BoardDocs Cover Page
(Do to final Cabinet-level approver on Monday at noon, 2+ weeks prior to BOE meeting date)

Meeting Date: September 11, 2019
Agenda Session: Work Session (Bids, former F&F items, etc.)
Title (Subject): Bid 19C14 Rock Creek School Replacement Project
Access: Public
Type: Business Item

Aspirational Goals:
1. Student Achievement
2. Effective and Engaged Staff
3. Resource Allocation
4. Family and Community Involvement
5. Health and Safety

Recommended Action: Board approval of Bid 19C14 Rock Creek School Replacement Project
Backup Documents: YES NO If yes, how many?
Submitted: Herewith Later Both

PURPOSE OF PRESENTATION: Staff has reviewed the attached contract and recommends approval by the Board of Education of Frederick County.

Bid 19C14, Rock Creek School Replacement Project:

BACKGROUND/SUMMARY: This recommendation is to establish a contract for the Rock Creek School Replacement Project. This bid was organized into 18 separate packages representing different trades.

PRESENTER(S) & TITLE(S):
Kim Miskell, CSBO, Assistant Purchasing Manager
Brian Staiger, Senior Project Manager, Capital Programs Department

SUBMITTED BY:
Kerrie Koopman CPPB, CPPO, Purchasing Manager
Leslie R. Pellegrino, Chief Financial Officer

Immediately following receipt of an email confirmation that this item has been approved by the Superintendent, the person posting this item to BoardDocs is responsible for emailing the approved PPT to jeremy.eccard@fcps.org and kelly.gordon@fcps.org.
BID 19C14
ROCK CREEK SCHOOL REPLACEMENT PROJECT
FACT SHEET

A. Overview: This recommendation is to establish a contract for the Rock Creek School Replacement project. Bids were opened on August 7, 2019.

1. Bid participation:
   - 279 proposals downloaded
   - 58 companies submitted bids

2. Bids were received from:
   - 11400, Inc. (Lancaster, PA)
   - Accubid Civil Construction, Inc. (Mt Airy, MD)
   - Allstate Electric, Inc. (Mt. Airy, MD)
   - Ashland Equipment, a division of Singer MD, LLC (Belcamp, MD)
   - Atlascopeco Construction Co., Inc. (Gaithersburg, MD)
   - Autumn Contracting, Inc. (Springfield, VA)
   - Barnes and Associates, Inc. (Westminster, MD)
   - Bowings & Huber, LLC dba: BoMark Electric (Hampstead, MD)
   - Bragunier Masonry Contractors, Inc. (Clear Spring, MD)
   - Brandenburg Electric, Inc. (Frederick, MD)
   - Bravewell Builders, Inc. (Hampstead, MD)
   - Brewer & Company of WV, Inc. (Charlestown, WV)
   - Callas Contractors, LLC (Hagerstown, MD)
   - CAM Construction Co., Inc. (Timonium, MD)
   - Can-Am Contractors, Inc. (Beltsville, MD)
   - Canyon Contracting, Inc. (Mt. Airy, MD)
   - Capitol Sprinkler Contracting, Inc. (Columbia, MD)
   - Chevy Chase Contractors, Inc. (Silver Spring, MD)
   - Citiroof Corporation (Columbia, MD)
   - Cole Roofing Company, Inc. (Baltimore, MD)
   - Dance Brothers, Inc. (Linthicum, MD)
   - Durex Coverings, Inc. (Baltimore, MD)
   - Engineered Construction Products, Ltd. (Frederick, MD)
   - Frederick Tile, Inc. (Frederick, MD)
   - George Moehrle Masonry, Inc. (Frederick, MD)
   - Glass Concepts, Inc. (Frederick, MD)
   - Glass Industries, LLC (Pikesville, MD)
   - Gyrphon Tile, LLC (Middletown, VA)
   - Hancock & Albanese, Inc. (Elkridge, MD)
   - Interstate Corporation (Gaithersburg, MD)
   - J.A. Argetakis Contracting Co., Inc. (Baltimore, MD)
   - Kalkreuth Roofing and Sheet Metal, Inc. (Frederick, MD)
   - KaRyon Masonry of Maryland, Inc. (Laurel, MD)
   - Keller Brothers, Inc. (Mt. Airy, MD)
   - Key Systems, Inc. (White Marsh, MD)
   - Kinsley Construction, Inc. (Hagerstown, MD)
   - L&R Enterprises, Inc. dba: L&R Floors (Hyattsville, MD)
   - M3 Contracting, LLC (Newark, DE)
   - Main Line Commercial Pools, Inc. (King of Prussia, PA)
   - Master Care Flooring, Inc. (Baltimore, MD)
   - NLP Enterprises, Inc. (Owings Mills, MD)
   - Paddock Swimming Pool Company (Rockville, MD)
   - Pleasants Construction, Inc. (Clarksville, MD)
   - Profast Commercial Flooring, LLC (Monrovia, MD)
   - R.W. Warner, Inc. dba: Warner Mechanical (Frederick, MD)
   - Ross Contracting, Inc. (Mt. Airy, MD)
   - S.A. Halac Iron Works, Inc. (Sterling, VA)
   - Simpson Unlimited, Inc. (Manassas, VA)
   - Sody Concrete Construction, Inc. (Baltimore, MD)
   - Solaria Flooring Group (Annapolis Junction, MD)
   - Telligent Masonry, LLC (Rockville, MD)
   - Towson Mechanical, Inc. (Parkville, MD)
   - Urban N. Zink Contractor, Inc. (Chase, MD)
   - W.G. Tomko, Inc. (Finleyville, PA)
   - Waynestboro Construction Co., Inc. (Frederick, MD)
   - Westmoreland Electric Services, LLC (Tarrants, PA)
   - William F. Klingensmith, Inc. (College Park, MD)
   - Zephyr Aluminum, LLC (Sykesville, MD)

