

State of Washington
PROJECT REVIEW COMMITTEE (PRC)
APPLICATION FOR RECERTIFICATION OF PUBLIC BODY
RCW 39.10 Alternative Public Works Contracting
General Contractor/Construction Manager (GC/CM) and/or Design-Build (DB)

The PRC will consider recertification applications based upon agency's experience, capability, and success in undertaking Alternative Public Works Contracting utilizing the General Contractor/Construction Manager (GC/CM) and/or Design-Build (DB) project delivery process. **Incomplete applications may delay action on your application.**

Identification of Applicant

Legal name of Public Body (your organization): **Mukilteo School District No. 06**

a) Mailing Address: **9401 Sharon Drive, Everett WA 98204**

b) Contact Person Name: **Karen Mooseker** Title: **Executive Director of District Support Services**

c) Phone Number: **425.356.1239** E-mail: **moosekerkw@mukilteo.wednet.edu**

d) Expiration Date of current Certification: **12/01/2025** GC/CM ☐ DB

e) Type of Certification Being Sought: ☒ GC/CM ☐ DB

1. Experience and Qualifications for Determining Whether Projects Are Appropriate for GC/CM and/or DB Alternative Contracting Procedure(s) in RCW 39.10

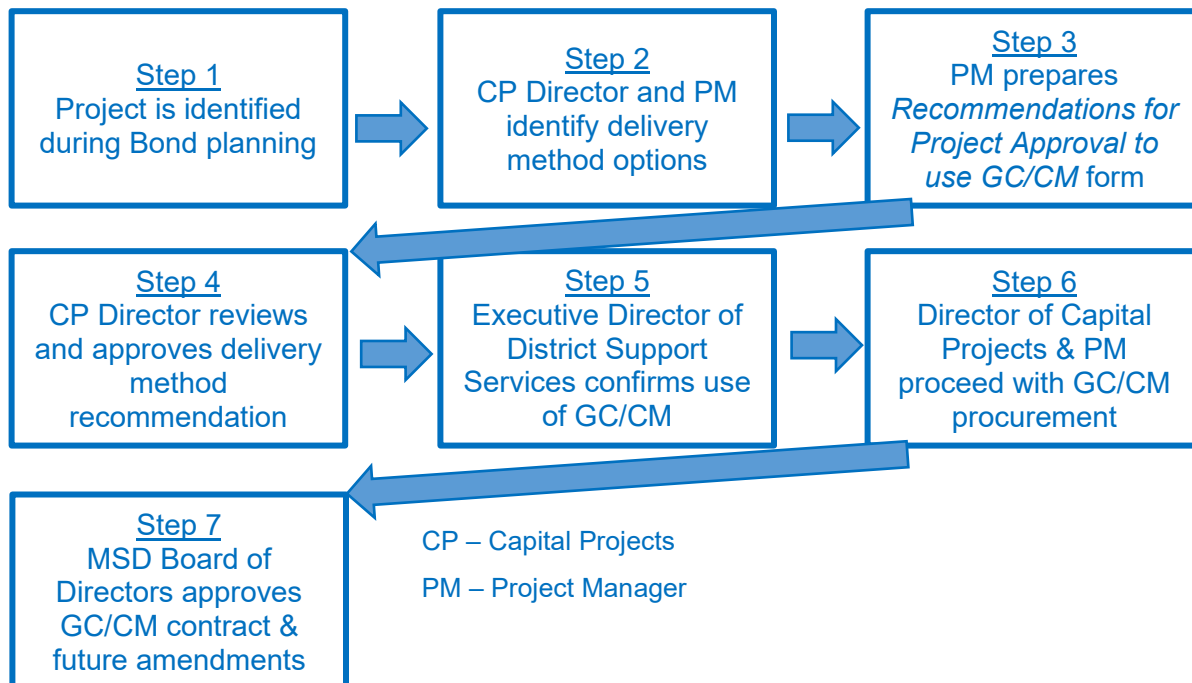
(RCW 39.10.270 (2)(a)) Limit response to two pages or less.

Provide your agency's processes. If there have been any changes to your agency's processes since certification/recertification addressing items (a) and (b) below, please submit the revised process chart or list with the reasoning for the changes.

(a) The steps your organization takes to determine that use of GC/CM and/or DB is appropriate for a proposed project; and

(b) The steps your organization takes in approving this determination.

The process to determine if GC/CM procurement method should be used for projects has not changed since certification in December 2022. Below is the Project Approval Flow Chart for your reference.



2. Project Delivery Knowledge and Experience

(RCW 39.10.270 (3)(b)(i)) Limit response to two pages or less.

Please describe your organization's experience in delivering projects under Alternative Public Works in the past three years and summarize how these projects met the statutes in RCW 39.10.

- (a) Include the status of each alternative delivery project [*planned, underway, or completed, projects, start and completion dates, and projected/actual construction cost*]. Describe cost overruns or schedule delay, and any Litigation and Significant Disputes on any Alternative Delivery Project since Previous certification/recertification.
- (b) List lessons learned from your experience.

See Attachment A: Project Delivery Knowledge & Experience

Lessons Learned:

- **Procurement Timing:** We did procurement for a couple of projects within a short period of time. While we were able to use contractor questions during procurement to improve contract documents, the condensed schedule limited the contractors' ability to incorporate feedback from debrief sessions into subsequent submission/interview. A key purpose of debrief sessions is to help contractors strengthen their proposals and increase their chances of success. In the future we need to space procurement for separate projects farther out or adjust how feedback is delivered if the procurement schedule for multiple projects is close together.
- **Document Clarification:** The District continues to refine the RFP process, the GC/CM contract, and the Cost Responsibility Matrix to enhance clarity and simplicity. By leveraging questions submitted during the selection process and incorporating feedback from contractor debrief sessions, we can continue to improve our processes and documentation—ultimately benefiting future projects.
- **Diversify Outreach:** Diversifying outreach methods is important and likely to be an ongoing lesson learned. Since our certification in 2022, we have expanded our outreach efforts. We participated in an event with multiple school districts to share project information for our area with contractors and consultants. We worked with a couple of our GC/CMs to host a subcontractor outreach event which also included other local school districts and contractors. We heard positive feedback from this event and saw subcontractors who were able to get work on our projects after attending this event. We have learned that our reach is greater when we partner with other agencies and contractors in various ways.
- **Stay Connected:** Successful delivery of the GC/CM procurement process requires staying informed about evolving legislation and best practices. Our team actively participates in various committees related to alternative procurement and inclusion. We participate in public owner groups to stay informed on current and upcoming challenges and how they should be approached. Ms. Mooseker is a CPARB member and sits on various subcommittees. Ms. Henderson sits on multiple committees for CPARB and was on the GCCM Best Practices subcommittee. Team members maintain connections with other school districts, architects, contractors, and consultants to keep informed on what is happening beyond our district. Maintaining a commitment to learning helps our entire team grow and improve processes and procedures.
- **Seek Guidance:** While it is important to stay connected and updated on current laws, policies, and practices, it is also important to know when you need to seek guidance and from whom. Often times during the selection process some questions/clarifications that are asked will need to be vetted with legal counsel. On one of our projects, we received multiple bids with the low bid being a tie between two subcontractors. We reached out to legal, other districts, and consultants to learn their experiences with a bid tie and realized this was a unique situation. We found guidance for this situation on DES website and using that, drafted a procedure for legal to review. It sometimes takes looking in many places and talking to many people to determine the right way to navigate a situation and having a team that is willing to put in time and effort to do so is critical.

3. Personnel with Construction Experience Using the Contracting Procedure (RCW 39.10.270 (3)(b)(ii) Limit response to two pages or less.

Please provide an updated matrix/chart showing changes in your agency's personnel with management and construction experience using the alternative contracting procedure(s) since the previous certification. Provide a current organizational chart and highlight changes since previous certification/recertification. Do not include outside consultants.

[See Attachment B: Personnel GC/CM Experience Matrix](#)

[See Attachment C: Mukilteo School District Organizational Structure](#)

4. Resolution of Audit Findings on Previous Public Works Projects

(RCW 39.10.270 (3)(c)) Limit response to one page or less.

If your organization had audit findings on **any** public works project since the **PREVIOUS** certification/recertification application, please specify the project, briefly state those findings, and describe how your organization is resolving them.

[There have been no audit findings on any public works projects since Mukilteo School District's previous certification application in December 2022.](#)

5. Project Data Collection

Please provide a matrix listing all projects with a total value of greater than \$5 million, including projects with a design agreement or DB agreement awarded within the last 3 years. This list shall also include projects within the public body's capital plan projected to start within the next three (3) years.

- Project Title
- Description of Project
- Agency's Project Number
- Project Value
- Delivery Method *[DB, or GC/CM - either actual or as-planned]*
- Small-, minority-, women-, and veteran-owned business participation planned goals (%) and actual utilization (\$).
- Alternative Subcontractor Selection Procurement utilization, type and costs *(if applicable)*
- Is the project complete *[Yes or No]*

[See Attachment D: Project Data Collection](#)

6. GC/CM Self Performance *(complete only if requesting GC/CM recertification)*

Please provide GC/CM project information on subcontract awards and payments, and if completed, a final project report. As prepared for each GC/CM project, please provide documentation supporting compliance with the limitations on the GC/CM self-performed work. This information may include but is not limited to a construction management and contracting plan, final subcontracting plan and/or a final TCC/MACC summary with subcontract awards, or similar.

