



September 18, 2023

M E M O R A N D U M

TO: Jim Murdaugh, Ph.D.
President

FROM: Barbara Wills, Ph.D.
Vice President for Administrative Services and Chief Business Officer

SUBJECT: Guaranteed Maximum Price – TCC Administration Building Lobby Renovation Project

Item Description

This item requests approval of the Guaranteed Maximum Price (GMP) for the TCC Administration Building Lobby Renovation Project.

Overview and Background

This project includes interior renovations to the Lobby of the Hinson Administration Building, Building#27, located on TCC's Main Campus Site 1, at 444 Appleyard Drive in Tallahassee, Florida. The requirements for the GMP solicitation process were reviewed and completed by Cook Brothers, Inc. The bid specifications were approved by TCC and Cook Brothers, Inc. and released to the public on July 9, 2023. Proposals from sub-contractors were opened on August 10, 2023 and evaluated accordingly.

As a result of the solicitation, the Guaranteed Maximum Price (GMP) for the TCC Administration Building Lobby Renovation Project is \$658,526.04 with supporting documents attached.

Funding/ Financial Implications

The GMP for this project is \$658,526.04. This construction contract will be funded from local College funds.

Past Actions by the Board

The Board approved the Construction Manager at Risk (CMAR) selection for this project at the June 20, 2023 BOT meeting.

Recommended Action

Approve the attached Construction Manager at Risk Contract and Guaranteed Maximum Price from Cook Brothers, Inc., for the TCC Administration Building Lobby Renovation Project.

Tallahassee Community College

GMP Price Summary

August 28, 2023

22.10.26

Project Name:

TCC Administration Lobby Renovation

Project Number:

Project Address:

444 Appleyard Drive

Project Architect:

BKJ Architect

AIA Address:

Estimated Start Date:

10/16/2023

Preconstruction Fee

\$ 5,778.94

Construction Phase Fee

\$ 133,743.76

General Conditions

\$ 60,982.50

Bid Packages - Subcontractor Work

\$ 333,827.50

Bond/Insurance

\$ 10,083.67

Project Contingency

\$ 43,553.31

OH & Fee

\$ 70,556.36

TOTAL GMP

\$ 658,526.04

CBI Project Manager:

Jacob Beard

Proposed Superintendent:

TBD