

AGENDA ITEM SUMMARY SHEET
VILLAGE COUNCIL MEETING
July 3, 2024

Agenda Item:

Corkscrew Road Path, Landscaping & Lighting Project Construction Manager at Risk Contract

Motion to approve Contract Number 24005 Construction Manager at Risk agreement between Village of Estero and Wright Construction Group and to authorize the Village Manager to execute the agreement and any related documents or amendments as may be necessary which do not require an increase in contract price.

Background:

The Village of Estero Staff is proposing the Village hire a Construction Manager at Risk (CMAR) firm to construct the proposed Corkscrew Road Path, Lighting, and Landscaping, Improvements.

The project is located along Corkscrew Road from Ben Hill Griffin Parkway to the eastern side of Bella Terra. A location map is attached. The project will include 10-ft wide pathways on both sides of the road, landscaping within the median and both sides of the road and decorative street lighting.

The Village issued RFP 2024-03 seeking proposals from qualified companies capable of providing construction management services for the Project. Four very well qualified firms submitted proposals to the Village on May 14, 2024, and the Village's selection committee meet on May 30, 2024, to review each of the proposals. The committee discussed the strengths of each firm and proposed the following ranking.

1. Wright Construction
2. AIM Construction
3. Chris Tel Construction
4. American Infrastructure

At the June 5, 2024 meeting, the Village Council approved the Village Staff rankings and authorized Staff to negotiate a contract with Wright Construction.

Description:

Village Staff completed contract negotiations with Wright Construction for Construction Manager at Risk Services, including Pre-Construction Services for each project. This contract includes the following services.

1. Construction Plan Review – Review plans and provide recommendations
2. Cost Estimate – Prepare a construction cost estimate for construction.
3. Schedule – Prepare a project schedule
4. Traffic Control Plan – Development plan to control traffic during construction.
5. SUE – Locate underground utilities where conflicts could occur.
6. Utility Coordination – Coordinate with utilities providers
7. Bid – Prepare bid packages and receive bids.
8. GMP – prepare guaranteed maximum price contract amendment.

The Guaranteed Maximum Price (GMP) amendments for construction of each phase will be brought to the Village Council for approval at a future Council meeting.

Action Requested:

Motion to approve Contract Number 24005 Construction Manager at Risk agreement between Village of Estero and Wright Construction Group and to authorize the Village Manager to execute the agreement and any related documents or amendments as may be necessary which do not require an increase in contract price.

Process and Timeline:

Wright Construction will start working on the project shortly after the contract is fully executed. Wright Construction expects to complete the pre-constructions and bring the Guaranteed Maximum Price (GMP) back for Village Council approval in less than 75 days.

Financial Impact:

The financial impact for the pre-construction services is \$121,945.92. This will be funded by the \$4,963,450 in the current budget for Corkscrew Road Paths, Landscaping, & Street lighting.

The final Guaranteed Maximum Price for the construction of the project is expected to be ready for Village Council approval within 75 days of the project's notice to proceed.

Prepared by: David Willems and Steve Gillette

Attachments:

1. Location Map
2. Contract No. 24005 Corkscrew Road CMAR Contract
3. Exhibit 1 Phase 1 Preconstruction Services
4. Exhibit 2 GMP (Blank)
5. Exhibit 3 General Conditions
6. Exhibit 4 RFP 2024-03
7. Exhibit 5 Construction Manager's Proposal