2008

BID PACKAGE 1

MORGANTI BID PACKAGE (NUMBER-1) DATED JUNE 2008

OWNER-CONSTRUCTION MANAGER AGREEMENT

ARCHITECT'S AND ENGINEERS PLANS

	ID ENGINEERS PLANS	
<u>Drawing No.</u>	<u>Description</u>	<u>Date</u>
0.4	COVER SHEET AND SHEET INDEX	
C-1	FBO/HANGER SITE PLAN	4-4-08
C-2	T-HANGER SITE PLAN	3-01-07
C-3	FENCE DETAILS	
SP1.0	SITE PLAN	3-24-08
AG1.0	LIFE SAFETY PLAN	3-24-08
A1.0	OVERALL FLOOR PLAN	3-24-08
A1.1	ROOF PLAN & DETAILS	3-24-08
A1.2	OVERALL REFLECTED CEILING PLAN	05-1-07
A2.0	BUILDING ELEVATIONS	3-24-08
A3.0	BUILDING SECTIONS	<i>3-24-08</i>
A3.1	WALL SECTIONS	3-24-08
A3.2	WALL SECTIONS	3-24-08
A3.3	WALL SECTIONS	3-24-08
A3.4	WALL SECTIONS	3-24-08
A3.5	WALL SECTIONS	3-24-08
A4.0	ENLARGED FLOOR PLAN @ FBO	3-24-08
A4.1	ENLARGED REFLECTED CEILING PLAN @ FBO	4-9-07
A5.0	DOOR WINDOW SCHEDULE DETAILS	3-24-08
A6.0	FINISH SCHEDULE/INTERIOR ELEVATIONS	5-1-07
A6.1	MILLWORK SECTIONS	1-31-07
A6.2	PARTITION TYPES	10-8-07
· S-1	PILE & GRADE BEAM LAYOUT	5-14-07
S-2	ROOFING FRAMING PLAN	5-14-07
S-3	SECTIONS	5-14-07
S-4	SECTIONS	5-14-07
S-5	SECTIONS	5-14-07
S-6	SECTIONS	5-14-07
S-7	SECTIONS	5-14-07
HVAC-1	AIR CONDITIONING PLAN	4-10-07
HVAC-2	HANGER HVAC	4-10-07
HVAC-3	HVAC SCHEDULES AND DETAILS	1-31-07
M-1	MECHANICAL SPECIFICATIONS	1-31-07
P-1	PLUMBING PLAN	<i>4-10-07</i>
P-2	HANGER PLUMBING AND RISERS	12-06-07
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July 2008

00500-9

P-3	FIXTURE SCHEDULE AND DETAILS	4-10-07
E-1	LIGHTING FLOOR PLAN	2-23-08
E-2	POWER FLOOR PLAN	10-8-07
E-3	HANGER POWER 7 LIGHTING PLAN	2-23-07
E-4	POWER RISER DIAGRAM & GENERAL NOTES	10-8-07
E-5	PANEL BOARD SCHEDULES	2-23-08
E-6	ELECTRICAL SPECIFICATIONS	1-31-07
E-7	ELECTRICAL SPECIFICATIONS	1-31-07

July 2008

ARCHITECT'S SPECIFICATIONS

Division 0 - E	Bidding and Contract Documents	
<u>Number</u>	<u>Description</u>	<u>Date</u>
	General Conditions & Technical Specifications	May 1,2007
Division 1 – C	General Requirements	
<u>Number</u>	<u>Description</u>	<u>Date</u>
01140	WORK RESTRICTIONS	5-1-07
01143	AIRPORT PROJECT PROCEDURES	5-1-07
01290	PAYMENT PROCEDURES	5-1-07
01320	CONSTRUCTION PROGRESS	5-1-07
01330	SUBMITTAL PROCEDURES	5-1-07
01400	QUALITY REQUIREMENTS	5-1-07
01500	TEMPORARY FACILITIES & CONTROL	5-1-07
01530	AIRFIELD MARKINGS & BARRICADES	5-1-07
01600	PRODUCT REQUIREMENTS	5-1-07
01700	EXECUTION REQUIREMENTS	5-1-07
01731	CUTTING AND PATCHING	5-1-07
02361	TERMITE CONTROL	5-1-07
04810	MASONRY ASSEMBLY	5-1-07
05521	PIPE & TUBING RAILINGS	5-1-07
06100	ROUGH CARPENTRY	5-1-07
06402	INT. ARCH. WOODWORK	5-1-07
07180	TRAFFIC MARKINGS	5-1-07
07210	BUILDING INSULATION	5-1-07
07416	METAL CEILING & SOFFIT PANELS	5-1-07
07841	THROUGH PENETRATION FIRESTOP SYSTEMS	5-1-07
07920	JOINT SEALANTS	5-1-07
08110	STEEL DOORS AND FRAMES	5-1-07
08210	WOOD DOORS	5-1-07
08342	MOTOR OPERATED HANGAR DOOR	5-1 - 07
08411	ALUMINUM FRAME	<i>5-1-07</i>
08711	DOOR HARDWARE	5-1-07
08800	GLAZING	<i>5-1-07</i>
09220	PORTLAND CEMENT	5-1-07
09260	GWB ASSEMBLIES	5-1-07
09310	CERAMIC TILES	5-1-07
09511	ACOUSTICAL PANEL CEILINGS	5-1-07
09680	CARPET	5-1-07
09912	PAINTING	5-1-07
10200	LOUVERS AND VENTS	5-1-07
10520	FIRE PROTECTION SPECIALTIES	5-1-07
, 0020		

