4

SUBJECT: PRE-CONSTRUCTION SERVICES FOR IMPROVEMENTS TO JACKSONVILLE SPORTS AND ENTERTAINMENT COMPLEX

BID #: ESC-0004-24 **OPEN DATE: 2024-01-10**

COMPETITIVE SEALED PROPOSAL EVALUATION COMMITTEE

KIND AND BASIS OF CONTRACT: EVALUATION – TWO (2) YEARS FROM THE DATE OF CONTRACT EXECUTION WITH TWO (2) ONE (1) YEAR RENEWAL OPTIONS

AGENCY: PUBLIC WORKS

BASIS OF AWARD: TO THE HIGHEST SCORING RESPONSIVE, RESPONSIBLE BIDDER BASED ON THE EVALUATION CRITERIA

NUMBER OF BIDS INVITED: 31 **NUMBER RECEIVED:** 4 **OTHER:**

SUMMARY OF BIDS AND RECOMMENDED ACTIONS:
Recommend approval to amend the award with Gilbane Building Company for Pre-Construction Services for implementation of the Scope of Services (exhibit A) as well as the Contract Rate Schedule (Exhibit B) for Improvements to Jacksonville Sports and Entertainment Complex in the negotiated amount of $2,000,000.00. The period of service is two (2) years from date of executed contract with two (2) one (1) year renewal options.

Funding source: 00111.153001.531090.00000.00000000.00000.0000000 – to be executed by formal contract agreement through the City of Jacksonville Office of General Counsel.

Attachments: Recommendation Memo, Exhibit A, Exhibit B, Previous award

ANALYST: _____ for BENJAMIN KEMP

RESPECTFULLY SUBMITTED: _____ DUSTIN FREEMAN, CHIEF PROCUREMENT DIVISION

CONCURRENCE BY: Nina Sickler, P.E. Director of Public Works

(ALL AWARD ACTIONS SUBJECT TO LAWFULLY APPROPRIATED FUNDS)
ACTION OF CSPEC COMMITTEE ON RECOMMENDATIONS ABOVE

MEMBERS APPROVING _____ MEMBERS DISAPPROVING _____ DATE: _____

_____ _____ OTHER: _____

_____ _____

_____ _____

_____ _____

_____ _____

ACTION OF AWARDING AUTHORITY DATE _____

APPROVED _____ DISAPPROVED _____

OTHER _____

SIGNATURE OF AUTHENTICATION _____

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City of Jacksonville, Florida

Donna Deegan, Mayor

Department of Public Works
Engineering & Construction Management Division
214 N. Hogan Street, 10th Floor
Jacksonville, FL 32202
(904) 255-8762
Jacksonville.gov

A NEW DAY

March 13, 2024

TO: Dustin Freeman
Chief of Procurement

THRU: Nina Sickler, P.E.
Director of Public Works

FROM: Steven D. Long, Jr., P.E.
Director of Operations

FOR Thomas G. McKnight
Capital Improvement Construction Manager

Jonathan Page, P.E.
Professional Engineer

SUBJECT: Fee and Contract Award ESC-0004-24
Gilbane Building Company
Pre-Construction Services for Improvements to Jacksonville Sports and Entertainment Complex

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ESC-0004-24 was awarded to Gilbane Building Company for the Pre-Construction Services for Improvements to Jacksonville Sports and Entertainment Complex. Negotiations have resulted in the attached Scope of Services, Exhibit A and Contract Rate Schedules, Exhibit B. The project was bid as Encouragement.

Accordingly, this is to recommend that the City of Jacksonville enter into a contract with Gilbane Building Company, for Pre-Construction Services for Improvements to Jacksonville Sports and Entertainment Complex that incorporates the attached Scope of Services, Exhibit A and Contract Rate Schedules, Exhibit B. Each project performed under this agreement shall be authorized by an individual Purchase Order with a not-to-exceed cost applicable thereto. The maximum indebtedness of the City pursuant to this agreement is $2,000,000.00. The Period of Service will be to Project Completion. All other terms and conditions are as provided in the RFP and the City's standard contract language.