[See Attachment E: GC/CM Self Performance Data](#)

7. Subcontractor Outreach

Please describe your subcontractor outreach and how the public body will encourage small-, minority-, women-, and veteran-owned business participation. Please include past performance inclusion goals (%) and actual utilization (\$).

[Subcontractor outreach and having diverse businesses involved in our projects is important to Mukilteo School District. Members of our team participate on the CPARB Business Equity/Diverse Business Inclusion Committee, and its subcommittees, allowing us to provide information and, more importantly, learn how to improve our outreach and support of diverse businesses. Members of the team stay connected to other agencies through both formal and informal owner group meetings, which has opened](#)

opportunities for joint outreach. We value joint outreach and connecting with contractors/vendors/professionals who we may not have reached on our own.

In December 2023, the District was one of 5 school districts who participated in Building Our Community, an event for local school districts to share project information and ways to work with school districts. The event was hosted by Edmonds School District. At this event the team shared what projects were currently happening and coming up, how to get on our small works roster, and general information about our district and its diversity. After the event we followed up with attendees to ensure they were added to our Small Works Roster or Professional Services Roster.

To reach even more subcontractors we worked with our GC/CMs to host an outreach event with the Regional Owner Project Forum. This event included multiple school districts and general contractors with the purpose of teaching Public Works processes and how to participate in learning environment projects. The event included students from the construction program at Sno-Isle TECH Skills Center, hosted in Mukilteo School District. The students shared information on their construction trades program and connected with contractors about future work opportunities.

Mukilteo School District has joined MRSC Small Works Roster giving access to more diverse businesses for our small projects which can often lead to interest in working on larger projects. Ms. Buck works with contractors/vendors to help them understand and navigate public works requirements. The District will be doing community outreach for a potential 2026 Capital Bond and will look for ways to incorporate public works outreach into those events. The district will also continue to partner with other school districts and contractors to attend and/or host outreach events. While we have expanded our outreach efforts, we recognize there is still more to be done and remain committed to implementing new ideas and methods.

For past goals and utilization, refer to Attachment D: Project Data Collection

SIGNATURE OF AUTHORIZED REPRESENTATIVE

In submitting this application, you, as the authorized representative of your organization, understand that the PRC may request additional information about your organization, its construction history, and the experience and qualifications of its construction management personnel. You agree to submit information in a timely manner and understand that failure to do so may delay action on your application.

The 2021 Legislature updated [RCW 39.10.330\(8\)](#) stating that Design-Build contracts must require the awarded firm to track and report to the public body and to the office of minority and women's business enterprises (OMWBE) its utilization of the OMWBE certified businesses and veteran certified businesses. By submitting this application, you agree to include these reporting requirements in project contracts.

PRC strongly encourages all project team members to read the [Design-Build Best Practices Guidelines](#) and/or [GC/CM Best Practices](#) as developed by CPARB and attend any relevant applicable training. If the PRC approves your request for recertification, you also agree to provide additional information if requested. Public Bodies may renew their certification or recertifications for additional three-year periods provided the current certification has not expired.

Signature: Karen Mooseker

Name: (please print): Karen Mooseker

Title: Executive Director of Support Services

Date: 8/14/2025

ATTACHMENT A
Mukilteo School District Project Delivery Knowledge & Experience
RCW 39.10 Alternative Public Works Projects 2022 - 2025

| Project Title | Delivery Method | Status | Start Date | Completion Date | Projected Construction Cost | Actual Construction Cost | Reason for Schedule or Budget Overrun | Litigation or Disputes | RCW 39.10 Criteria |
|---|------------------------|---------------|-------------------|------------------------|------------------------------------|---------------------------------|--|-------------------------------|---------------------------|
| Serene Lake Elementary Phase I | GC/CM | In Progress | Dec-24 | est. 08/2026 | \$22M | TBD | Permit delays | None | 1, 2, 3, 4 |
| Mukilteo Elementary Phase I | GC/CM | In Progress | Jun-24 | est. 09/2025 | \$27M | TBD | N/A | None | 1, 2, 3, 4 |
| Explorer Middle School Phase I | GC/CM | In Progress | Jun-24 | est. 11/2025 | \$33.5M | TBD | N/A | None | 1, 2, 3, 4 |
| Mariner HS Renovation & Addition | GC/CM | Complete | Jun-23 | Aug-24 | \$27M | \$27M | N/A | None | 1, 2, 3, 4 |
| Challenger Elementary & Horizon Elementary Renovation & Additions | GC/CM | Complete | Aug-22 | Sep-23 | \$34M | \$34M | N/A | None | 1, 2, 3, 4 |
| Discovery Elementary Addition | GC/CM | Complete | Oct-21 | Oct-22 | \$30M | \$28M | Permit Delays (COVID19) | None | 1, 2, 3 |

ATTACHMENT B
Mukilteo School District Personnel with Construction Experience

| Name | Summary of Experience | Project Name | Project Size | Project Type | Role During Project Phases | | |
|---------------------------|--|---|--------------|--------------|----------------------------|--------|------------------------------|
| | | | | | Planning | Design | Construction |
| Karen Mooseker | Executive Director of District Support Services Over 25 years of experience in the public sector including 15yrs in K-12 facilities and capital projects. Provides high level guidance, functional and financial oversight to ensure successful delivery of all Capital Bond and Levy projects. Current member of CPARB representing school districts and participates in several CPARB committees. | MSD - Serene Lake Elementary Phase 1 | \$22M | GC/CM | | | Executive Director of DSS |
| | | MSD - Explorer Middle School Phase 1 | \$33.5M | GC/CM | | | Executive Director of DSS |
| | | MSD - Mukilteo Elementary Phase I | \$27M | GC/CM | | | Executive Director of DSS |
| | | MSD - Performing Arts Center Upgrades | \$10M | D/B/B | | | Executive Director of DSS |
| | | MSD - Security Upgrades - Access Control | \$9M | D/B/B | | | Executive Director of DSS |
| | | MSD - Mariner High School Renov. & Addn. | \$17M | GC/CM | | | Executive Director of DSS |
| | | MSD - Challenger & Horizon Renov. & Addn. | \$26M | GC/CM | | | Executive Director of DSS |
| | | MSD - Discovery Elementary Addition | \$28M | GC/CM | | | Executive Director of DSS |
| | | MSD - ESCO 10 Five Schools | \$10M | ESCO | | | Executive Director of DSS |
| | | MSD - ESCO 9 Four Schools | \$10.2M | ESCO | | | Executive Director of DSS |
| | | MSD - Pathfinder Kindergarten Center | \$35M | D/B/B | | | Executive Director of DSS |
| | | MSD - ESCO 8 Fairmount Upgrades | \$6.2M | ESCO | | | Executive Director of DSS |
| | | MSD - Mariner Women's Locker Room | \$3.1M | D/B/B | | | Executive Director of DSS |
| | | MSD - Discovery Elementary 2014 Addition | \$3.5M | D/B/B | | | Executive Director of DSS |
| | | MSD - Olympic View MS Gym & Music Bldg | \$17M | D/B/B | | | Executive Director of DSS |
| | | MSD - Lake Stickney Elementary | \$35M | D/B/B | | | Executive Director of DSS |
| | | NSD - North Creek HS | \$125M | GC/CM | | | Director of Capital Projects |
| | | NSD - Woodinville HS Ph 3 | \$14.2M | GC/CM | | | Director of Capital Projects |
| | | NSD - Frank Love HVAC & Roof Upgrade | \$3.8M | ESCO | | | Director of Capital Projects |
| | | NSD - Woodmoor HVAC, Roof, & Windows | \$6.5M | ESCO | | | Director of Capital Projects |
| | | NSD - Maltby Site ES #21 | \$66.3M | GC/CM | | | Director of Capital Projects |
| | | NSD - Skyview/CC Addition | \$48.1M | GC/CM | | | Director of Capital Projects |

| Name | Summary of Experience | Project Name | Project Size | Project Type | Role During Project Phases | | |
|------|-----------------------|---|--------------|--------------|----------------------------|--------|------------------------------|
| | | | | | Planning | Design | Construction |
| | | MSD - Serene Lake Elementary Phase 1 | \$22M | GC/CM | | | Director of Capital Projects |
| | | MSD - Explorer Middle School Phase 1 | \$33.5M | GC/CM | | | Director of Capital Projects |
| | | MSD - Mukilteo Elementary Phase I | \$27M | GC/CM | | | Director of Capital Projects |
| | | MSD - Performing Arts Center Upgrades | \$10M | D/B/B | | | Director of Capital Projects |
| | | MSD - Security Upgrades - Access Control | \$9M | D/B/B | | | Director of Capital Projects |
| | | MSD - Mariner High School Renov. & Addn. | \$17M | GC/CM | | | Director of Capital Projects |
| | | MSD - Challenger & Horizon Renov. & Addn. | \$26M | GC/CM | | | Director of Capital Projects |