July 2008

00500-11

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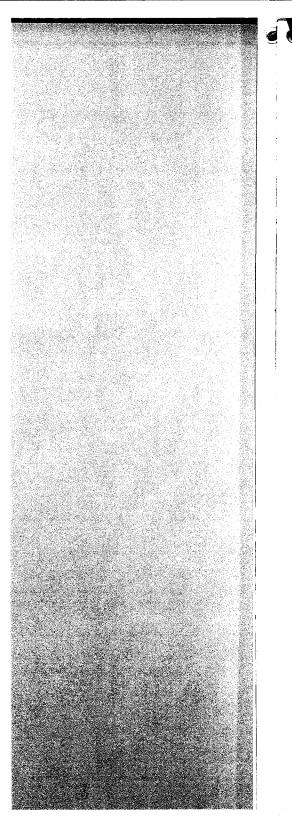
METAL BUILDING SYSTEMS

5-1-07

Report of Preliminary Subsurface Exploration and Geotechical Evaluation June 1,2006

July 2008

00500-12



SCHEDULE 1 LIST OF PROPOSED SBE-M/WBE SUBCONTRACTORS

PROJECT NAME: Rebuild FBO	Offices/Mainten	ance Hanger			PROJECT		SE14
NAME OF PRIME BIDDER:	The Morganti	Group, Inc.			PHONE N		
CONTACT PERSON:	Robert Piment				FAX NO:	561.689	0.4774
RID DATE:	July 29, 2008				DEPARTN		
PLEA	SE IDENTIFY	ALL APPLICA	ABLE CATEG	ORIES OF SUI	BCONTRACT	ORS	
	(Check one or b				Subcontractor Ar	nount	
Name, Address and Phone Number	Minority Business	Small Business	Black	Hispanic	Women	Caucasian	Other (Please Specify)
Goldcoast Sign Designs 1750 Donna Rd. #9, WPB, Fl	a	0	\$	\$.	\$1,855.00	\$	\$
33409							
	۵	۵	\$	\$	\$	\$	\$
	0		\$	\$	\$	\$. \$
	۵	<u> </u>	\$	\$	\$	\$	\$
	0	۵	\$	\$	\$	\$	\$
			\$	\$	\$	\$	\$
	Total		\$	\$	\$	\$	\$
Total Bid Price:	\$_1,855.00 Participation:		To	tal Value of SBE	-M/WBE	\$1,855.00	·
NOTE: 1. The amounts listed on this 2Firms may be certified by amount under the appropria. 3. M/WBE information is be	Palm Beach Count ate category.	y as an SBE and/o	or an M/WBE. If	included on Scho firms are certified	edule 2 in order t as both an SBE a	o be counted toward md M/WBE, please	rd goal attainment.

