



College Station Independent School District

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MEMORANDUM

To: Dr. Eddie Coulson, Superintendent

From: Mike Ball, Deputy Superintendent for Business and Operations

Date: July 19, 2007

Subject: Consideration of Appointment of a Construction Manager at Risk For 2007 Bond Program Construction Projects

Agenda Item: K-4

Board Priority/
District Goal: Priority 3, Goal 4

A handwritten signature in black ink, appearing to read "Mike Ball", is written over the "From:" line of the memorandum.

BACKGROUND

A Request For Proposals (RFP) for Construction Manager at Risk Services was distributed to the public on June 24, 2007. The legal advertising of this RFP was made in The Bryan/College Station Eagle on June 24, 2007 and July 1, 2007.

The responses to the RFP were due on July 17, 2007, at 10:00 AM. At that time, a public opening of the responses was conducted. After all responses were opened and read aloud, the public members departed.

On July 18, 2007 a Committee was assembled for the purpose of evaluating the responses to determine which firms should be extended an invitation for an interview. That Committee was comprised of Marc Chaloupka, David Norton, Royce Thomas, Mark Pantel and Mike Ball. Steve Aloway of VLK Architects participated in the meeting in an advisory capacity.

The criteria stated in the RFP were utilized to evaluate the respondent firms. The criteria were weighted with 75 percent allocated to qualifications and 25 percent allocated to the proposed fee.

Using the scoring criteria stated in the RFP, two respondents rose to the top of the scoring. Those two firms were extended an invitation for an interview.

The firms extended an invitation for interview are Durotech L. P. and Pepper-Lawson Construction, L. P.

On Monday, July 23, 2007, interviews are scheduled with the two candidate firms for the Construction Manager at Risk work in connection with the 2007 Bond Program Construction Projects.

The firms to be interviewed and the times of the appointments are as follows:

1:00 PM Durotech L. P.
2:30 PM Pepper-Lawson Construction L. P.

The interview committee is scheduled to include the following individuals representing College Station ISD: Randall Pitcock, Marc Chaloupka, Steve Aldrich, Eddie Coulson, Mike Ball, Greg McIntyre, Clark Ealy, Ann Ganter, David Norton, Mark Pantel, Jon Hall and Royce Thomas. Steve Aloway of VLK Architects is scheduled to participate in an advisory capacity.

The interview committee is scheduled to conduct the interviews at the scheduled times as listed above. After the last interview, the committee is scheduled to discuss the two firms that were interviewed with the goal of recommending a firm to the Board of Trustees as the Construction Manager at Risk for the construction projects associated with the 2007 Bond Program.

RECOMMENDATION

A recommendation is scheduled to be presented to the Board of Trustees at the Board Meeting on July 24, 2007.