

ANCHORAGE SCHOOL DISTRICT  
ANCHORAGE, ALASKA

MEMORANDUM #224 (2002-2003)

March 17, 2003

TO: SCHOOL BOARD

FROM: OFFICE OF THE SUPERINTENDENT

SUBJECT: RECOMMENDATION FOR WENDLER MIDDLE SCHOOL  
CONSTRUCTION DELIVERY METHOD

RECOMMENDATION:

It is the Administration's recommendation that the School Board authorize the Superintendent to utilize the Design/Build project delivery method for the Wendler Middle School Project.

PERTINENT FACTS:

The Administration has reviewed the alternatives available and has concluded that by changing to the Design/Build method from the Design/Bid/Build method there would be significant benefits in constructability and risk reduction/sharing to the Wendler Middle School Project. Authorization to proceed with the Design/Build method will provide a high degree of confidence that the project will be completed on schedule and within budget.

School Board Policy 725.213 allows for the use of alternative acquisition techniques when in the best interest of the District. Specifically, paragraph 725.213.b. authorizes the use of the Design/Build method. In this method the District develops design and budget criteria for the project. It then contracts with a single entity to provide complete design services, and perform construction of the project.

A Request for Proposal process will be used to select the Design/Builder. Criteria will include experience, staffing, project approach, and understanding of the Municipal permit, review and approval process. Proposal cost will receive at least fifty-one percent of the evaluation points.

The State of Alaska Department of Early Education and Development's approval of the Design/Build delivery method will be required. Also, if there is a change in the projects Designer of Record the Municipality of Anchorage Assembly will need to approve the change.

CC/GV/RA/MP/SN/js

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