SCHEDULE 2

LETTER OF INTENT TO PERFORM AS AN SBE-M/WBE SUBCONTRACTOR

PROJECT I	NAME:	GLADES	AIRPORT	PROJECT NO):
TO:	NORGANT	BROUP		1.000	
	•				
The unders	igned is certified by	Palm Beach County a			
TO: MORGENT SROW P (Name of Prime Bidder) The undersigned is certified by Palm Beach County as a(n) (check one or more as applicable): Small Business Enterprise X Minority Business Enterprise					
Black	Ilispanic	<u> Women</u>	Caucasian	Other (Plea	ase Specify)
Date of Pal	m Beach County C	ertification: NOV	20, 20	707	
The unders	igned is prepared to	perform the following	described work in o	connection with the a	bove project (specify in detail
Line Item	4	Historia de pertorme	Qty/Units	Unit Price	Total Price
	516NA6E,	INTERIOR			9/834.00
(Name of Prime Bidder) (Name of SBE-M/WBE Subcontractor)					
(Name of Prime Bidder) The undersigned is certified by Palm Beach County as a(n) (check one or more as applicable): **Small Business Enterprise** **Minority Business Enterprise** **Minority Business Enterprise** **Black Ilispanic X Women X Caucasian Other (Please Specify) Date of Palm Beach County Certification: **No. 20 207 The undersigned is prepared to perform the following described work in connection with the above project (specify in detail particular work items or parts thereof to be performed): Line Item Item Description Otty/Units Unit Price Total Price **No. 1					
(Name of Prime Bidder) The undersigned is certified by Palm Beach County as a(n) (check one or more as applicable): Small Business Enterprise Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise Determines A Minority Business Enterprise Minority Business Enterprise Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise A Minority Business Enterprise Determines A Minority Business Enterprise A Minority Business Enterprise Minority Bus					
at the follo					•
	iter into a formal ag	reement for work with y	you conditioned up	on your execution of	a contract with Palm Beach
If undersign	ned intends to sub-s t of any such subco	subcontract any portion intract must be stated:	of this subcontract	to a non-SBE-M/WI	BE subcontractor or supplier.
			provision of this for	m to prime bidder doe	es not prevent subcontractor
(Name of Prime Bidder) The undersigned is certified by Palm Beach County as a(n) (check one or more as applicable): Small Business Enterprise Minority Business Enterprise A Minority Business Enterprise Minority					
(Name of Prime Bidder) The undersigned is certified by Palm Beach County as a(n) (check one or more as applicable): **X** Small Business Enterprise** **X** Minority Business Enterprise** **Black** Hispanic** Women **X** Caucasian** Other (Please Specify) **Date of Palm Beach County Certification:** **NOV QP QPOT** The undersigned is prepared to perform the following described work in connection with the above project (specify in detaparticular work items or parts thereof to be performed): Line Item** Item** Description** No.					
		HEAT	HER HIC	CHASE	FOUNDE Subsentinator
					ALMADE PROCEEDINGS ()
		Date:	upt 16,00	<u>U</u>	



Palm Beach County Board of County Commissioners

Addie L. Greene, Chairperson Jeff Koons, Vice Chair Karen T. Marcus Mary McCarty Burt Aaronson Jess R. Santamaria Robert J. Kanjian

County Administrator

Robert Weisman

Deputy County Administrator

Verdenia C. Baker

PALM BEACH COUNTY INTERNATIONAL AIRPORT DOA CM @ Risk Contract

MORGANTI PB NO: PB 07-3 CONTRACT HISTORY

CONTRACT APPROVED ON: RESOLUTION NO

5/20/2008 R20080850

Task No	DATE	DESCRIPTION	TASK ORDER TIME	TASK ORDER AMOUNT	CHANGE ORDER	LEAD DEPT APPROVAL	CRC APPROVAL	BCC APPROVAL	100401420
		Maintenance Compound	120	\$1,089,000.00				\$1,089,000.00	Approved by Board #R20080850.
M2	10/21/2008	FBO/Terminal Maintenance Hangar @ PHK	270	\$2,058,000.00					
			0						
			1	\$ 3,147,000.00	\$ -	\$ -	L	L	L

To be approved by the Dept
To be approved by the CRC
To be approved by the Board

Notes:

Approval Authority for Task Authorizations (CM @ Risk)