3. Other Facts:
   - This bid was organized into 18 separate packages representing different trades. The contract packages are as follows: 2A Earthwork & Site Demolition, 3A Concrete, 4A Masonry, 5A Structural Steel, 6A General Trades, 7A Roofing, 8A Glass & Aluminum, 9A Drywall, 9B Ceramic Tile, 9C Resilient Flooring, 9D Athletic Flooring, 9E Resinous Flooring, 9F Painting, 11A Food Service Equipment, 13A Therapy Pool, 15A Mechanical, 15B Sprinkler and 16A Electrical. Funding constraints require this project to be constructed in two phases over two fiscal years. Phase two activities of these contract packages is contingent upon FY21 funding approval.
   - It is anticipated that construction will commence on or around October, 2019, with substantial completion achieved by January, 2021.
   - The architect for this project is Proffitt and Associates Architects of Frederick, MD. The construction manager for this project is Dustin Construction, Inc. of Ijamsville, MD.
   - The contract will be administered by Brian Staiger, Senior Project Manager, Planning and Construction Management.

4. Source of Funding: FY20 Approved Capital Improvements Projects Budget and contingent upon Board approval of FY21 Capital Improvements Projects Budget.
B. **Recommendation:** Staff recommends that Bid 19C14, Rock Creek School Replacement project - Packages 2A, 3A, 4A, 5A, 6A, 7A, 8A, 9A, 9B, 9C, 9D, 9E, 9F, 11A, 13A, 15A, 15B & 16A, be awarded per the attached Summary of Award and Bid Tabulation at a total cost of $40,056,687.00 (Base Bid + Alternate #1).

The funding of Base Bid Phase 2 Activities and Alternate #1 is contingent upon Board approval of the requested FY21 Capital Improvements Projects Budget.