SDL/lw

Attachment: Exhibits A & B

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EXHIBIT A

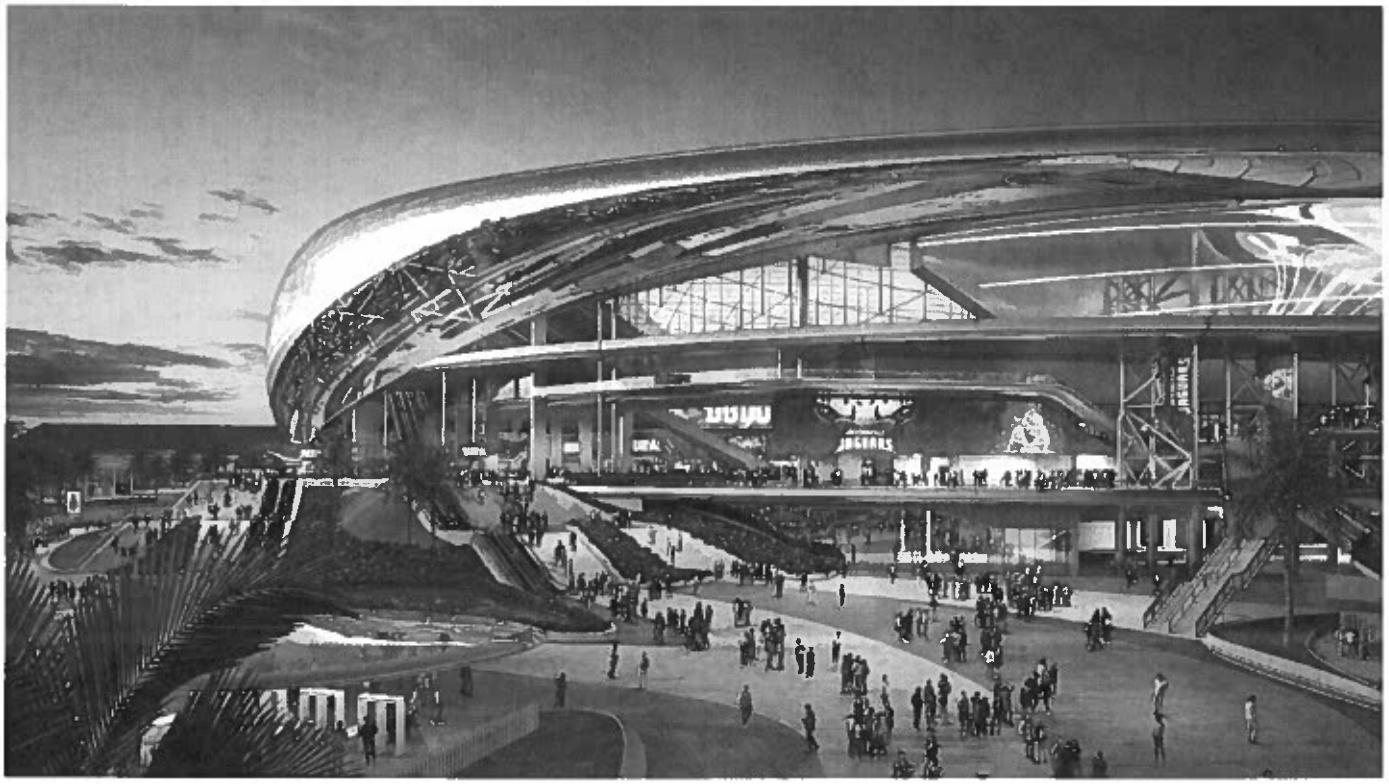
Gilbane
RDBG
IFG

Rates & Services Proposal

Improvements to Jacksonville Sports and Entertainment Complex Bid No.: ESC-0004-24

Jacksonville, FL

March 8, 2024



10201 Centurion Parkway N, Suite 500, Jacksonville, FL 32256
www.gilbaneco.com

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EXHIBIT A

Gilbane RDBG I F G

March 8, 2024

Steve Long
Operations Director
City of Jacksonville, Public Works
214 N. Hogan Street, 10th Floor
Jacksonville, FL 32202

RE: Rates & Services Proposal
Improvements to Jacksonville Sports and Entertainment Complex
Bid No.: ESC-0004-24

Mr. Long,

Thank you for selecting the Gilbane/International Facilities Group (IFG)/RDBG Consulting team to provide the City of Jacksonville with preconstruction consulting services for the improvements to the sports and entertainment district. We have attached a preliminary scope of services and rate sheets for your review and feedback.