TA Value \$0-100,000 \$100,001-199,999 >\$200,000

Authority Lead Dept CRC BCC Approval Authority for Change Orders

CO Value Authority
\$0-50,000 Lead Dept
\$50,001-100,000 CRC
>\$100,001 BCC

 Cummulative Value
 Authority

 \$0-100,000
 Lead Dept

 \$100,101 - 200,000
 CRC

2006 -8 to 2000

BLOG. 846. PSIA

PUBLIC CONSTRUCTION BOND

BOND NUMBER:	955908
BOND AMOUNT:	\$2,058,000.00
CONTRACT AMOUNT:	\$2,058,000.00
CONTRACTOR'S NAME:	The Morganti Group, Inc.
CONTRACTOR'S ADDRE	
	West Palm Beach, FL 33401
CONTRACTOR'S PHONE	: 561-202-2019
SURETY COMPANY:	The Insurance Company of the State of Pennsylvania
SURETY'S ADDRESS:	175 Water Street
	New York, NY 10038
OWNER'S NAME: OWNER'S ADDRESS: _	PALM BEACH COUNTY Board of County Commissioners 301 N. Olive Avenue
	West Palm Beach, FL 33401
OWNER'S PHONE:	
DESCRIPTION OF WORK	Construction Manager at Risk Services.
PROJECT LOCATION: P	alm Beach County Department of Airports, Palm Beach County, Florida
LEGAL DESCRIPTION: _	Rebuild FBO Offices/Maintenance Hanger Project
	Palm Beach County Glades Airport Project Number: 28SE14
This Bond is issued in lavo	or of the County conditioned on the full and falthful performance of the Contract

KNOW ALL MEN BY THESE PRESENTS: that Contractor and Surety, are held and firmly bound unto

Palm Beach County Board of Gounty Commissioners 301 N. Olive Avenue West Palm Beach, Florida 33401

as Obligee, herein called County, for the use and benefit of claimant as herein below defined, in the amount of Two Million Fifty-Eight Thousand and 00/100 Dollars

RFP: PBCDOA CM at Risk

Page 51 of 151

8/232007

Dollars (\$2,058,000.00) (Here insert a sum equal to the Contract Price)

for the payment whereof Principal and Surety bind themselves, their helds, personal representatives, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS

Principal has by written agreement dated October 1 2008, entered into a contract with the County for

Project Name:

Construction Manager at Risk Services

Project No.:

PB 07-3

Project Description:

Miscellaneous Repair, Replacement and Improvement Projects

Project Location:

Palm Beach County Department of Airports

in accordance with Design Criteria Drawings and Specifications prepared by

Various projects to be determined

which contract is by reference made a part hereof in its entirety, and is hereinafter referred to as the Contract.

THE CONDITION OF THIS BOND is that If Principal:

- 1. Performs the contract dated October 1 , 2008 between Principal and County for the design and construction of 28SE14 , the contract being made a part of this bond by reference, at the times and in the manner prescribed in the contract; and
- Promptly makes payments to all claimants, as defined in Section 255.05, Florida Statutes, supplying Principal with labor, materials, or supplies, used directly or indirectly by Principal in the prosecution of the work provided for in the contract; and
- Pays County all losses, damages (including liquidated damages), expenses, costs, and attorneys' tess, including appellate proceedings, that County sustains because of a default by Principal under the contract; and
- 4. Performs the guarantee of all work and materials furnished under the contract for the time specified in the contract, then this bond is void; otherwise it remains in full force.
- 5. Any changes in or under the contract documents and compliance or noncompliance with any formalities connected with the contract or the changes does not affect Surety's obligation under this bond and Surety walves notice of such changes.
- 6. The amount of this bond shall be reduced by and to the extent of any payment or payments made in good faith hereunder, inclusive of the payment by Surety of construction liens which may be filed of record against said improvement, whether or not claim for the amount of such lien be presented under and against the bond.
- 7. Principal and Surety expressly acknowledge that any and all provisions relating to consequential, defay and liquidated damages contained in the contract are expressly covered by and made a part of this Performance, Labor and Material Payment Bond. Principal and Surety acknowledge that any such provisions lie within their obligations and within the policy coverages and limitations of this instrument.

8/232007

RFP: PBCDOA CM at Risk

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- 8. Section 255.05, Florida Statutes, as amended, together with all notice and time provisions contained therein, is incorporated herein, by reference, in its entirety. Any action instituted by a claimant under this bond for payment must be in accordance with the notice and time limitation provisions in Section 265.05(2), Florida Statues. This instrument regardless of its form, shall be construed and deemed a statutory bond issued in accordance with Section 255.05, Florida Statues.
- 9. Any action brought under this instrument shall be brought in the state court of competent jurisdiction in Palm Beach County and not elsewhere.

Kimberly Monis

The Morganti Group, Inc.