C. **Action taken by the Board (Purchasing use only):**

```
AB  Approved   _____Denied   _____Deferred   _____Other   KM/ab
9.11.19  Date   _____Date   _____Date   _____Date   BOE Meeting: 09.11.19
```
<table>
<thead>
<tr>
<th>Contract Package</th>
<th>Contractor</th>
<th>FY20</th>
<th>FY21</th>
<th>TOTAL AWARD</th>
</tr>
</thead>
<tbody>
<tr>
<td>2A Earthwork &amp; Site Demolition:</td>
<td>AccuBid Civil Construction, Inc.</td>
<td>$7,116,360.00</td>
<td>$4,361,640.00</td>
<td>$11,478,000.00</td>
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<td>3A Concrete:</td>
<td>Sody Concrete Construction, Inc.</td>
<td>$798,720.00</td>
<td>$225,280.00</td>
<td>$1,024,000.00</td>
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<td>4A Masonry:</td>
<td>Bragunier Masonry Contractors, Inc.</td>
<td>$1,029,196.00</td>
<td>$3,445,568.00</td>
<td>$4,474,764.00</td>
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<tr>
<td>5A Structural Steel:</td>
<td>Kinsley Construction, Inc.</td>
<td>$897,000.00</td>
<td>$2,093,000.00</td>
<td>$2,990,000.00</td>
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<td>6A General Trades:</td>
<td>William F. Klingensmith, Inc.</td>
<td>$274,600.00</td>
<td>$2,471,400.00</td>
<td>$2,746,000.00</td>
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<td>7A Roofing:</td>
<td>Simpson Unlimited, Inc.</td>
<td>$693,828.00</td>
<td>$2,081,483.00</td>
<td>$2,775,311.00</td>
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<td>8A Glass &amp; Aluminum:</td>
<td>Engineered Construction Products, Inc.</td>
<td>$282,225.00</td>
<td>$846,675.00</td>
<td>$1,128,900.00</td>
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<td>9A Drywall:</td>
<td>J.A. Argetakis Contracting Co., Inc.</td>
<td>$242,140.00</td>
<td>$1,372,127.00</td>
<td>$1,614,267.00</td>
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<td>9B Ceramic Tile:</td>
<td>Atlascopco Construction Co., Inc.</td>
<td>$11,340.00</td>
<td>$366,660.00</td>
<td>$378,000.00</td>
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<td>9C Resilient Flooring:</td>
<td>Solara Flooring Group</td>
<td>$3,458.00</td>
<td>$169,442.00</td>
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<td>9D Athletic Flooring:</td>
<td>Master Care Flooring, Inc.</td>
<td>$3,606.00</td>
<td>$68,514.00</td>
<td>$72,120.00</td>
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<td>9E Resinous Flooring:</td>
<td>Durex Coverings, Inc.</td>
<td>$4,263.00</td>
<td>$208,887.00</td>
<td>$213,150.00</td>
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<td>9F Painting:</td>
<td>NLP Enterprises, Inc.</td>
<td>$4,988.00</td>
<td>$280,012.00</td>
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<td>11A Food Service:</td>
<td>11400, Inc.</td>
<td>$34,380.00</td>
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<td>13A Therapy Pool:</td>
<td>Paddock Swimming Pool Company</td>
<td>$206,985.00</td>
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<td>15A Mechanical:</td>
<td>R.W. Warner, Inc.</td>
<td>$3,462,600.00</td>
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<td>15B Sprinkler:</td>
<td>Brewer &amp; Company of WV, Inc.</td>
<td>$28,050.00</td>
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<td>16A Electrical:</td>
<td>Westmoreland Electric Services, LLC</td>
<td>$1,654,360.00</td>
<td>$2,481,540.00</td>
<td>$4,135,900.00</td>
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<td><strong>TOTALS:</strong></td>
<td></td>
<td><strong>$16,748,099.00</strong></td>
<td><strong>$23,308,588.00</strong></td>
<td><strong>$40,056,687.00</strong></td>
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FY20 - Costs for all work that takes place between award and June 30, 2020.
FY21 - Costs for all work that takes place on or after July 1, 2020.
<table>
<thead>
<tr>
<th>Agenda Item</th>
<th>Proposal A</th>
<th>Proposal B</th>
<th>Proposal C</th>
<th>Proposal D</th>
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<td>Contract Package: 5A Concrete (2% MBE Goal)</td>
<td>$1,175,500.00</td>
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<td>$1,600,000.00</td>
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<tr>
<td>Contract Package: 5A HVAC (2% MBE Goal)</td>
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<td>$1,600,000.00</td>
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<td>$1,600,000.00</td>
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<tr>
<td>Contract Package: 5A Electrical (2% MBE Goal)</td>
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<td>$1,600,000.00</td>
<td>$1,600,000.00</td>
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<tr>
<td>Contract Package: 5A Structural Steel (2% MBE Goal)</td>
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<td>$1,600,000.00</td>
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<td>Contract Package: 5A Roofing (2% MBE Goal)</td>
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<tr>
<td>Contract Package: 5A Drywall (1% MBE Goal)</td>
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<td>$1,600,000.00</td>
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<tr>
<td>Contract Package: 5B Landscape (2% MBE Goal)</td>
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<td>$1,600,000.00</td>
<td>$1,600,000.00</td>
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<tr>
<td>Contract Package: 5C Mechanical (2% MBE Goal)</td>
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<td>$1,600,000.00</td>
<td>$1,600,000.00</td>
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<td>Contract Package: 5D Electrical (2% MBE Goal)</td>
<td>$1,600,000.00</td>
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<td>Contract Package: 5E Plumbing (2% MBE Goal)</td>
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<td>$1,600,000.00</td>
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<td>Contract Package: 5J HVAC (2% MBE Goal)</td>
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<td>Contract Package: 5M Concrete (2% MBE Goal)</td>
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<td>Contract Package: 5N Roofing (2% MBE Goal)</td>
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<td>$1,600,000.00</td>
<td>$1,600,000.00</td>
<td>$1,600,000.00</td>
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**Total Base Bid:** $11,218,000.00
## BID 19C14, ROCK CREEK SCHOOL REPLACEMENT PROJECT
### PREVAILING WAGE RATES - BID TABULATION