As you know, this team was put together based on our collective experience to provide a broad range of services to support and guide the City's staff and leadership in their decision-making and management of the sports and entertainment complex improvements. We are grateful and excited to be your trusted partners for this effort and to begin working to successfully accomplish the City's mission and objectives.

Sincerely,

Gilbane Building Company

Adam Verducci
Business Leader

cc: File

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EXHIBIT A

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- Clarifications, Assumptions, and Exclusions

SECTION 2

- Rate & Fee Forms

EXHIBIT A

SECTION 1

- Clarifications, Assumptions, and Exclusions

CLARIFICATIONS & QUALIFICATIONS

1. The following outlines the current understanding of service per the RFP and in person discussion on Monday, March 4, 2024, as well as additional items presumed as possible services needed in the future. This list is not meant to be wholly exhaustive and can be reviewed and updated as the project develops further.

   Introduction and Overview Phase/Scopes: The Gilbane project team will become familiar with the project team members (in this case, the City staff and its other consultants and the Jaguars and it's project team) and the activities completed to date by reviewing the existing relevant documents and offering comments regarding their status and suggesting improvements to benefit the project.

   1. Introduction to the Project Team already assembled. This may include an informal partnering session(s) with the City separately and collectively with the Jaguars project team.
   2. Tour various comparable projects with the City and/or Project Team.
   3. Review and comment on the following completed or in-process documents:
      a. MOU and/or Development Agreements that may already exist for the development of the new project.
      b. Facility Program.
      c. Project Budget including all costs related to project development.
      d. Existing or in-process Design Drawings and Specifications.
      e. Project Schedule.
      f. Environmental Documents.
      g. Agreement for Architectural and Engineering Services.
      h. Agreement for Construction Services.
      i. Other relevant documents.
   4. Oversee or assist with the selection and execution of agreements for the other critical services required for development (for example, environmental reviews, site surveys, geotechnical investigations, etc.).
   5. Participate in regular meetings to review project issues and determine on-going strategies to keep the project moving forward.

   RFP Scopes:

   1. Provide detailed reviews of the proposed construction cost estimates and assist in preparation of budgets.
      a. SD Budget – Peer Review
      b. DD Budget – Peer Review
      c. GMP – Peer Review
   2. Provide detailed analysis of existing buildings and infrastructure to determine remaining service life.
      a. Structural Focus
      b. MEPF Systems
      c. Geotechnical (new foundations and soil contamination)
   3. Conduct construability review of potential improvements.
      a. SD
      b. DD
      c. CD

4. Provide life cycle analysis and long-term maintenance estimates.
5. Evaluate proposed construction phasing and schedules.
    a. Continuous use of the stadium during NFL Season vs. other location
    b. Evaluate early release scope packages or equipment and their potential impacts to schedule
6. Assist City with value engineering review.
    a. SD
    b. DD
    c. CD
7. Assist in long lead permitting coordination.
8. Other preconstruction services not specifically stated above.

Additional Scopes:

1. Meetings
2. Assist City in Facilitating Community Outreach & Information Services.
3. Review and provide input on any applicable agreements between the City and Jaguars. Those agreements my include:
    a. Initial Term Sheet
    b. Development Agreement
    c. Construction Administration Agreement
    d. Lease and/or Operating Agreement
    e. Non-Relocation Agreement
    f. Naming Rights Agreement
    g. Assurance Agreement
    h. Parking Agreement
    i. License and Other Agreements
4. Community Benefits Program
    a. Assist the City in defining the Eastside neighborhood objectives.
    b. Assist the City in defining the desired balance between neighborhood and broader community objectives.
    c. Assist the City in defining the desired Capital Improvements, whether neighborhood or community, desired in the Community Benefits Agreement (hereafter, the "CBA").
    d. Advise the City on the financial structure of the CBA.
    e. Advise the City on the nature of oversight of the CBA.
    f. Advise the City on public participation in the ongoing CBA process including decision making as to the projects to be funded both initially and in the future.
    g. Advise the City on criteria to measure progress on projects or programs identified in the initial CBA as well as those selected by the future oversight mechanism to be defined in the CBA.
    h. Include in the CBA specific programs, goals, enforcement provisions and penalties for labor force participation rates in the design and construction of the Project.
    i. Advise the City on Stadium operations and Stadium Vendor local/minority/diverse participation goals.
    j. Advise the City on a monitoring and enforcement program of said on-going labor force participation goals.
    k. Advise the City on enforcement mechanisms of all components of the CBA.
5. MWSB Participation

a. Help define workforce strategy and inclusiveness participation within Stadium District.
b. Participate in workforce community engagement for ALL Duval County residents.
c. Advise on mentorship and apprenticeships managed by COJ.
d. Advise and assist on the development of educational and training initiatives focused on sustainable trades.
e. Advise and oversee the monitoring/tracking of proposed goals outlined within the CBA and development agreement between the City and the Jaguars.
f. Advise COJ on participation goals.

6. Project Insurance
   a. Support the structuring of an OCIP or CCIP.
   b. Assist the City in defining the Surety Bond program as part of Community Benefits Package.
7. Public Financing
   a. Assist the City in defining Public and Private Sources and Uses of Funds.
   b. Assist the City in defining Public and Private Revenue Streams and Debt Service Analysis.
   c. Assist the City in the development of financing vehicles and structures.
   d. Assist the City with feasibility and economic impact studies.
8. Real Estate & Ancillary Development
   a. Consultation, assemblage, eminent domain, asset management services.
   b. Assist the City with small business engagement.
   c. Development consultation.
9. Support the City with the preparation of a scope of services required to perform the owner's representative services during the construction phase of this contract. That may include the development of an RFQ or other contractual methods to bring someone under contract.

2. At this time the recommendation is to start the initial agreement award at Two Million Dollars and Zero Cents ($2,000,000.00) since final scope of services has not been fully developed.
3. General Requirement or Miscellaneous Reimbursable items including but not limited to, blueprinting, job travel, etc. shall be billed at cost. Assume a Fifty Thousand Dollar and Zero Cent ($50,000.00) is to be included within the initial agreement amounted listed in #2 above.
4. We reserve our rights to review and make additional clarifications, qualifications, and exclusions once we are in receipt of the agreement.
5. See Section 3 for the Rate & Fee Forms. The rates provided are Billable Rates and are inclusive of overhead and profit. Actual hours charged shall be billed at these rates. The rates provided in Section 3 shall not be auditable but hours charged may be.
6. Rates provided in Section 3 on the Rate & Fee Forms are subject to change based on annual adjustments to employee compensations. Notice of these changes shall be provided and Rate & Fee Forms shall be amended at such time.
7. Liability insurance is at a fixed rate of $9.97 per $1,000.00 of total contract value. Performance and Payment Bond nor Builders Risk insurances are not included.
8. Billings shall be provided using the AIA Document G703 & G702 by the last day of each month.
9. Once the Agreement is negotiated with the City of Jacksonville, mutually agreeable terms between Gilbane and each subconsultant will need to be negotiated.

