

ANCHORAGE SCHOOL DISTRICT
ANCHORAGE, ALASKA

ASD MEMORANDUM #141 (2004-2005)

January 10, 2005

TO: SCHOOL BOARD

FROM: OFFICE OF THE SUPERINTENDENT

SUBJECT: AWARD OF CONTRACT: BARTLETT HIGH SCHOOL RENEWAL
PHASE 2C ADMINISTRATION AND CLASSROOM RENOVATION.

RECOMMENDATION:

It is the Administration's recommendation the School Board approve and authorize the Superintendent to award a contract for the Bartlett High School Renewal Phase 2C - Administration and Classroom Renovation to Consolidated Enterprises, Inc. for the Base Bid, Allowance and all Alternates 1 through 3, in the amount of \$4,267,320, and to accept Unit Price A.

PERTINENT FACTS:

In April 2003, the voters approved \$26,940,000 in funding for the construction of Phase 2 for interior and exterior site improvements as part of a master plan to bring Bartlett High School into compliance with districtwide high school educational specifications. The design is based on the districtwide educational specifications adopted by the School Board in June 1998.

The School Board approved the selection of Kumin Associates, Inc. to be the Architects of Record on May 9, 2000, ASD Memorandum #337 (1999-2000). The Municipal Assembly approved the selection of Kumin Associates, Inc. on August 15, 2000 (AR No. 2000-223).

On June 24, 2002 the School Board approved the Schematic Design, ASD Memorandum #331 (2001-2002). The Municipal Assembly approved the Schematic Design on June 25, 2002 (AR No. 2002-174)

When this project was initially bid in February of this year, all bids exceeded the available funding and were rejected. The scope of this project was revised to divide the project into two construction phases. The first phase is already in construction and this award of contract is for the second phase.

This project renovates the Administration area and the classroom level directly above it, creating 5 classrooms, break-out area, offices and workrooms. Alternate 1 replaces a set of entry doors, Alternate 2 completes the work in the Administration area and Alternate 3 is tenant improvements on existing science classrooms on level 5 so that they can be used as general classrooms. This work includes demolition, hazardous material abatement, mechanical, electrical and telecommunications upgrades.

An Invitation to Bid for Bartlett High School Phase Renewal 2C - Administration and Classroom Renovation work was issued on November 16, 2004. Seven bids were received on December 14, 2004 (Attachment A). The low responsive bid was submitted by Consolidated Enterprises, Inc., in the amount of \$4,267,320.

Consolidated Enterprises, Inc. has complied with all the standard requirements, including Payment and Performance bonds and necessary insurance. Consolidated Enterprises, Inc. has had previous experience with the Anchorage School District, including: Alpenglow Elementary School and Campbell Elementary School Renovations, Ocean View Elementary School Gym Addition, Districtwide Roof Repairs, Chugiak High School Family Consumer Science/Technology Education/Art Renovation, Chugiak High School Performing Arts Addition and other projects.

BUDGET SUMMARY

Construction	19,500,000
Construction Contingency	3,000,000
Other Project Costs	<u>4,440,000</u>
Total Project Funding	\$26,940,000

CERTIFICATION OF FUNDS:

Funds Description:

(03) Capital Project Funds
 (00312501) 2003B G.O. Bond (2003 G.O. Bond Authorization)
 (3125800) B03 Phase 2 Renovation Bartlett
 (5200) Contracts

<u>Fund Source:</u>	<u>Fund</u>	<u>Funding Source</u>	<u>Funding Control</u>	<u>Account Code</u>	<u>Amount</u>
Bartlett High School	03	00312501	3125800	80046-5200	\$4,267,320

CC/GV/RA/PC/JA/MP/EK/jg

Attachments

Prepared by: Edie Knapp, Project Manager
Mike Price, Construction Manager – Capital Projects
Jan Anderson, Contracting Coordinator
Pamela K. Chenier, Director of Purchasing/Warehouse
Ray Amsden, Director of Facilities

