



MEETING OF MARCH 21, 2023

TO: Mayor Jordan and City Council

THRU: Susan Norton, Chief of Staff
Chris Brown, Public Works Director
Terry Gulley, Asst Public Works Director - Ops

FROM: Byron Humphry, Parks Maintenance Superintendent

DATE:

SUBJECT: **Contract with TBD for Construction Manager at Risk (CMAR) Services for the Lake Fayetteville Softball Improvement project.**

RECOMMENDATION:

Staff recommends approval of a contract with Crossland Heavy Contractors, Inc., in reference to RFQ 23-02, to provide CMAR services related to the Lake Fayetteville Softball Improvement project for a not to exceed fee of \$38,950.00.

BACKGROUND:

On October 4, 2022, City Council approved Resolution 224-22 to enter a contract with Crafton Tull & Associates, Inc. to provide professional architectural and engineering service associated with the design of the Lake Fayetteville Softball Improvement project. Crafton Tull is currently working through the preliminary design of the softball complex renovations. In late March, Crafton Tull will begin the process of refining the plan into the final design. At this point it becomes critical for project success to have construction management services available to evaluate design, suggest localized construction methods and materials and provide costs to various design elements.

DISCUSSION:

On January 22, 2023, the City of Fayetteville advertised RFQ 23-02 and accepted requests for qualifications from construction management companies to provide CMAR services for the Lake Fayetteville Softball Improvement project. On February 23, 2023 a selection committee made up of City staff and elected officials reviewed submittals from four construction management professionals that responded to the request for qualifications and short listed the applicants to two companies. On March 9, 2023, the selection committee interviewed the two companies. The committee selected and negotiated a contract with **TBD** to complete this task. The scope of work for the CMAR will be split into two phases:

The contract for consideration at this time is Phase 1 only and will consist of preconstruction services. This will include working closely with Crafton Tull to provide timely cost estimating for construction methods and practices and material selections. This estimate will be used to establish the construction budget.

Phase 2 will commence upon the completion of the final design of the Lake Fayetteville Softball Improvement project. The City will negotiate the final construction cost which will be reflected in the Guaranteed Maximum

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Price (GMP). The GMP proposal will include all cost associated with the construction of the Lake Fayetteville Softball Improvement project.

BUDGET/STAFF IMPACT:

The maximum not-to-exceed amount authorized for Phase 1 for preconstruction services for this agreement is \$38,950.00.

Phase 2 of this project is contingent upon City Council approval of the GMP change order proposal.

ATTACHMENTS: SRF - CMAR Lake Fayetteville Softball, RFQ 23-02 CONTRACT , Updated SRF - CMAR Lake Fayetteville Softball, Updated SRM CMAR Lake Fayetteville Softball Improvements, Updated RFQ 23-02 Combined Final Contract - Signed

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