| | | | | | |
|-------------------------|---|--------------------------------------|---------|-------|--------------------------------|
| Shelly Henderson | Director of Capital Projects Over 30years of experience in K-12 capital construction in varying capacities including 7 years with Mukilteo School District. Responsible for execution of all Capital Bond and Levy projects, manages budgets and schedules at a project and program level. Works with Ms. Mooseker and MSD leadership to implement the GC/CM process. Participates on multiple CPARB committees including Business Equity/Diverse Business Inclusion and General Contractor/Construction Manager (inc. Best Practices subcommittee). | MSD - Discovery Elementary Addition | \$28M | GC/CM | Director of Capital Projects |
| | | MSD - ESCO 10 Five Schools | \$10M | ESCO | Director of Capital Projects |
| | | MSD - ESCO 9 Four Schools | \$10.2M | ESCO | Director of Capital Projects |
| | | MSD - Pathfinder Kindergarten Center | \$35M | D/B/B | PM-Closeout |
| | | MSD - ESCO 8 Fairmount Upgrades | \$6.2M | ESCO | Director of Capital Projects |
| | | MSD - Mariner Women's Locker Room | \$3.1M | D/B/B | Director of Capital Projects |
| | | NSD - Maltby Site ES #21 | \$66.3M | GC/CM | Assist PM, Budgets & Contracts |
| | | NSD - Skyview/CC Addition | \$48.7M | GC/CM | Assist PM, Budgets & Contracts |
| | | NSD - Woodinville HS Phase III | \$14.2M | GC/CM | Budget Coordinator |
| | | NSD - Canyon Park JH Phase II | \$11.7M | D/B/B | Budget Coordinator |
| | | NSD - Transportation Center | \$13.6M | D/B/B | Budget Coordinator |
| | | NSD - Frank Love HVAC & Roof Upgrade | \$3.8M | ESCO | Budget Coordinator |
| | | NSD - Woodmoor HVAC, Roof, & Windows | \$6.5M | ESCO | Budget Coordinator |
| | | NSD - Canyon Creek HVAC Improvements | \$5M | ESCO | PM PM PM |
| | | NSD - North Creek HS | \$125M | GC/CM | Assist PM, Budgets & Contracts |

| Name | Summary of Experience | Project Name | Project Size | Project Type | Role During Project Phases | | |
|--|--|---|--------------|--------------|-------------------------------|--|--|
| | | | | | Construction | | |
| Camryn Buck (new since 2022 certification) | Fiscal Coordinator, Capital Projects Joined Mukilteo School District in 2024. Provides budget and contract oversight, leads the OSPI funding process, oversees procurement, and manages public works paperwork. | MSD - Serene Lake Elementary Phase 1 | \$22M | GC/CM | Budget, Contract, Procurement | | |
| | | MSD - Explorer Middle School Phase 1 | \$33.5M | GC/CM | Budget, Contract, Procurement | | |
| | | MSD - Mukilteo Elementary Phase I | \$27M | GC/CM | Budget, Contract, Procurement | | |
| | | MSD - Performing Arts Center Upgrades | \$10M | D/B/B | Budget, Contract, Procurement | | |
| | | MSD - Security Upgrades - Access Control | \$9M | D/B/B | Budget, Contract, Procurement | | |
| | | MSD - Mariner High School Renov. & Addn. | \$17M | GC/CM | Budget, Contract, Procurement | | |
| | | MSD - Challenger & Horizon Renov. & Addn. | \$26M | GC/CM | Contract-Closeout | | |

| Name | Summary of Experience | Project Name | Project Size | Project Type | Role During Project Phases | | |
|------|--|---|--------------|--------------|----------------------------|-----------|--------------|
| | | | | | Planning | Design | Construction |
| | Project Manager Over 21 years in higher education and K-12 facilities including 10 years at Mukilteo School District where he transitioned from | MSD - Explorer Middle School Phase 1 | \$33.5M | GC/CM | PM | PM | PM |
| | | MSD - Mukilteo Elementary Phase I | \$27M | GC/CM | Assist PM | Assist PM | Assist PM |
| | | MSD - Performing Arts Center Upgrades | \$10M | D/B/B | PM | PM | PM |
| | | MSD - Mariner High School Renov. & Addn. | \$17M | GC/CM | Review Const. Docs | | Assist PM |
| | | MSD - Challenger & Horizon Renov. & Addn. | \$26M | GC/CM | Review Const. Docs | | Assist PM |
| | | MSD - Discovery Elementary Addition | \$28M | GC/CM | Review Const. Docs | | |
| | | MSD - ESCO 10 Five Schools | \$10M | ESCO | Review Con | PM | PM |

| | | | | | | |
|--------------------|---|--|---------|-------|--------------------|----|
| Cisco Gomez | Maintenance & Grounds Supervisor to Project Manager in Capital Projects. Experience managing a variety of jobs in both K-12 and higher education. Has participated in all phases of construction including planning, budget analysis, GC selection, construction administration, project closeout and turnover. Currently Vice President of Washington Association of Maintenance and Operation Administrators (WAMOA). | MSD - ESCO 9 Four Schools | \$10.2M | ESCO | Review Const. Docs | PM |
| | | MSD - Pathfinder Kindergarten Center | \$35M | D/B/B | Review Const. Docs | |
| | | MSD - ESCO 8 Fairmount Upgrades | \$6.2M | ESCO | Review Const. Docs | |
| | | MSD - Olympic View MS Gym & Music Bldg | \$17M | D/B/B | Review Const. Docs | |
| | | MSD - Lake Stickney Elementary | \$35M | D/B/B | Review Const. Docs | |
| | | ECC - The Beresford Hall | \$2M | D/B/B | PM | PM |
| | | ECC - Bridge Improvements | \$1M | D/B/B | PM | PM |
| | | ECC - Snohomish Hall Renovation | \$1.5M | D/B/B | PM | PM |
| | | ECC - Maltby Hall | \$2.5M | D/B/B | PM | PM |
| | | ECC - Mechanical System Upgrades | \$8M | ESCO | PM | PM |

| Name | Summary of Experience | Project Name | Project Size | Project Type | Role During Project Phases | | |
|-------------------------|--|--|--------------|--------------|----------------------------|--------|---------------|
| | | | | | Planning | Design | Construction |
| Philip LaFranchi | Project Manager Has utilized his degree in architecture for over 15 years in K-12 and commercial development including 5 years with Issaquah School District and 5 years in Mukilteo School District. Oversees planning, design, and construction of multimillion dollar renovations and ground up projects. Involved in all phases of construction including planning, buget analysis, GC selection, construction administration, project closeout and turnover. | MSD - Serene Lake Elementary Phase 1 | \$22M | GC/CM | PM | PM | PM |
| | | MSD - Mukilteo Elementary School Phase 1 | \$27M | GC/CM | PM | PM | PM |
| | | MSD - Challenger & Horizion Renov. & Addn. | \$26M | GC/CM | | | PM |
| | | MSD - ESCO 10 Five Schools | \$10M | ESCO | | | PM |
| | | ISD - New Administration Center | \$15M | D/B/B | PM | PM | PM |
| | | ISD - Sunset Elementary Addn & Renov | \$9M | D/B/B | | | PM - Closeout |
| | | ISD - Cougar Ridge | \$13M | D/B/B | | | PM - Closeout |
| | | ISD - Endeavour Elementary | \$9M | D/B/B | | | PM |
| | | ISD - Discovery Elementary | \$9M | D/B/B | | | PM |
| | | ISD - Liberty HS Stadium Support Bldgs | \$4M | D/B/B | | PM | PM |
| | | ISD - Beaver Lake MS Renovation | \$9M | D/B/B | | PM | PM |
| | | ISD - Holly Street Early Learning Center Renov | \$4.5M | D/B/B | | PM | PM |

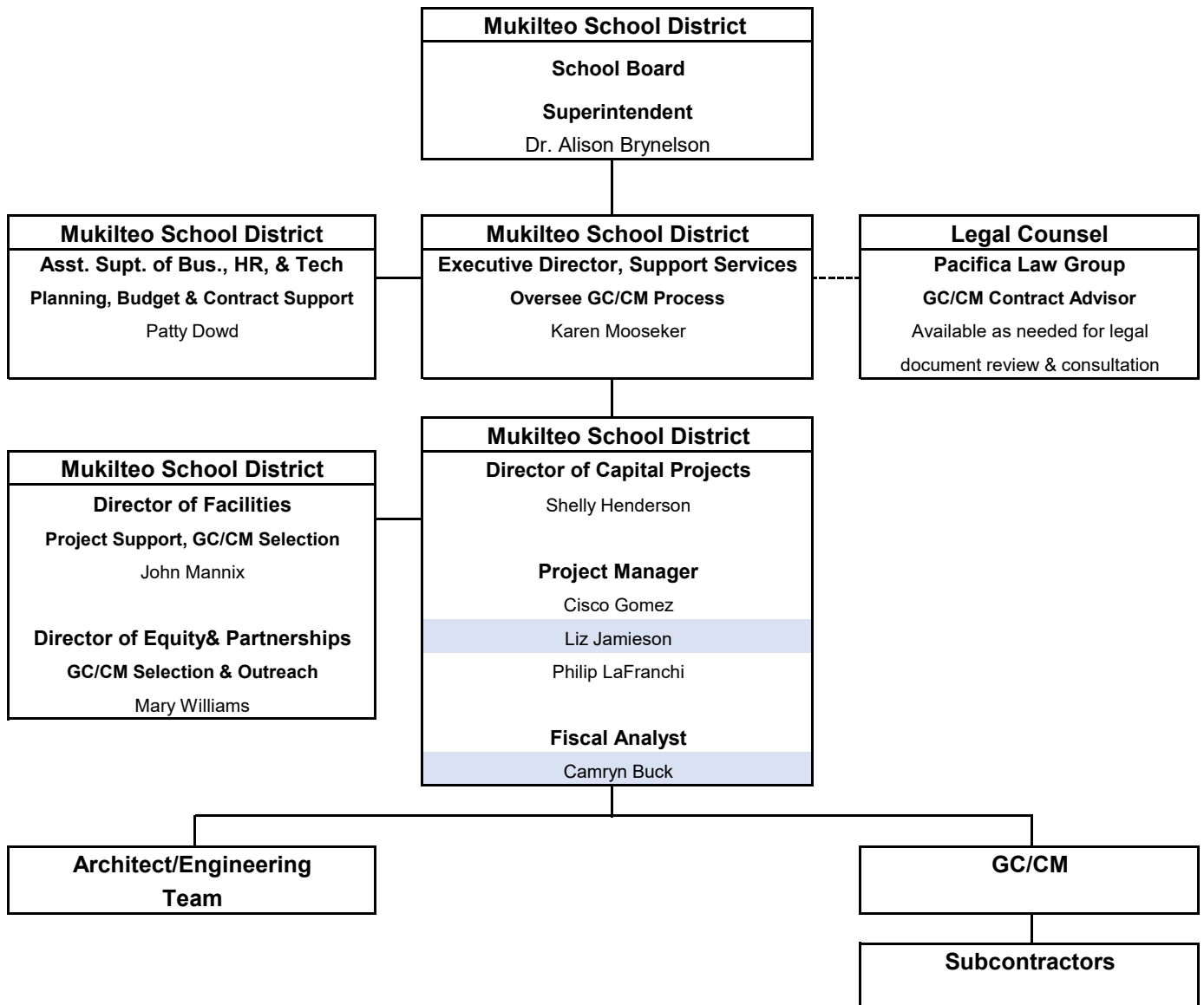
| Name | Summary of Experience | Project Name | Project Size | Project Type | Role During Project Phases | | |
|--------------------------------------|---|--|--------------|--------------|---------------------------------|--------|--------------|
| | | | | | Planning | Design | Construction |
| Liz Jamieson (new since 2022) | Project Manager Experienced licensed architect with 14 years of K-12 design and over 11 years in K-12 construction overseeing all phases of projects including planning, budget analysis, GC selection, design review, construction administration, project closeout and turnover. Prior to coming back to Mukilteo School District in 2022, Liz Jamieson was the Director of Capital Projects for | MSD - Explorer Middle School Phase 1 | \$33M | GC/CM | PM | PM | PM |
| | | MSD - Security Upgrades - Access Control | \$9M | D/B/B | PM | PM | PM |
| | | MSD - Lake Stickney Elementary | \$35M | D/B/B | PM | PM | PM |
| | | MSD - Pathfinder Kindergarten Center | \$35M | D/B/B | PM | PM | PM |
| | | MSD - Teaching and Learning Center | \$9M | D/B/B | | | PM |
| | | MSD - Snolsle Tech Center Improvements | \$2M | D/B/B | PM | PM | PM |
| | | SCSD - Stanwood High School | \$98M | D/B/B | Director of Capital Projects/PM | | |

| | | | | | |
|-----------------------|---|---|--------|-------|---------------------------------|
| certification) | 2023, Ms. Jamieson was the Director of Capital Projects for Stanwood-Camano School District for 6 years where she was responsible for oversight of all Capital Bond projects. | SCSD - Stanwood Alternative Learning Center | \$30M | D/B/B | Director of Capital Projects/PM |
| | | SCSD - Maintenance Center Renovation | \$5M | D/B/B | Director of Capital Projects/PM |
| | | SCSD - Envelope Upgrades | \$2.5M | D/B/B | Director of Capital Projects/PM |
| | | SCSD - Strucutural Upgrades | \$2M | D/B/B | Director of Capital Projects/PM |

| Name | Summary of Experience | Project Name | Project Size | Project Type | Role During Project Phases | | |
|-------------------|--|--|--------------|--------------|-------------------------------------|--------|--------------|
| | | | | | Planning | Design | Construction |
| Patty Dowd | Assistant Superintendent of Business, Human Resources, and Technology 25 years in K-12 finance roles including 15 years in leadership roles at MSD. Provides financial and budgetary oversight on all projects. | MSD - Serene Elementary Phase 1 | \$22M | GC/CM | Asst. Supt. of Bus., H.R., Tech. | | |
| | | MSD - Explorer Middle School Phase 1 | \$33.5M | GC/CM | Asst. Supt. of Bus., H.R., Tech. | | |
| | | MSD - Mukilteo Elementary Phase I | \$27M | GC/CM | Asst. Supt. of Bus., H.R., Tech. | | |
| | | MSD - Performing Arts Center Upgrades | \$10M | D/B/B | Asst. Supt. of Bus., H.R., Tech. | | |
| | | MSD - Security Upgrades - Access Control | \$9M | D/B/B | Asst. Supt. of Bus., H.R., Tech. | | |
| | | MSD - Mariner High School Renov. & Addn. | \$17M | GC/CM | Executive Director of Business Svcs | | |
| | | MSD - Challenger & Horizion Renov. & Addn. | \$26M | GC/CM | Executive Director of Business Svcs | | |
| | | MSD - Discovery Elementary Addition | \$28M | GC/CM | Executive Director of Business Svcs | | |
| | | MSD - ESCO 10 Five Schools | \$10M | ESCO | Executive Director of Business Svcs | | |
| | | MSD - ESCO 9 Four Schools | \$10.2M | ESCO | Executive Director of Business Svcs | | |
| | | MSD - Pathfinder Kindergarten Center | \$35M | D/B/B | Executive Director of Business Svcs | | |
| | | MSD - ESCO 8 Fairmount Upgrades | \$6.2M | ESCO | Executive Director of Business Svcs | | |
| | | MSD - Mariner Women's Locker Room | \$3.1M | D/B/B | Executive Director of Business Svcs | | |
| | | MSD - Discovery Elementary 2014 Addition | \$3.5M | D/B/B | Executive Director of Business Svcs | | |
| | | MSD - Olympic View MS Gym & Music Bldg | \$17M | D/B/B | Executive Director of Business Svcs | | |
| | | MSD - Lake Stickney Elementary | \$35M | D/B/B | Executive Director of Business Svcs | | |

ATTACHMENT C

Mukilteo School District Organizational Chart for GC/CM Projects



New to District since 2022 certification

ATTACHMENT D
Mukilteo School District Project Data Collection
Projects Awarded Including Planned 2026-2028

| Project Title | Project Description | Agency's Project Number | Project Value | Delivery Method | MBE Goal | MBE Actual | WBE Goal | WBE Actual | SBE Goal | SBE Actual | VBE Goal | VBE Actual | Alternative Subcontractor Procurement Utilization | Complete? |
|--|--|-------------------------------|------------------|--------------------|-------------|---------------|-------------|---------------|-------------|---------------|-------------|---------------|--|---------------------|
| Discovery Elementary Addition | New classroom building with 16 general classrooms, 2 project labs and support spaces | 4045 | \$28M | GC/CM | 10.0% | 12.8% | 6.0% | 11.7% | 5.0% | 6.8% | 5.0% | 9.3% | N/A | Yes |
| Challenger Elementary Renovation & Additions | New gymnasium, kitchen, covered play, offices, renovate multi-purpose and music rooms | 4039 | \$16M | GC/CM | 10.0% | 5.2% | 6.0% | 20.0% | 5.0% | 20.5% | 5.0% | 0.0% | N/A | Yes |
| Horizon Elementary Renovation & Additions | New gymnasium, covered play, playground, renovate kitchen, multi-purpose and music rooms | 4040 | \$18M | GC/CM | 10.0% | 5.5% | 6.0% | 19.0% | 5.0% | 22.0% | 5.0% | 0.0% | N/A | Yes |
| Mariner HS Renovation & Addition | Replace library, career and counseling center, add student center and 4 flex classrooms | 4042 | \$27M | GC/CM | 10.0% | 0.9% | 6.0% | 16.2% | 5.0% | 23.8% | 5.0% | 0.9% | N/A | Yes |
| Explorer Middle School Phase I | Add new gym building with main & auxiliary gyms, fitness room, storage & changing areas, convert track & field to synthetic turf & rubberized track, replace field storage building, demolish pool & gym | 4043 | \$33.5M | GC/CM | 10.0% | 4.9%* | 6.0% | 9.3%* | 5.0% | 7.9%* | 5.0% | 0.1%* | N/A | No |
| Mukilteo Elementary Phase I | Add new 10-classroom building, demolish 12-classroom building, new playground, utility & site work | 4041 | \$27M | GC/CM | 10.0% | 1.6%* | 6.0% | 5.2%* | 5.0% | 2.9%* | 5.0% | 0.0%* | N/A | No |
| Serene Lake Elementary Phase I | Add new 2-story 8-classroom building, demolish 6-classroom building, utility & site work | 4044 | \$22M | GC/CM | 10.0% | 4.5%* | 6.0% | 23.5%* | 5.0% | 17.0%* | 5.0% | 14.0%* | N/A | No |
| Mukilteo Elementary Phase 2 | Complete full school replacement of Mukilteo Elementary | TBD | \$87.9M | GC/CM | TBD | | TBD | | TBD | | TBD | | TBD | Future 2026 Bond |
| Explorer Middle School Phase 2 | Complete full school replacement of Explorer Middle School | TBD | \$134.7M | GC/CM | TBD | | TBD | | TBD | | TBD | | TBD | Future 2026 Bond |
| Serene Lake Elementary Phase 2 | Continue school replacement of Serene Lake Elementary including potential stream relocation | TBD | \$30M | GC/CM | TBD | | TBD | | TBD | | TBD | | TBD | Future 2026 Bond |
| Olivia Park Elementary Phase 1 | Start phased replacement of Olivia Park Elementary school | TBD | \$20M | TBD | TBD | | TBD | | TBD | | TBD | | TBD | Future 2026 Bond |
| Kamiak HS Gym Expansion | Expansion of gymnasium | TBD | \$27M | TBD | TBD | | TBD | | TBD | | TBD | | TBD | Future 2026 Bond |

*May change as projects are completed

MBE - Minority Business Enterprise

WBE - Women's Business Enterprise

SBE - Small Business Enterprise

VBE - Veteran Business Enterprise

ATTACHMENT E
Mukilteo School District GC/CM Self Performance Data

| Project Name | Contractor | Bid Plan | | | Bid Opening | | | Construction | | | RCW 39.10 |
|---------------------------------|---------------------------------|--------------|--------------|-------|--------------|--------------|-------|---------------|--------------|-------|-----------|
| | | Total MACC | Self-Perform | SP% | Total MACC | Self-Perform | SP % | Total MACC | Self-Perform | SP % | Compliant |
| Discovery Addition | Cornerstone General Contractors | \$16,362,860 | \$ 1,892,930 | 11.6% | \$17,215,868 | \$ 926,000 | 5.4% | \$ 17,243,396 | \$ 986,720 | 5.7% | Yes |
| Challenger & Horizon Addn & Ren | Cornerstone General Contractors | \$20,859,138 | \$ 3,893,957 | 18.7% | \$24,332,817 | \$ 4,391,000 | 18.0% | \$ 24,332,817 | \$ 4,790,630 | 19.7% | Yes |
| Mariner High School Addition | Spee West Construction | \$18,430,542 | \$ 5,426,852 | 29.4% | \$18,191,651 | \$ 3,668,000 | 20.2% | | | | Yes |
| Mukilteo Elementary Phase I | Cornerstone General Contractors | \$15,526,691 | \$ 4,554,414 | 29.3% | \$13,788,156 | \$ 1,611,000 | 11.7% | | | | Yes |
| Serene Lake Elementary Phase I | Spee West Construction | \$12,731,391 | \$ 3,554,497 | 27.9% | \$11,673,474 | \$ 1,150,000 | 9.9% | | | | Yes |
| Explorer Middle School Phase I | Spee West Construction | \$22,562,625 | \$ 2,631,780 | 11.7% | \$20,326,013 | \$ 3,745,505 | 18.4% | | | | Yes |

ATTACHMENT E
GC/CM Self Perform (SP) Tracking Sheet

Project: Discovery Addition
GC/CM: Cornerstone General Contractors

| Bid Package Description | Bid Package Plan | | | Bid Opening Results | | | | Construction | | |
|---|------------------|---------------|------------|---------------------|--------------------------|------------------|------------|------------------|------------------|------------|
| | SP Pkg | Bid Estimate | % of Total | # Bids Rec'd | Low Bidder | Bid Amount | % of Total | Approved Changes | Final Cost | % of Total |
| BP-03.1 Building Concrete | Y | \$ 882,892 | 5.4% | 2 | Cornerstone GCI | \$ 801,000.00 | 4.7% | \$ 60,719.88 | \$ 861,719.88 | 5.4% |
| BP-05.1 Steel Erection | | \$ 492,454 | | 2 | PCS Erectors | \$ 298,900.00 | 1.7% | \$ 10,762.95 | \$ 309,662.95 | 1.9% |
| BP-05.2 Steel Fabrication | | \$ 932,067 | | 6 | AI Industries | \$ 887,860.00 | 5.2% | \$ 12,590.00 | \$ 900,450.00 | 5.6% |
| BP-05.3 Steel Deck Supply | | \$ 245,430 | | 1 | SEI | \$ 232,773.00 | 1.4% | \$ - | \$ 232,773.00 | 1.5% |
| BP-06.1 Casework & Finish Carpentry | | \$ 551,190 | | 4 | Pacific Cabinets | \$ 477,360.00 | 2.8% | \$ 3,134.50 | \$ 480,494.50 | 3.0% |
| BP-07.1 Metal Panels, Sidings & Flashings | | \$ 782,114 | | 2 | Northshore Exteriors | \$ 1,260,200.00 | 7.3% | \$ (457.00) | \$ 1,259,743.00 | 7.9% |
| BP-07.2 Roofing | | \$ 288,454 | | 6 | SQL | \$ 220,278.00 | 1.3% | \$ 10,632.52 | \$ 230,910.52 | 1.4% |
| BP-08.1 Aluminum Window Systems & Glass | | \$ 330,889 | | 3 | Reflections | \$ 447,127.00 | 2.6% | \$ 9,899.00 | \$ 457,026.00 | 2.9% |
| BP-08.2 Openings | Y | \$ 304,498 | 1.9% | 2 | Washington Best Finishes | \$ 256,599.00 | 1.5% | \$ 7,377.00 | \$ 263,976.00 | 1.6% |
| BP-09.1 Metal Framing & GWB | | \$ 894,822 | | 6 | Washington Best Finishes | \$ 858,165.00 | 5.0% | \$ 29,998.29 | \$ 888,163.29 | 5.5% |
| BP-09.2 Acoustical Ceilings & Treatments | | \$ 253,641 | | 3 | Acoustics West | \$ 196,000.00 | 1.1% | \$ - | \$ 196,000.00 | 1.2% |
| BP-09.3 Carpet | | \$ 72,991 | | 1 | Beresford | \$ 90,000.00 | 0.5% | \$ - | \$ 90,000.00 | 0.6% |
| BP-09.4 Resilient | | \$ 68,518 | | 1 | Beresford | \$ 99,000.00 | 0.6% | \$ 1,399.00 | \$ 100,399.00 | 0.6% |
| BP-09.5 Tiling | | \$ 85,349 | | 2 | Quality Floors | \$ 108,400.00 | 0.6% | \$ 79,401.38 | \$ 187,801.38 | 1.2% |
| BP-09.6 Painting, Coatings, & Sealants | | \$ 106,922 | | 4 | Lorn Coatings | \$ 72,438.00 | 0.4% | \$ 5,484.03 | \$ 77,922.03 | 0.5% |
| BP-10.1 Construction Specialties | Y | \$ 705,540 | 4.3% | 2 | Washington Best Finishes | \$ 974,514.00 | 5.7% | \$ 29,856.00 | \$ 1,004,370.00 | 6.3% |
| BP-14.1 Elevators | | \$ 109,128 | | 2 | Cornerstone GCI | \$ 125,000.00 | 0.7% | \$ - | \$ 125,000.00 | 0.8% |
| BP-21.1 Fire Sprinklers | | \$ 113,872 | | 3 | Apollo | \$ 91,932.00 | 0.5% | \$ 1,494.69 | \$ 93,426.69 | 0.6% |
| BP-22.1 Mechanical | | \$ 1,910,020 | | 2 | Pipe Construction | \$ 1,903,425.00 | 11.1% | \$ 30,455.00 | \$ 1,933,880.00 | 12.1% |
| BP-26.1 Electrical | | \$ 1,631,777 | | 7 | Seahurst | \$ 1,674,938.00 | 9.7% | \$ 54,776.73 | \$ 1,729,714.73 | 10.8% |
| BP-31.1 Earthwork & Utilities | | \$ 2,228,737 | | 4 | Continental Dirt | \$ 2,534,995.00 | 14.7% | \$ 141,425.00 | \$ 2,676,420.00 | 16.7% |
| BP-31.2 Storm Detention Vault | | \$ 301,058 | | 1 | Concrete Structures | \$ 518,662.00 | 3.0% | \$ - | \$ 518,662.00 | 3.2% |
| BP-32.1 Asphalt Paving | | \$ 362,770 | | 3 | Northwest Asphalt | \$ 368,302.00 | 2.1% | \$ 10,241.27 | \$ 378,543.27 | 2.4% |
| BP-32.2 Site Concrete | | \$ 398,330 | | 1 | Caliber Concrete | \$ 369,000.00 | 2.1% | \$ 8,800.64 | \$ 377,800.64 | 2.4% |
| BP-32.3 Landscape & Irrigation | | \$ 600,543 | | 5 | RE Sides | \$ 576,000.00 | 3.3% | \$ 71,614.09 | \$ 647,614.09 | 4.0% |
| Total Cost of Work | | \$ 14,654,006 | | | | \$ 15,442,868.00 | | | \$ 16,022,472.97 | |
| Unawarded | | \$ 179,770 | | | | \$ 211,108.00 | | | \$ 147,892.35 | |
| Contingency | | \$ 593,351 | | | | \$ 626,159.00 | | | \$ 137,297.28 | |
| Negotiated Support Services | | \$ 935,733 | | | | \$ 935,733.00 | | | \$ 935,733.00 | |
| Total MACC | | \$ 16,362,860 | | | | \$ 17,215,868.00 | | | \$ 17,243,395.60 | |
| Self Perform Amount | | \$ 1,892,930 | 11.6% | | | \$ 926,000.00 | 5.4% | | \$ 986,719.88 | 5.72% |
| Compliance with RCW 39.10.390 Self Perform may not exceed 30% of MACC | | | Yes | | | | Yes | | | Yes |

ATTACHMENT E
GC/CM Self Perform (SP) Tracking Sheet

Project: Challenger & Horizon Addition & Renovations
GC/CM: Cornerstone General Contractors

| Bid Package Description | Bid Package Plan | | | Bid Opening Results | | | | Construction | | |
|---|------------------|---------------|------------|---------------------|--------------------------|---------------|------------|------------------|------------------|------------|
| | SP Pkg | Bid Estimate | % of Total | # Bids Rec'd | Low Bidder | Bid Amount | % of Total | Approved Changes | Final Cost | % of Total |
| BP-03.1 Cast In Place Concrete | Y | \$ 915,787 | 4.4% | 1 | Cornerstone GC | \$ 1,070,000 | 4.4% | \$ 61,496.10 | \$ 1,131,496.10 | 4.65% |
| BP-04.1 Masonry | | \$ 214,816 | | 5 | Cascade Construction | \$ 233,737 | | \$ 11,749.88 | \$ 245,486.88 | |
| BP-05.1 Steel & Wood Structure | Y | \$ 2,526,203 | 12.1% | 1 | Cornerstone GC | \$ 2,887,000 | 11.9% | \$ 338,134.14 | \$ 3,225,134.14 | 13.25% |
| BP-05.3 Steel Deck Supply | | \$ 120,517 | | 2 | Steel Encounters | \$ 113,678 | | \$ - | \$ 113,678.00 | |
| BP-06.1 Casework & Finish Carpentry | | \$ 262,535 | | 1 | Frontier Door & Cabinet | \$ 410,211 | | \$ (18,336.00) | \$ 391,875.00 | |
| BP-07.1 Metal Panels, Siding & Flashings | | \$ 847,215 | | 2 | Axiom CC | \$ 859,600 | | \$ 17,235.00 | \$ 876,835.00 | |
| BP-07.2 Roofing | | \$ 637,900 | | 5 | Waynes | \$ 631,100 | | \$ 21,580.00 | \$ 652,680.00 | |
| BP-08.1 Aluminum Window Systems & Glass | | \$ 156,076 | | 2 | Reflection Industries | \$ 181,270 | | \$ (2,500.00) | \$ 178,770.00 | |
| BP-08.2 Openings | | \$ 413,361 | | 2 | Washington Best Finishes | \$ 445,000 | | \$ 909,119.55 | \$ 1,354,119.55 | |
| BP-09.1 Metal Framing & GWB | | \$ 470,748 | | 3 | Vanderlip | \$ 582,000 | | \$ 100,720.00 | \$ 682,720.00 | |
| BP-09.2 Acoustical Ceilings & Treatments | | \$ 270,961 | | 1 | Acoustics West | \$ 257,000 | | \$ - | \$ 257,000.00 | |
| BP-09.3 Carpet | | \$ 40,460 | | 2 | Great Floors | \$ 23,700 | | \$ (23,700.00) | \$ - | |
| BP-09.4 Resilient | | \$ 133,958 | | 2 | Beresford | \$ 178,900 | | \$ (178,900.00) | \$ - | |
| BP-09.4A Resilient Athletic | | \$ 118,039 | | 1 | Beresford | \$ 196,900 | | \$ 202,500.00 | \$ 399,400.00 | |
| BP-09.5 Tiling | | \$ 26,851 | | 3 | Quality Floors | \$ 27,600 | | \$ 17,028.96 | \$ 44,628.96 | |
| BP-09.6 Painting, Coatings & Sealants | | \$ 148,812 | | 5 | Halili | \$ 167,793 | | \$ 8,571.57 | \$ 176,364.57 | |
| BP-10.1 Construction Specialties | | \$ 459,286 | | 2 | Washington Best Finishes | \$ 753,000 | | \$ (753,000.00) | \$ - | |
| BP-11.1 Foodservice Equipment | | \$ 970,832 | | 2 | Smith & Greene | \$ 849,454 | | \$ - | \$ 849,454.00 | |
| BP-21.1 Fire Sprinklers | | \$ 360,204 | | 2 | Fireshield | \$ 337,000 | | \$ 17,769.38 | \$ 354,769.38 | |
| BP-22.1 Mechanical | | \$ 2,962,032 | | 4 | Pipe | \$ 3,373,000 | | \$ 100,680.00 | \$ 3,473,680.00 | |
| BP-26.1 Electrical | | \$ 2,495,486 | | 3 | Milne | \$ 2,656,500 | | \$ 349,404.88 | \$ 3,005,904.88 | |
| BP-26.2 Emergency Generator Supply | Y | \$ 138,506 | 0.8% | 1 | Cornerstone GC | \$ 133,000 | 0.5% | \$ - | \$ 133,000.00 | 0.55% |
| BP-31.1 Earthwork & Utilities | | \$ 2,050,216 | | 2 | Titan | \$ 3,471,190 | | \$ (168,188.51) | \$ 3,303,001.49 | |
| BP-31.2 Storm Water Vault Supply | Y | \$ 313,461 | 1.7% | 1 | Cornerstone GC | \$ 301,000 | 1.2% | \$ - | \$ 301,000.00 | 1.24% |
| BP-32.1 Play Equipment | | \$ 222,860 | | 2 | Landscape Structures | \$ 214,665 | | \$ (0.32) | \$ 214,665.00 | |
| BP-32.2 Asphalt Paving | | \$ 279,146 | | 3 | Granite | \$ 668,500 | | \$ (320,075.34) | \$ 348,424.66 | |
| BP-32.3 Site Concrete | | \$ 348,046 | | 1 | Caliber | \$ 333,500 | | \$ 8,834.15 | \$ 342,334.15 | |
| BP-32.4 Landscape & Irrigation | | \$ 99,792 | | 2 | Specialized | \$ 121,487 | | \$ 6,251.00 | \$ 127,738.00 | |
| Total Cost of Work | | \$ 18,004,106 | | | | \$ 21,477,785 | | | \$ 22,184,159.76 | |
| Unawarded | | \$ 143,690 | | | | \$ 143,690 | | | \$ - | |
| Contingency | | \$ 864,859 | | | | \$ 864,859 | | | \$ 205,906.18 | |
| Negotiated Support Services | | \$ 1,846,483 | | | | \$ 1,846,483 | | \$ 96,268.38 | \$ 1,942,751.38 | |
| Total MACC | | \$ 20,859,138 | | | | \$ 24,332,817 | | \$ 96,268.38 | \$ 24,332,817.32 | |
| Self Perform Amount | | \$ 3,893,957 | 18.7% | | | \$ 4,391,000 | 18.0% | | \$ 4,790,630.24 | 19.69% |
| Compliance with RCW 39.10.390 Self Perform may not exceed 30% of MACC | | | Yes | | | | Yes | | | Yes |

ATTACHMENT E
GC/CM Self Perform (SP) Tracking Sheet

Project: Mariner High School Addition
GC/CM: Spee West Construction

| Bid Package Description | Bid Package Plan | | | Bid Opening Results | | | | Construction | | |
|---|------------------|---------------|------------|---------------------|-----------------------------|---------------|------------|------------------|------------|------------|
| | SP | Bid Estimate | % of Total | # Bids | | Bid Amount | % of Total | Approved Changes | Final Cost | % of Total |
| | Pkg | | | Rec'd | Low Bidder | | | | | |
| BP-02.1 Demolition | | \$ 686,429 | | 2 | 3 Kings Environmental | \$ 700,000 | | | | |
| BP-03.1 Building and Site Concrete | Y | \$ 920,382 | 5.0% | 1 | Spee West | \$ 1,084,000 | 6.0% | | | |
| BP-04.1 Masonry Veneer | | \$ 243,253 | | 6 | Keystone Masonry | \$ 183,100 | | | | |
| BP-05.1 Steel Joist and Decking Supply | | \$ 323,304 | | 2 | Profile Steel | \$ 252,900 | | | | |
| BP-05.2 Structural and Misc Steel | Y | \$ 1,828,747 | 9.9% | 1 | Spee West | \$ 1,670,000 | 9.2% | | | |
| BP-06.1 Casework and Finish Carpentry (Allowance) | | \$ 594,312 | | 3 | Allowance - Bid Day 3/30/23 | \$ 594,312 | | | | |
| BP-07.1 Sheetmetal Flashings and Wall Panels | | \$ 162,055 | | 3 | Queen City | \$ 179,184 | | | | |
| BP-07.2 Thermoplastic Membrane Roofing | | \$ 542,196 | | 4 | Queen City | \$ 477,517 | | | | |
| BP-07.3 Applied Fireproofing | | \$ 271,647 | | 1 | Anning Johnson Co. | \$ 215,000 | | | | |
| BP-08.1 Openings | Y | \$ 304,801 | 1.7% | 1 | Spee West | \$ 296,000 | 1.6% | | | |
| BP-08.2 Aluminum Storefronts and Glazing | | \$ 558,148 | | 1 | Seattle Glass | \$ 441,000 | | | | |
| BP-09.1 GWB and Acoustical Assemblies | | \$ 1,217,848 | | 4 | GK Knutson | \$ 1,172,000 | | | | |
| BP-09.2 Painting and Coatings | | \$ 152,629 | | 5 | NW Complete Contracting | \$ 120,876 | | | | |
| BP-09.3 Carpeting | | \$ 81,771 | | 3 | CH Beresford Co. | \$ 68,200 | | | | |
| BP-09.4 Resilient Flooring and Accessories | | \$ 67,116 | | 3 | Quality Floors | \$ 75,940 | | | | |
| BP-10.1 Specialties | Y | \$ 398,188 | 2.2% | 1 | Spee West | \$ 618,000 | 3.4% | | | |
| BP-11.1 Food Service Equipment | | \$ 72,473 | | 2 | Bargreen Ellingson | \$ 84,855 | | | | |
| BP-21.1 Fire Sprinklers | | \$ 222,207 | | 3 | Columbia | \$ 134,000 | | | | |
| BP-22.1 Plumbing and HVAC Complete | | \$ 2,243,193 | | 5 | Ramsett | \$ 1,794,000 | | | | |
| BP-26.1 Electrical Complete | | \$ 2,353,759 | | 7 | Milne (INCL ALT 1) | \$ 2,843,700 | | | | |
| BP-31.1 Earthwork and Utilities | Y | \$ 1,974,734 | 10.7% | 2 | Continental Dirt | \$ 2,240,000 | | | | |
| BP-32.1 Landscaping and Irrigation | | \$ 368,088 | | 4 | Total Grounds | \$ 424,030 | | | | |
| BP-32.2 Artificial Turf | | \$ 874,484 | | 5 | Premier Field Development | \$ 596,212 | | | | |
| Total Cost of Work | | \$ 16,461,764 | | | | \$ 16,264,826 | | \$ - | \$ - | |
| Unawarded | | \$ 81,210 | | | | \$ 43,850 | | | | |
| Contingency | | \$ 493,853 | | | | \$ 489,260 | | | | |
| Negotiated Support Services | | \$ 1,393,715 | | | | \$ 1,393,715 | | | | |
| Total MACC | | \$ 18,430,542 | | | | \$ 18,191,651 | | | | |
| Self Perform Amount | | \$ 5,426,852 | 29.4% | | | \$ 3,668,000 | 20.2% | | | |
| Compliance with RCW 39.10.390 Self Perform may not exceed 30% of MACC | | | Yes | | | | Yes | | | |

ATTACHMENT E
GC/CM Self Perform (SP) Tracking Sheet

Project: Mukilteo Elementary School - Phase 1
GC/CM: Spee West Construction

| Bid Package Description | Bid Package Plan | | | Bid Opening Results | | | | Construction | | |
|---|------------------|---------------|------------|---------------------|----------------------------|---------------|------------|------------------|------------|------------|
| | SP Pkg | Bid Estimate | % of Total | # Bids Rec'd | Low Bidder | Bid Amount | % of Total | Approved Changes | Final Cost | % of Total |
| BP-03.1 Concrete | Y | \$ 1,661,252 | 10.7% | 2 | Spee West | \$ 1,300,000 | 9.4% | | | |
| BP-04.1 Masonry Veneer | | \$ 337,196 | | 5 | Cascade Construction | \$ 318,997 | | | | |
| BP-05.1 Steel Deck Supply | | \$ 119,488 | | 2 | Profile Steel | \$ 115,412 | | | | |
| BP-05.2 Structural Steel Supply | | \$ 851,587 | | 3 | Al's Welding | \$ 658,395 | | | | |
| BP-05.3 Steel Erection | | \$ 410,589 | | 5 | Evergreen Erectors | \$ 326,400 | | | | |
| BP-06.1 Casework | | \$ 350,661 | | 2 | Frontier Door | \$ 308,045 | | | | |
| BP-06.2 Rough Carpentry | Y | \$ 61,542 | 0.4% | 1 | Spee West | \$ 75,000 | 0.5% | | | |
| BP-07.1 Exterior Cladding | | \$ 960,079 | | 2 | Axiom C and C | \$ 889,995 | | | | |
| BP-07.2 Single-Ply Roofing | | \$ 256,580 | | 5 | Queen City (WBE) | \$ 178,257 | | | | |
| BP-08.1 Openings | Y | \$ 111,481 | 0.7% | 3 | Spee West | \$ 162,000 | 1.2% | | | |
| BP-08.2 Aluminum Storefronts | | \$ 409,690 | | 1 | Seattle Glass | \$ 240,000 | | | | |
| BP-09.1 GWB Assemblies | | \$ 849,258 | | 6 | Alliance Partition Systems | \$ 519,750 | | | | |
| BP-09.2 Acoustical Ceilings | | \$ 156,390 | | 4 | Acoustics NW | \$ 106,750 | | | | |
| BP-09.3 Tiling | | \$ 55,161 | | 4 | Quality Floors | \$ 54,300 | | | | |
| BP-09.4 Paintings & Coatings | | \$ 233,511 | | 5 | Sky Northwest | \$ 81,372 | | | | |
| BP-09.5 Resilient Flooring | | \$ 75,863 | | 5 | Quality Floors | \$ 69,400 | | | | |
| BP-09.6 Carpet | | \$ 58,373 | | 3 | Great Floors | \$ 55,900 | | | | |
| BP-10.1 Misc. Specialties | Y | \$ 201,239 | 1.3% | 2 | Wa Best Finishes (MBE) | \$ 205,795 | | | | |
| BP-21.1 Fire Sprinklers | | \$ 119,371 | | 4 | Shinn Mechanical | \$ 93,974 | | | | |
| BP-22.1 Plumbing & HVAC Complete | | \$ 1,866,826 | | 3 | Ramsett (Incl Alt 1) | \$ 2,268,000 | | | | |
| BP-26.1 Electrical Complete | | \$ 1,643,769 | | 6 | JH Kelly (Incl Alt 1,2,3A) | \$ 1,608,800 | | | | |
| BP-31.1 Earthwork & Utilities | Y | \$ 2,478,159 | 16.0% | 3 | Continental Dirt | \$ 1,943,000 | | | | |
| BP-32.1 Asphalt Paving | | \$ 113,984 | | 3 | Olympic Paving | \$ 118,850 | | | | |
| BP-32.2 Landscaping | | \$ 318,760 | | 4 | Specialized | \$ 279,111 | | | | |
| BP-32.3 Misc. Site Specialties | Y | \$ 40,741 | 0.3% | 1 | Spee West | \$ 74,000 | 0.5% | | | |
| Total Cost of Work | | \$ 13,741,550 | | | | \$ 12,051,503 | | \$ - | \$ - | |
| Unawarded | | \$ 73,800 | | | | \$ 73,800 | | | | |
| Contingency | | \$ 412,247 | | | | \$ 363,759 | | | | |
| Negotiated Support Services | | \$ 1,299,094 | | | | \$ 1,299,094 | | | | |
| Total MACC | | \$ 15,526,691 | | | | \$ 13,788,156 | | | | |
| Self Perform Amount | | \$ 4,554,414 | 29.3% | | | \$ 1,611,000 | 11.7% | | | |
| Compliance with RCW 39.10.390 Self Perform may not exceed 30% of MACC | | | Yes | | | | Yes | | | |