| VENDOR | BASE BID | ALT 1 | ALT 2 | ALT 3 | ALT 4 | ALT 5 | ALT 6 | ALT 7 | ALT 7.1 | ALT 7.2 | ALT 7.3 | ALT 8 | ALT 8.1 | ALT 8.2 | ALT 8.3 | ALT 8.4 | ALT 9 | ALT 10 | ALT 10.1 | ALT 10.2 | ALT 10.3 | ALT 10.4 | TOTAL BASE + ALT 1 |
|--------|---------|-------|-------|-------|-------|-------|-------|-------|---------|---------|---------|-------|---------|---------|---------|---------|-------|---------|---------|---------|---------|----------------------|
| W.G. Tomko | $8,065,000.00 | $306,000.00 | $880,000.00 | $30,000.00 | $989,000.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $837,100.00 |
| Towson | $5,858,000.00 | $270,000.00 | $542,000.00 | $26,000.00 | $548,000.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $14,000.00 | $2,100.00 | $27,000.00 | $27,000.00 | $6,128,000.00 |
| R.W. Warner | $5,604,000.00 | $167,000.00 | $414,000.00 | $69,000.00 | $393,400.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $1,400.00 | $3,900.00 | $660.00 | $1,140.00 | $5,771,000.00 |
| Brewer & Co. | $270,000.00 | $10,500.00 | $21,000.00 | $5,500.00 | $4,500.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $3,100.00 | $- | $- | $280,500.00 |
| Capitol Sprinkler | $398,000.00 | $18,125.00 | $26,750.00 | $17,000.00 | $3,500.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $8,500.00 | $- | $- | $416,125.00 |
| Altimate Elec. | $4,500,000.00 | $152,000.00 | $36,000.00 | $6,000.00 | $72,000.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $0.00 | $0.00 | $4,652,000.00 |
| Bowlings & Huber | $5,128,000.00 | $163,500.00 | $290,000.00 | $15,570.00 | $69,000.00 | $15,175.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $0.00 | $0.00 | $5,291,500.00 |
| Brandenburg | $4,523,000.00 | $111,900.00 | $32,925.00 | $15,675.00 | $26,800.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $0.00 | $0.00 | $4,634,900.00 |
| Key Systems | $4,521,000.00 | $143,000.00 | $19,500.00 | $8,200.00 | $38,700.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $0.00 | $0.00 | $4,664,000.00 |
| Westmoreland | $3,997,500.00 | $138,400.00 | $49,000.00 | $2,120.00 | $18,200.00 | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $- | $0.00 | $0.00 | $4,135,900.00 |
| **GRAND TOTALS** | **39,017,632.00** | **1,039,055.00** | **1,916,770.00** | **253,600.00** | **2,043,100.00** | **264,600.00** | **53,580.00** | **153,870.00** | **11,255.00** | **28,159.00** | **35,747.00** | **...** | **8,900.00** | **660.00** | **11,400.00** | **53,100.00** | **39,700.00** | **18,800.00** | **19,800.00** | **40,056,687.00** |

