

Consideration and Approval of Negotiated Agreement for Peer Review / Building Commissioning Consulting Services for the Five New HCS Buildings

Policy Reference: OE-13: The superintendent shall assure that physical facilities support the accomplishment of the board's **Results** policies, are safe and properly maintained.

Background Information: The District's Short Term Capital Plan includes the construction of five new schools. The delivery method of design-build was selected for these projects by the board. The method of selecting the design-build team included a Request for Qualifications (RFQ) followed by a Request for Proposals (RFP) from firms selected from the RFQ submittals. The RFP requires in Article 2.3 that the District procure **Independent Peer Review (IPR)** services so as to maintain uniformity in IPR across all five projects. IPR is defined as *"the function of confirming that the key elements of the professional engineering and architectural design provided by the design-builder conform to the applicable standard of care."*

In addition, the RFP requires that the District provide a *"commissioning provider / authority"* to document **"Building Commissioning."** This is defined as *"a formal and systematic process of documentation, adjustment, testing, verification, and training, focused on quality assurance and performed specifically to ensure that the finished facility operates in accordance with the District's documented design requirements and the construction documents."* As IPR and building commissioning are closely related yet performed at different stages of the project, these services were solicited together.

At the 8/22/2016 Board Meeting, the Board authorized HCS staff to enter into negotiations with KLG Jones, LLC, (KLG) for Peer Review and Commissioning Services for the four (4) new middle/intermediate schools, and Hanson Professional Services, Inc. (Hanson) for the Peer Review and Commissioning Services for the new elementary school. The two companies were then contacted for fee proposals. On 9/6/16, HCS received notice from Hanson they were withdrawing from further consideration. HCS received KLG's proposal for the four schools, dated 9/7/2016. As Hanson had withdrawn, KLG was asked to also submit a proposal for the elementary school. That proposal was received, dated 9/22/16.

Purpose: To procure the consulting services of both peer review and building commissioning from an independent vendor for the five new schools.

For additional information: Contact John Gardner at 843-488-6896 or Daryl Brown at 843-488-6774.

Recommended Action: Based on the negotiated fees, authorize HCS staff to award a contract to KLG Jones, LLC, for Peer Review and Commissioning Services for four (4) new middle / intermediate schools and one (1) new elementary school.

Estimated Cost: Upon approval, the actual fee structure will be shared for public information. The fees are within the designated allowance for the work.

Recurring ☐ Non-recurring ☒
Funding Sources: