Agenda Item #: **3**#-1

## PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS AGENDA ITEM SUMMARY

Meeting Date: June 21, 2016 [X] Consent [] Regular [] Workshop [] Public Hearing

Department: Facilities Development & Operations

## I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: Continuing services contracts for Construction Management Services for various capital improvement projects with the following firms:

- A) Robling Architecture Construction, Inc.
- B) The Weitz Company, LLC
- C) Trillium Construction Inc.

Summary: These contracts provide for Construction Management Services associated with the design and construction of various capital projects, to be determined later, which may include new construction, additions, or renovations up to \$2,000,000. Once a project is assigned, a task authorization for preconstruction services will be authorized. Once the project completes the design phase, a Guaranteed Maximum Price (GMP) will be prepared for the construction phase. The GMP will include the cost of work required by the construction documents and the construction manager's fee associated with project construction. Individual GMP's will be implemented as amendments or work orders to these annual contracts and will be presented to the appropriate approval authority. The Contracts are for a period of 2 years, with one (1), two year renewal option. All of the firms are Palm Beach County businesses. SBE goals for the projects will be 15%, and Robling Architecture Construction is an SBE firm. (Capital Improvements Division) Countywide (LDC).

Background and Justification: Construction Manager at Risk is a project delivery method where the construction manager serves as the County's General Contractor, subcontracting the work, and provides design phase assistance in evaluating costs, schedule and implications of alternate designs, systems, and materials during design. These contracts will replace three (3) similar construction manager contracts which the Board approved in 2012. Selection of the construction manager is based on criteria that combines qualifications and experience. Proposals for construction manager services were received on February 10, 2016, and on April 12, 2016, the Final Selection Committee reviewed and evaluated the firms based on predetermined selection criteria. Three firms were selected to receive continuing services contracts. The contracts call for preconstruction services which include active participation in the design process, value engineering and the development of a guaranteed maximum price for construction. If an acceptable guaranteed maximum price cannot be developed, an alternate construction method or another Construction Manager may be used. Although these are 2 year contracts, the contracts can be cancelled at any time and a new request for proposal issued.

## Attachments:

- 1) Robling Architecture Construction, Inc. Contract
- 2) The Weitz Company, LLC Contract
- 3) Trillium Construction, Inc. Contract
- 4) Disclosure of Ownership Interests (3)

Contracts may be viewed in Minutes						
Recommended by	Department Director	5 20 16 Date				
Approved by:	County Administrator	6/9/16 Date				

## II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of	Fiscal Impact:				
Fiscal Years Capital Expenditures Operating Costs External Revenues Program Income (County) In-Kind Match (County) NET FISCAL IMPACT # ADDITIONAL FTE POSITIONS (Cumulative)	2016 0 0 0 0 0 *	2017 0 0 0 0 0	2018 0 0 0 0 0 0	2019 0 0 0 0 0 0	2020 0 0 0 0 0
Is Item Included in Current l	Budget? Yes	X No	)		
Budget Account No: Fund	Dept	Reporting	nitO	bject	
B. Recommended Sources	of Funds/Summ				
The total fiscal impact of the requiring BCC approval will otherwise, funding will come.  A. OFMB Fiscal and/or Company of the requiring BCC approval will otherwise, funding will come.	I be brought to the from previously the from previously the front previously the free front previously the front previously the front previously the front previously the free free free front previously the free free free free free free free fr	the Board and y approved E	d fiscal impact BCC projects.  MMENTS:	will be address	al Amendments ed at that time;
Shen / OFMB)	m	-	Dri (	Contract Adm	6))/56
B. Legal Sufficiency:					
Assistant County Attor	1 6/6/16 ney	0			
C. Other Department Revie	w:			·	
Department Director					

This summary is not to be used as a basis for payment.