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**PARKS, RECREATION & FACILITIES
MANAGEMENT**

Dean R. Gazza, Director

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TO: Finance Committee

FROM: Dean R. Gazza, Director of Parks, Recreation and Facilities Management

DATE: 6/30/2017

RE: Action Item: Approval of Bid Packages and project related expenses into the Guaranteed Maximum Price Amendment to Miron Construction for the Fox Cities Exhibition Center for a contract not to exceed \$646,415.48.

The delivery method utilized for this project is Construction Manager at risk (CM) and varies from the traditional design-bid-build delivery method used when time is not a project constraint. In this method, the CM is hired as the Owner's agent and contracts directly with sub-contractor(s) in an "at-risk" position. All work is publicly bid to comply with state bidding laws. Once the lowest qualified bidder is determined, the sub-contractor(s) contracts with the CM to complete the work. The CM provides a guaranteed maximum price in which any costs above this are the risk of the CM. The City only pays for the actual costs of the work completed (up to the maximum guarantee) and any change orders if there is a scope change.

On June 6, 2017, bids were opened for Bid Package #6. We received multiple bids as provided below and recommend proceeding with the lowest responsible bidder:

Fireproofing: Frantl Industries:

Contractor	Bid
Frantl Industries	\$19,860
Insulators Inc.	\$113,061

Flooring: HJ Martin & Son, Inc

Contractor	Bid
H.J. Martin & Son, Inc.	\$157,818
Schleis Floor Covering, Inc	\$158,046
Gegare Tile, Inc	\$208,382

Site Concrete: Martell Construction

Contractor	Bid
Martell Construction	\$549,500

Change Order: Miron Construction

The design team worked with the Construction Manager, Design Team and Owner to identify required changes in the previous contracts issued. Adjustments were made resulting in a net reduction.

Contractor	Bid
Miron Construction	(\$80,762.52)

In addition, insurance and performance/payment bonds currently total \$8,484.48. While we have had some variation with some of the bids received to date, overall bid package #6 has come in as anticipated and the project remains on budget.

Please feel free to contact me at 832-5572 with any questions, or by email at dean.gazza@appleton.org.