ATTACHMENT E
GC/CM Self Perform (SP) Tracking Sheet

Project: Serene Lake Elementary School - Phase 1
GC/CM: Spee West Construction

| Bid Package Description | Bid Package Plan | | | Bid Opening Results | | | | Construction | | |
|---|------------------|---------------|------------|---------------------|--------------------------|-----------------|------------|------------------|------------|------------|
| | SP Pkg | Bid Estimate | % of Total | # Bids Rec'd | Low Bidder | Bid Amount | % of Total | Approved Changes | Final Cost | % of Total |
| BP-02.1 Demolition and Abatement | | \$ 180,323 | | 6 | Ascendent | \$ 104,872.00 | | | | |
| BP-03.1 Building and Site Concrete | Y | \$ 585,333 | 4.6% | 2 | Spee West | \$ 568,000.00 | 4.9% | | | |
| BP-04.1 Masonry | | \$ 277,511 | | 9 | Construction by Champion | \$ 247,000.00 | | | | |
| BP-05.1 Steel Decking Supply | | \$ 99,011 | | 2 | Steel Encounters | \$ 58,417.00 | | | | |
| BP-05.2 Structural & Misc. Steel | | \$ 821,376 | | 5 | Al's Welding | \$ 679,000.00 | | | | |
| BP-06.1 Casework & Finish Carpentry | | \$ 317,759 | | 4 | Genothen | \$ 218,899.00 | | | | |
| BP-06.2 Rough Carpentry | | \$ 61,555 | | 1 | Spee West | \$ 61,490.00 | | | | |
| BP-07.1 Exterior Cladding and WRB | | \$ 600,056 | | 6 | Alpha Developers | \$ 459,586.00 | | | | |
| BP-07.2 Thermoplastic Membrane Roofing | | \$ 234,020 | | 5 | Axiom Division 7 | \$ 209,610.00 | | | | |
| BP-08.1 Openings | Y | \$ 152,150 | 1.2% | 1 | Spee West | \$ 174,000.00 | 1.5% | | | |
| BP-08.2 Aluminum Storefronts | | \$ 426,830 | | 2 | Seattle Glass | \$ 245,000.00 | | | | |
| BP-09.1 GWB Assemblies | | \$ 674,097 | | 7 | GK Knutson | \$ 448,500.00 | | | | |
| BP-09.2 Acoustical Ceilings and Panels | | \$ 121,438 | | 5 | Acoustics West | \$ 79,940.00 | | | | |
| BP-09.3 Tiling | | \$ 76,534 | | 2 | Quality Floors | \$ 64,160.00 | | | | |
| BP-09.4 Paintings & Coatings | | \$ 153,322 | | 7 | NW Complete Contracting | \$ 103,002.00 | | | | |
| BP-09.5 Resilient Flooring | | \$ 68,607 | | 3 | Great Floors | \$ 58,360.00 | | | | |
| BP-09.6 Carpet | | \$ 58,082 | | 2 | Great Floors | \$ 42,500.00 | | | | |
| BP-10.1 Misc. Specialties | Y | \$ 152,492 | 1.2% | 1 | Spee West | \$ 230,000.00 | 2.0% | | | |
| BP-10.1 Elevator | Y | \$ 183,808 | 1.4% | 1 | Spee West | \$ 178,000.00 | 1.5% | | | |
| BP-21.1 Fire Sprinklers | | \$ 91,017 | | 4 | Columbia | \$ 79,950.00 | | | | |
| BP-22.1 Plumbing & HVAC Complete | | \$ 1,607,971 | | 3 | Robison | \$ 2,003,000.00 | | | | |
| BP-26.1 Electrical Complete | | \$ 1,524,594 | | 8 | Ewing Electric | \$ 1,399,500.00 | | | | |
| BP-31.1 Earthwork & Utilities | Y | \$ 1,659,338 | 13.0% | 4 | Pellco | \$ 1,667,535.00 | | | | |
| BP-31.2 Ground Improvements | | \$ 83,454 | | 2 | Geopier NW | \$ 90,000.00 | | | | |
| BP-32.1 Asphalt Paving | | \$ 197,331 | | 2 | Olympic Paving | \$ 184,950.00 | | | | |
| BP-32.2 Landscaping and Irrigation | | \$ 569,806 | | 4 | Specialized Landscaping | \$ 273,623.00 | | | | |
| BP-32.3 Chainlink Fences and Gates | | \$ 18,710 | | 2 | Secure A Site | \$ 39,450.00 | | | | |
| Total Cost of Work | | \$ 10,996,525 | | | | \$ 9,968,344.00 | | \$ - | \$ - | |
| Unawarded | | \$ 37,000 | | | | \$ 37,000.00 | | | | |
| Contingency | | \$ 329,896 | | | | \$ 300,160.00 | | | | |
| Negotiated Support Services | | \$ 1,367,970 | | | | \$ 1,367,970 | | | | |
| Total MACC | | \$ 12,731,391 | | | | \$ 11,673,474 | | | | |
| Self Perform Amount | | \$ 3,554,497 | 27.9% | | | \$ 1,150,000 | 9.9% | | | |
| Compliance with RCW 39.10.390 Self Perform may not exceed 30% of MACC | | | Yes | | | | Yes | | | |

ATTACHMENT E
GC/CM Self Perform (SP) Tracking Sheet

Project: Explorer Middle School
GC/CM: Cornerstone General Contractors

| Bid Package Description | Bid Package Plan | | | Bid Opening Results | | | | Construction | | |
|---|------------------|---------------|------------|---------------------|----------------------|---------------|------------|------------------|------------------|------------|
| | SP Pkg | Bid Estimate | % of Total | # Bids Rec'd | Low Bidder | Bid Amount | % of Total | Approved Changes | Final Cost | % of Total |
| BP-02.1 Demolition | | \$ 378,000 | | 4 | 3 Kings | \$ 424,000 | | \$ - | \$ 424,000.00 | |
| BP-03.1 Cast In Place Concrete | Y | \$ 1,123,059 | 5.0% | 2 | Cornerstone GC | \$ 1,005,100 | 4.9% | \$ 38,576.26 | \$ 1,043,676.26 | 5.13% |
| BP-04.1 Masonry | | \$ 384,031 | | 8 | R&D Masonry | \$ 257,000 | | \$ 970.00 | \$ 257,970.00 | |
| BP-05.1 Steel Fab | | \$ 1,086,350 | | 4 | ST FAB | \$ 885,000 | | \$ 12,032.75 | \$ 897,032.75 | |
| BP 05.2 Steel Erection | | \$ 360,793 | | 3 | LJL | \$ 293,790 | | \$ 17,298.02 | \$ 311,088.02 | |
| BP-06.1 Casework & Finish Carpentry | | \$ 361,704 | | 3 | Skagit Architectural | \$ 379,715 | | \$ (2,117.00) | \$ 377,598.00 | |
| BP-07.1 Metal Panels, Siding & Flashings | | \$ 699,584 | | 4 | Axiom CC | \$ 742,845 | | \$ 13,741.90 | \$ 756,586.90 | |
| BP-07.2 Roofing | | \$ 582,940 | | 5 | Axiom D7 | \$ 574,996 | | \$ 17,553.31 | \$ 592,549.31 | |
| BP-08.1 Aluminum Window Systems & Glass | | \$ 300,160 | | 4 | Sheldrup | \$ 279,600 | | \$ (1,798.00) | \$ 277,802.00 | |
| BP-08.2 Openings | Y | \$ 444,829 | 2.0% | 1 | Cornerstone GC | \$ 447,000 | 2.2% | \$ 21,490.83 | \$ 468,490.83 | 2.30% |
| BP-09.1 Metal Framing & GWB | | \$ 1,061,134 | | 8 | Enderis | \$ 872,108 | | \$ 43,270.00 | \$ 915,378.00 | |
| BP-09.2 Acoustical Ceilings & Treatments | | \$ 142,061 | | 7 | Acoustics West | \$ 99,172 | | \$ 10,955.00 | \$ 110,127.00 | |
| BP-09.3 Resilient Athletic Floor and Carpet | | \$ 125,621 | | 2 | Beresford | \$ 70,700 | | \$ 1,117.00 | \$ 71,817.00 | |
| BP-09.4 Wood Athletic Floor | | \$ 210,495 | | 2 | Western Hardwood | \$ 180,000 | | \$ - | \$ 180,000.00 | |
| BP-09.6 Painting, Coatings & Sealants | | \$ 212,579 | | 5 | NWCC | \$ 131,507 | | \$ 6,876.24 | \$ 138,383.24 | |
| BP-10.1 Construction Specialties | Y | \$ 1,063,892 | 4.7% | 1 | Cornerstone GC | \$ 1,444,000 | 7.1% | \$ 40,248.92 | \$ 1,484,248.92 | 7.30% |
| BP-21.1 Fire Sprinklers | | \$ 129,499 | | 4 | Columbia | \$ 99,723 | | \$ 4,886.00 | \$ 104,609.00 | |
| BP-22.1 Mechanical | | \$ 1,900,125 | | 4 | Pipe | \$ 1,735,600 | | \$ 21,554.35 | \$ 1,757,154.35 | |
| BP-26.1 Long Lead Electrical | | \$ 1,900,125 | | 4 | Evergreen Electric | \$ 69,016 | | | \$ 69,016.00 | |
| BP-26.2 Electrical | | \$ 1,900,125 | | 4 | Evergreen Electric | \$ 2,307,505 | | \$ 59,522.22 | \$ 2,367,027.22 | |
| BP-31.1 Site Development | | \$ 3,250,902 | | 4 | Continental Dirt | \$ 2,972,924 | | \$ 70,517.00 | \$ 3,043,441.00 | |
| BP-31.2 Ground Improvements | | \$ 177,474 | | 3 | Keller | \$ 129,000 | | \$ - | \$ 129,000.00 | |
| BP-32.1 Field Improvements | | \$ 2,701,848 | | 7 | Specialized | \$ 2,708,984 | | \$ (73.00) | \$ 2,708,911.00 | |
| Total Cost of Work | | \$ 20,497,330 | | | | \$ 18,109,285 | | | \$ 18,485,906.80 | |
| Unawarded | | \$ 315,261 | | | | \$ 315,261 | | | \$ 242,891.38 | |
| Contingency | | \$ 568,563 | | | | \$ 552,737 | | | \$ 248,484.82 | |
| Negotiated Support Services | | \$ 1,181,471 | | | | \$ 1,348,730 | | | \$ 1,348,730.00 | |
| Total MACC | | \$ 22,562,625 | | | | \$ 20,326,013 | | \$ - | \$ 20,326,013.00 | |
| Self Perform Amount | | \$ 2,631,780 | 11.7% | | | \$ 3,745,505 | 18.4% | | \$ 2,996,416.01 | 14.74% |
| Compliance with RCW 39.10.390 Self Perform may not exceed 30% of MACC | | | Yes | | | | Yes | | | Yes |

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