

PRC PROJECT PRESENTATION QUESTIONS

– MARCH 23, 2017 –

Highline Public Schools – Highline High School Replacement Project – GCCM

1. Please explain the respective roles and responsibilities of the management team members.

The following is the Highline School District's Program Delivery Team (PDT), along with a brief description of the roles and responsibilities for each team member during the implementation of the GC/CM process for the Highline High School Replacement project:

- ❖ Scott Hodgins, Executive Director and Construction Manager – Serve as the District's primary interface with the General Contractor/Construction Manager (GC/CM).
- ❖ Andrew Greene, Legal Counsel – Assist in the development and review of the RFQ, RFP and GC/CM contracts in accordance with RCW 39.10.
- ❖ Bernie O'Donnell, GC/CM Advisor – Advisor on the implementation strategy and coordination of the GC/CM selection process; assist District in the development of the RFQ, RFP and GC/CM contracts.
- ❖ Robin Brown, Program Manager – Assist the Executive Director in overseeing the project and construction management personnel in the performance of their duties.
- ❖ Dan Miles, Principal Architect - Representing the design team.
- ❖ Sean Ryan, Project Manager – Daily interface and coordination with the GC/CM and design teams.
- ❖ Kirk Robinson, Cost Estimator – Review and reconciliation of GC/CM's estimates throughout design and construction.

2. Who will be the primary interface for the GC/CM? Please explain how decisions will be made as needed to execute the GC/CM contract and keep the project moving?

Scott Hodgins, the District's Executive Director of Planning and Construction, will be the primary interface for the GC/CM during the procurement process and in negotiation of a Guaranteed Maximum Price (GMP). Scott will be supported by Bernie O'Donnell, GC/CM Advisor, Andrew Greene, Legal Counsel, and Kirk Robinson, Cost Estimator, in the procurement and contracting of the GC/CM.

Scott Hodgins has delegated authority from the District's Superintendent and Secretary to the School Board, Dr. Susan Enfield, to procure, negotiate and recommend for School Board approval a contract a GC/CM for the Highline High School Replacement project.

In brief, the decision making process will be as follows:

- A selection committee comprised of district leadership, district staff and community members will be assembled to review RFQ and RFP responses.
- Based upon the outcome of the RFQ and RFP review, a GC/CM firm will be selected. The District's Executive Director, Scott Hodgins, and the PDT will prepare for the School Board's award a GC/CM contract.

- Upon the completion of design and successful negotiation of a GMP, the District's Executive Director, Scott Hodgins, will seek Board approval of the GMP amendment to the GC/CM contract.

3. How would delays in funding from outside sources (e.g., *Federal*) affect the project?

The District does not expect that any delays in receipt of federal dollars will have any impact on the project.

The Office of the Superintendent of Public Instruction (OSPI) has confirmed the availability of state construction assistance program (SCAP) funds for the 2015-17 and 2017-19 biennia. The District plans to collect funds from SCAP, as well as from the Federal Aviation Administration (FAA) and Port of Seattle (POS), during the design and construction of the project.

If the District learns that the status of at least the state and local funding sources for the Highline High School Replacement project are compromised or significantly delayed, the District may choose to not award a GC/CM contract or execute the GMP amendment until the funding source is restored or replaced with other available funds.

The District also has multiple contingency plans in place. First, the District has set aside program contingency of approximately \$24 million, or ~ 7% of the total program, to address any minor delay in the receipt of state and local matching funds.

Moreover, in the case of an emergency, the Highline School District's Board, by statute, can approve "non-voted" tax revenue in the amount of approximately \$54 million based upon its current assessed value.

Thus, the program contingency (\$24 million) and non-voted tax revenue (\$54 million) would be able to cover the loss of state and local matching funds if the District chooses to award all the construction contracts for its 2017 Capital Improvement Program (CIP).