Principal

(Seal)

Wilness (98

Tille Nabil M. Takla, President

COUNTERSIGNATURE

Company of the State of Pennsylvania
Surety (Seal)

The Insurance

Joseph Michael Pietrangelo Vicensed Resident Agent, FL

Å207358

Title Jean Brooker, Attorney-in-Fact

POWER OF ATTORNEY

The Insurance Company of the State of Pennsylvania

Principal Bond Office: 175 Water Street, New York, NY 10038

Power No. 29736

No. 04-B-07407

KNOW ALL MEN BY THESE PRESENTS;

That The Insurance company of the State of Pennsylvania, a Pennsylvania corporation, does hereby appoint

—Kevin A. White, Susan M. Kedian, Mark P. Herendeen, Jean M. Feeney, Michael J. Cusack, Jean Brooker, John J. Gambino, Nicole Roy, Natalic Concys: of Boston, Massachusetts—

its true and lawful Attorney(s)-in-Fact, with full authority to execute on its behalf bonds, undertakings, recognizances and other contracts of indemnity and writings obligatory in the nature thereof, issued in the course of its business, and to bind the respective company thereby.

IN WITNESS WHEREOF, The Insurance Company of the State of Pennsylvania has executed these presents

this 17th day of January, 2008

Vincent P. Forte, Vice President

STATE OF NEW YORK

COUNTY OF NEW YORK 3 ss.

On this 17th day of January, 2008

before me came the above named

officer of The Insurance Company of the State of Pennsylvania, to me personally known to be the individual and officer described herein, and acknowledged that he executed the foregoing insturment and affixed the seals of said corporation thereto by authority of his office.

Juliana E. Hallenbeck

JULIANA E. HALLENBECK NOTARY PUBLIC: STATE OF NEW YORK NO: 01 HA6125671 QUALIFIED IN BROAX COUNTY MY COMMISSION EXPIRES APRIL 18, 2009

CERTIFICATE

Exerpts of Resolutions adopted by the Boards of Directors of The Insurance Company of the State of Pennsylvania, on May 18, 1976:

"RESOLVED, that the Chairman of the Board, the President, or any Vice President be, and hereby is, authorized to appoint Attorneys-in-Fact to represent and act for and on behalf of the Company to execute bonds, undertakings, recognizances and other contracts of indemity and writings obligatory in the nature thereof, and to attach thereto the corporate seal of the Company, in the transaction of its surety business;

"RESOLVED, that the signatures and attestations of such officers and the seal of the Company may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signatures or facsimile seal shall be valid and binding upon the Company when so affixed with respect to any bond, undertaking, recognizance and other contract of indemnity and writing obligatory in the nature thereof:

"RESOLVED, that any such Attorney-in-Fact delivering a secretarial certification that the foregoing resolutions still be in effect may insert in such certification the date thereof, said date to be not later than the date of delivery thereof by such Attorney-in-Fact."

I, Elizabeth M. Tuck, Secretary of The Insurance Company of the State of Pennsylvania, do hereby certify that the foregoing exerpts of Resolutions adopted by the Boards of Directors of this corporation, and the Power of Attorney issued pursuant thereto, are true and correct, and that both the Resolutions and the Powers of Attorney are in full force and effect.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the facsimile seal of the corporation

this 1st day of October, 2008

Elizabeth M. Tuck, Secretary

23238 (4/02)

09 - 0028

BUDGET AMENDMENT

BOARD OF COUNTY COMMISSIONERS PALM BEACH COUNTY, FLORIDA

Page 1 of 1 pages

Fund 4111

Airport Improvement & Developement Fund

Advantage Document Numbers: BGEX121092408/3483

BGRV120092408/716

Use this form to provide budget for items not anticipated in the budget.

ACCT.NUMBER Revenues	ACCOUNT NAME	ADOPTED BUDGET	CURRENT BUDGET	INCREASE	DECREASE	ADJUSTED BUDGET	EXPENDED/ ENCUMBERED AS OF 08/25/08	REMAINING BALANCE
121-A256-3404	Pahokee T-Hangers	0	• 0	774,553	0	774,553	0	774,553
Expenditures	Total Receipts and Balances	80,526,348	80,526,348	774,553	0	81,300,901		0
121-A256-6502 121-A900-9909	Pahokee T-Hangers Reserves Imp Program	25,000 10,534,915	25,000 9,984,915	2,058,000 0	0 1,283,447	2,083,000 8,701,468	0	2,083,000
	Total Appropriations & Expenditures	80,526,348	80,526,348	2,058,000	1,283,447	81,300,901		
130 d	ОРМВ	Signatures			Date	Ву	Board of County Com	nissioners

\(\bigcap\)\[\int\]\[\

OFMB Department - Posted

At Meeting of

1. 0 \ Deputy Clerk to the

Board of County Commissioners