Approved by: George Vakalis, Assistant Superintendent of Support Services

ANCHORAGE SCHOOL DISTRICT
ANCHORAGE, ALASKA

ABSTRACT OF BID

Commodity or Service: Bartlett High School Renewal Ph. 2C – Administration & Classroom Renovation

Bids Opened: 2:00 P.M., Anchorage Time
December 14, 2004

Number of Invitations Sent: Sixty- Three (63)

Number of Responsive Bids Received: Seven (7)

Number of Non-Responsive Bids Received: None (Ø)

Number of "NO BIDS" Received: None (Ø)

Advertising Date: Anchorage Daily News
November 19,20,21 2004

Prebid Conference Held: 9:30 A.M., Anchorage Time
November 30, 2004

Addendum Issued: Addendum #1 December 6, 2004
Addendum #2 December 9, 2004

ANCHORAGE SCHOOL DISTRICT
PURCHASING DEPARTMENT
Contracting Section
1301 Labar Street
Anchorage, Alaska 99515

TABULATION OF BIDS

Opened: December 14, 2:00 P.M., Anchorage Time

Invitation: Bartlett High School Renewal Phase 2C - Administration & Classroom
Renovation

VENDORS

- | | |
|---|---|
| 1. Roger Hickel Contracting, Inc.
11001 Calaska Circle.
Anchorage, AK 99515 | 5. Consolidated Enterprises, Inc.
633 E 81 st Ave.
Anchorage, AK 99518 |
| 2. Janssen Contracting Co., Inc
1520 Post Road
Anchorage, AK 99501 | 6. Cornerstone
212 E. 51 st Ave.
Anchorage, AK 99503 |
| 3. Christensen Builders, Inc
4900 Homer Drive
Anchorage, AK 99503 | 7. Alaska Mechanical, Inc.
PO Box 203649.
Anchorage, AK 99520 |
| 4. Wolverine Supply, Inc.
5099 East Parks Highway Suite 201
Wasilla, Alaska 99654 | |

DESCRIPTION	Estimate	1	2	3	4	5	6	7
Base Bid	3,479,512.00	3,740,000.00	4,367,000.00	3,680,000.00	3,990,000.00	3,521,700.00	3,970,000.00	3,837,000.00
Allowance / Assignment- Siemens Building Tech.	217,407.00	217,407.00	217,407.00	217,407.00	217,407.00	217,407.00	217,407.00	217,407.00
Allowance / Assignment Alt. #1 - Siemens Building Tech.	675.00	675.00	675.00	675.00	675.00	675.00	675.00	675.00
Allowance / Assignment Alt. #2 - Siemens Building Tech	8,338.00	8,338.00	8,338.00	8,338.00	8,338.00	8,338.00	8,338.00	8,338.00
Allowance / Assignment Alt. #3 - Siemens Building Tech	0	0	0	0	0	0	0	0
Alternate #1 Provide new construction for room W100A (Vestibule), the west entrance.	83,345.00	86,000.00	91,312.00	110,000.00	98,000.00	101,600.00	94,000.00	101,000.00
Alternate #2 Extend new construction of Administration Area 2	417,355.00	312,000.00	314,279.00	378,000.00	336,000.00	352,000.00	302,000.00	319,000.00
Alternate #3 Level 5 tenant improvement in existing classrooms C308, C309, C310, C312, and C313.	266,241.00	66,000.00	84,010.00	60,000.00	109,000.00	65,600.00	78,000.00	81,000.00
Unit Provide square foot price8 for removal and disposal of asbestos- containing spray on fireproofing insulation.		55.00	22.50	15.50	15.68	13.75	55.00	63.00
Recommend for Award		4,430,420.00	5,083,021.00	4,454,419.70	4,759,420.00	4,267,320.00	4,670,420.00	4,564,420.00