

ANCHORAGE SCHOOL DISTRICT
ANCHORAGE, ALASKA

ASD MEMORANDUM #200 (2006-2007)

March 26, 2007

TO: SCHOOL BOARD

FROM: OFFICE OF THE SUPERINTENDENT

SUBJECT: AWARD OF CONTRACT: LAKE OTIS ELEMENTARY SCHOOL
WINDOW AND FAÇADE UPGRADE

ASD Goal: Establish and maintain a supportive and effective learning environment by providing safe, caring, barrier-free schools. Effective consultation with community to ensure wise use of financial resources and responsible construction and maintenance of facilities, and effective communication with students, staff, parents, community and government at all levels.

RECOMMENDATION:

It is the Administration's recommendation that the School Board approve and authorize the Superintendent to award a contract for the Lake Otis Elementary School Window and Façade Upgrade Project, to the lowest bidder, CYS Management Services, Inc. for the Base Bid amount of \$659,742, Alternate No. 1 in the amount of \$184,544, Alternate No. 3A in the amount of \$9,440, Alternate No. 4A in the deductive amount of \$13,884, and Alternate No. 4B in the deductive amount of \$4,707, for a total award price of \$835,135.

PERTINENT FACTS:

In April 2004, the voters approved funding for Districtwide Building Renewal, which includes Lake Otis Elementary School Window Upgrades.

The Base Bid scope of work for Lake Otis Elementary School Window and Façade Upgrade Project includes removal of existing single pane windows and installation of new Low-E (emissivity) glazing units complete with infills of insulated metal panels at the original 12 classrooms built in 1955. Approximately 30% of the existing glass on this elevation will be eliminated during this upgrade to reduce energy use. Façade improvements will replace the existing metal siding with metal insulated panels above and below the new windows.

The scope of work for Alternate No. 1, Administration Area, includes installation of new Low-E glazing units complete with metal infills, and exterior insulated metal panels at the 1955 Administration Area, matching the improvements to the two classroom sections.

The scope of work for Alternate No. 3A, Window Coverings, includes the purchase and installation of new shades for the new windows accepted under the Base Bid scope.

The scope of work for Alternate No. 4A, Fiberglass Windows, includes the substitution of fiberglass windows in lieu of metal clad wood windows for the Base Bid scope.

The scope of work for Alternate No. 4B, Fiberglass Windows, includes the substitution of fiberglass windows in lieu of metal clad wood windows for the Alternate 1-Administration Area scope.

The alternates not recommended for award would have provided new windows and façade for the east Classrooms 17-22 and the IMC (Alternate No. 2); Corresponding window covering for this area (Alternate No. 3C); and a credit for change from wood clad to fiberglass windows associated with Alternate #2 work (Alternate No. 4C). These alternates are not recommended for award due to lack of funding.

A solicitation for bids for Lake Otis Elementary School Window and Façade Upgrades was issued on February 1, 2007. Two (2) bids were received on February 22, 2007 (Attachment A). The low responsive bid was submitted by CYS Management Services, Inc. (Attachment B).

CYS Management Services, Inc. has completed all the standard requirements, by providing Payment and Performance bonds and necessary insurance documentation. CYS Management Services, Inc. has had previous experience as a contractor with the Anchorage School District, completing flooring projects at East High School and Service High School.

BUDGET SUMMARY

Engineering & Testing	\$ 17,250
Construction	\$ 835,135
Construction Contingency	\$ 83,513
Other	<u>\$ 116,049</u>
Total Project Funding	\$1,051,947

CERTIFICATION OF FUNDS:

(03) Capital Projects Fund
 (00312201) Bond 4/04 Prop 4
 (3122015) B4/04 Prop 4 DW Building Renewal
 (5200) Contracts

	<u>Fund</u>	<u>Funding Source</u>	<u>Funding Control</u>	<u>Account Code</u>	<u>Amount</u>
LAKE OTIS WINDOWS	03	00312201	3122015	25035-5200	<u>\$835,135</u>
				Total:	<u>\$835,135</u>

CC/GV/RA/PC/JA/MF/RM/CP/rm

Attachments

Prepared by: Charlie Peters, Project Manager
 Rachel Molina, Project Support Analyst
 Mike Franks, Construction Manager, Building System Renewals
 Jan Anderson, Contracting Coordinator
 Pam 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:	<u>Lake Otis Elementary School Windows & Façade Upgrades</u>
Bids Opened:	<u>2:00 P.M., Anchorage Time February 22, 2007</u>
Number of Invitations Sent:	<u>Ten(10)</u>
Number of Responsive Bids Received:	<u>Two(2)</u>
Number of Non-Responsive Bids Received:	<u>None (0)</u>
Number of "NO BIDS" Received:	<u>None (0)</u>
Advertising Date:	<u>Anchorage Daily News February 2, 3, 4, 2007</u>
Pre-Bid Conference Held:	<u>4:00 P.M., Anchorage Time February 7, 2007</u>
Addendum Issued:	<u>Addendum #1 February 9, 2007</u>

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

TABULATION OF BIDS

Opened: February 22, 2007, 2:00 P.M., Anchorage Time

Invitation: Lake Otis Elementary School Windows & Façade Upgrades

VENDORS

1. CYS Management Services, Inc.
1200 East 76th Ave., Suite 1206
Anchorage, AK 99518-3221

2. Cook Inlet Contracting, Inc.
P.O. Box 100843
Anchorage, AK 99510-0843

DESCRIPTION	Estimate	1	2
Base Bid	260,000.00	659,742.00	739,900.00
Alternate #1 - Upgrade window & facade at administration office, principal's office, faculty lounge, & teachers work rm.	63,000.00	184,544.00	248,000.00
Alternate #2 - Upgrade window & facade east side -classrooms 17 - 22 & library.	130,000.00	417,613.00	512,000.00
Alternate #3A -Window coverings for the Base Bid area work (front classrooms).	12,000.00	9,440.00	10,000.00
Alternate #3C - Window coverings for Add. Alt. #2 work area (east side & lib.)	7,000.00	8,315.00	5,000.00
Alternate #4A - Fiberglass windows in lieu of metal clad -Base Bid area (front classrooms).	[10,000.00]	[13,884.00]	[9,900.00]
Alternate #4B - Fiberglass windows in lieu of metal clad at Add. Alt. #1 (admin).	[2,500.00]	[4,707.00]	[3,900.00]
Alternate #4C -Fiberglass windows in lieu of metal clad - Add. Alt. #2 (east side & library).	[5,000.00]	[8,040.00]	[6,700.00]
Recommend for Award - Base Bid, Alt.#1, #3A, #4A, & #4B	322,500.00	835,135.00	984,100.00