

CHRONOLOGY OF THE AGENDA ITEM
ESPLOST VI – Capital Improvement Project
Guaranteed Maximum Price (GMP)
RFQu No. 24-752-039 – Group 2 Security Vestibules
Upgrades and Installations

Scope:

E-SPLOST VI – Capital Improvement Project – **Group 2 Security Vestibules Guaranteed Maximum Price (GMP)** -RFQu 24-752-039 -**Lefko Development, Inc. dba Lefko Construction**

Additional information can be found in the following document:

- **Exhibit M -GMP Amendment to Agreement between Owner and Constructor Contractor**

Contract Terms:

Pursuant to the CM@Risk (Construction Management at Risk) contract and **Exhibit M -GMP Amendment to Agreement between Owner and Constructor Contractor**, the not to exceed amount for the **Group 2 Security Vestibules (GMP)** is \$17,680,721.65 and is effective upon Board Approval and fully executed Exhibit M.

Background

On February 1, 2023, The Board approved an initial E-SPLOST VI list of projects on that included the installation or upgrade of security vestibules at various schools throughout the district. These security vestibule projects were broken into “Groups” for easier procurement of design and construction services.

Design services for Security Vestibules Group 2 was awarded by the Board to SSOE Inc. on August 12, 2024.

Construction services for Security Vestibules Group 2 were awarded by the Board via a Construction Management at Risk contract to Lefko Construction on October 7, 2024.

Pursuant to that agreement the Design Professional (SSOE), Construction Manager (Lefko), Program Manager (HPM), and DCSD Operations have collaborated to generate a design, a safe construction phasing plan, and a GMP in the best interest of the DeKalb County School District for each of the 25 security vestibules included in “Security Vestibules Group 2”:

- DeKalb Arts Academy Avondale MS - \$626,164.25
- Cedar Grove MS - \$701,551.28
- Chapel Hill ES - \$888,365.56
- Chapel Hill MS - \$713,266.45
- Columbia MS - \$663,682.54
- Eagle Woods Academy - \$489,695.26
- Evansdale ES - \$459,603.56
- Fairington ES - \$648,491.40
- Huntly Hills ES - \$1,090,661.86
- Mary Mcleod Bethune MS - \$679,612.05

- McNair MS - \$487,776.76
- Miller Grove MS - \$843,398.91
- Montclair ES - \$902,832.20
- Montgomery ES - \$500,171.38
- Oakcliff ES - \$478,878.41
- Peachtree MS - \$876,583.22
- Pine Ridge ES - \$682,714.94
- Redan ES - \$641,913.08
- Redan HS - \$730,672.39
- Redan MS - \$707,443.01
- Rowland ES - \$483,243.35
- Snapfinger ES - \$1,016,937.17
- Southwest DeKalb HS - \$1,071,834.60
- Stone Mountain ES - \$597,098.07
- Towers HS - \$698,129.93

The requested action establishes the Guaranteed Maximum Price and Contract Time for all the Work set forth in the attached "Exhibit M" for each school. Each site is funded as a separate project in the E-SPLOST VI capital improvement fund. This approval increases the budget of the general contractor cost code in each project and funds the approved GMP out of the general contractor cost code in each project.