**Contract Package: 15A Mechanical (10% MBE Goal)**
- **ALTERNATE NO. 1 to the Base Bid:** Parks and Recreation Gymnasium Expansion
- **ALTERNATE NO. 3 to the Base Bid:** Greenhouse
- **ALTERNATE NO. 4 to the Base Bid:** Middle School Classroom Wing and Shared Learning
- **ALTERNATE NO. 5 to the Base Bid:** Security Doors and Frames with Ballistic Glazing
- **ALTERNATE NO. 6 to the Base Bid:** Territorial Flooring at Commons 002
- **ALTERNATE NO. 7 to the Base Bid:** Provide Quartz Tile Flooring in lieu of VCT Flooring - Alt. 1
- **ALTERNATE NO. 7.1 to the Base Bid:** Provide Quartz Tile Flooring in lieu of VCT Flooring - Alt. 2
- **ALTERNATE NO. 7.2 to the Base Bid:** Provide Quartz Tile Flooring in lieu of VCT Flooring - Alt. 3
- **ALTERNATE NO. 7.3 to the Base Bid:** Provide Quartz Tile Flooring in lieu of VCT Flooring - Alt. 4
- **ALTERNATE NO. 8 to the Base Bid:** Modification to Underslab Piping Materials
- **ALTERNATE NO. 8.1 to the Base Bid:** Modification to Underslab Piping Materials - Alt. 1
- **ALTERNATE NO. 8.2 to the Base Bid:** Modification to Underslab Piping Materials - Alt. 2
- **ALTERNATE NO. 8.3 to the Base Bid:** Modification to Underslab Piping Materials - Alt. 3
- **ALTERNATE NO. 8.4 to the Base Bid:** Modification to Underslab Piping Materials - Alt. 4

**Contract Package: 15B Sprinkler (2% MBE Goal)**
- **ALTERNATE NO. 10 to the Base Bid:** HVAC Maintenance Service Agreement
- **ALTERNATE NO. 10.1 to the Base Bid:** HVAC Maintenance Service Agreement - Alt. 1
- **ALTERNATE NO. 10.2 to the Base Bid:** HVAC Maintenance Service Agreement - Alt. 2
- **ALTERNATE NO. 10.3 to the Base Bid:** HVAC Maintenance Service Agreement - Alt. 3
- **ALTERNATE NO. 10.4 to the Base Bid:** HVAC Maintenance Service Agreement - Alt. 4

**Contract Package: 16A Electrical (10% MBE Goal)**
- **ALTERNATE NO. 2 to the Base Bid:** Alternative Specialized Education Wing
- **ALTERNATE NO. 3 to the Base Bid:** Greenhouse
- **ALTERNATE NO. 4 to the Base Bid:** Alternative Specialized Education Wing
- **ALTERNATE NO. 5 to the Base Bid:** Security Doors and Frames with Ballistic Glazing
- **ALTERNATE NO. 6 to the Base Bid:** Territorial Flooring at Commons 002
- **ALTERNATE NO. 7 to the Base Bid:** Provide Quartz Tile Flooring in lieu of VCT Flooring - Alt. 1
- **ALTERNATE NO. 7.1 to the Base Bid:** Provide Quartz Tile Flooring in lieu of VCT Flooring - Alt. 2
- **ALTERNATE NO. 7.2 to the Base Bid:** Provide Quartz Tile Flooring in lieu of VCT Flooring - Alt. 3
- **ALTERNATE NO. 7.3 to the Base Bid:** Provide Quartz Tile Flooring in lieu of VCT Flooring - Alt. 4
- **ALTERNATE NO. 8 to the Base Bid:** Modification to Underslab Piping Materials
- **ALTERNATE NO. 8.1 to the Base Bid:** Modification to Underslab Piping Materials - Alt. 1
- **ALTERNATE NO. 8.2 to the Base Bid:** Modification to Underslab Piping Materials - Alt. 2
- **ALTERNATE NO. 8.3 to the Base Bid:** Modification to Underslab Piping Materials - Alt. 3
- **ALTERNATE NO. 8.4 to the Base Bid:** Modification to Underslab Piping Materials - Alt. 4
- **ALTERNATE NO. 9 to the Base Bid:** Addition of Fire Pumps
- **ALTERNATE NO. 10 to the Base Bid:** HVAC Maintenance Service Agreement
- **ALTERNATE NO. 10.1 to the Base Bid:** HVAC Maintenance Service Agreement - Alt. 1
- **ALTERNATE NO. 10.2 to the Base Bid:** HVAC Maintenance Service Agreement - Alt. 2
- **ALTERNATE NO. 10.3 to the Base Bid:** HVAC Maintenance Service Agreement - Alt. 3
- **ALTERNATE NO. 10.4 to the Base Bid:** HVAC Maintenance Service Agreement - Alt. 4