EXCLUSIONS

1. None at this time.

EXHIBIT B

SECTION 2

- Rate & Fee Forms

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Exhibit B
CONTRACT FEE SUMMARY FORMAT FOR ENGINEERING DIVISION
CITY OF JACKSONVILLE, FLORIDA

PART I - GENERAL

1. Project Pre-Construction Services for Improvements to Jax Sports & Entertainment Complex - Original Contract	**2. Proposal No. / Contract No.** ESC-0004-24 / TBD
3. Name of Consultant orSubconsultant: Gilbane Building Company	**4. Date of Proposal** 3/8/2024

PART II - LABOR RELATED COSTS

5. Labor (Reimbursable)	Hourly Rate	Estimated Hours	Estimated Cost	TOTAL
Adam Verducci, Business Leader	$ 346.00		$ 0.00	
Tim Ferris, Project Executive	$ 267.00		$ 0.00	
Ryan Snow, Project Executive	$ 250.00		$ 0.00	
Berat Akkaya, Project Manager	$ 200.00		$ 0.00	
Craig Scott, Gen. Superintendent	$ 197.00		$ 0.00	
Shane Thompson, Sr. Project Engineer	$ 175.00		$ 0.00	
Kayla Lakatos, Project Engineer	$ 165.00		$ 0.00	
Mark Harvey, Sr. Project Executive	$ 289.00		$ 0.00	
Andrew Burge, Chief Estimator	$ 319.00		$ 0.00	
Scott Mello, Chief Scheduler	$ 319.00		$ 0.00	
Stephanie Taylor, Project Controller	$ 153.00		$ 0.00	
Tiffany Giles, Accountant	$ 125.00		$ 0.00	
****Billable Rates - including OH&P**				
TOTAL REIMBURSABLE LABOR	#DIV/0!	0		$ -

6. Overhead (Combined Fringe Benefit & Administrative) Overhead Rate 150 % x Total Direct Labor	Incl'd in Rate
7. SUBTOTAL: Labor + Overhead (Items 5 & 6)	
8. PROFIT: Labor Related Costs (Item 7) x 0%	Incl'd in Rate

PART III - OTHER COSTS

9. Miscellaneous Reimbursable Costs			
Printing	At Cost	$ 0.00	
Transportation & Shipping	At Cost	$ 0.00	
MISCELLANEOUS REIMBURSABLE COSTS SUB-TOTAL			$ -
10. SUBCONTRACT (Lump Sum)			
		$	
		$	
		$	
SUB-CONTRACT SUB-TOTAL (LUMP SUM)			$ -
11. SUBCONTRACTS (Reimbursable/Not to Exceed)			
International Facilities Group, LLC		$	See Rate & Fee Form
RDBG Consulting Group, LLC		$	See Rate & Fee Form
Baker Consulting and Engineering		$	See Rate & Fee Form
Geigier Engineering		$	See Rate & Fee Form
Henderson Engineers		$	See Rate & Fee Form
George Heinlein Architects		$	See Rate & Fee Form
SUB-TOTAL REIMBURSABLES			$ -

PART IV - SUMMARY

TOTAL AMOUNT OF CONTRACT (Lump Sum Plus Reimbursables) (Items 5, 6, 8, 9, 10, and 11)	
12. TOTAL NOT TO EXCEED CONTRACT AMOUNT	$ 2,000,000.00

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Exhibit B
CONTRACT FEE SUMMARY FORMAT FOR ENGINEERING DIVISION
CITY OF JACKSONVILLE, FLORIDA

PART I - GENERAL

1. Project Pre-Construction Services for Improvements to Jax Sports & Entertainment Complex - Original Contract	**2. Proposal No. / Contract No.** ESC-0004-24 / TBD
3. Name of Consultant orSubconsultant: International Facilitites Group, LLC	**4. Date of Proposal** March 8, 2024

PART II - LABOR RELATED COSTS

5. Labor (Reimbursable)	Hourly Rate	Estimated Hours	Estimated Cost	TOTAL
Principal - Philip Couture	$ 275.00		$ 0.00	
Principal - Mark Appell	$ 275.00		$ 0.00	
Senior VP - Kevin Greene	$ 250.00		$ 0.00	
Stadium Advisor - Terry Savarise	$ 250.00		$ 0.00	
****Billable Rates - including OH&P**			$ 0.00	
			$ 0.00	
			$ 0.00	
TOTAL REIMBURSABLE LABOR	#DIV/0!	0		$ -

6. Overhead (Combined Fringe Benefit & Administrative) Overhead Rate **150 %** x Total Direct Labor	Incl'd in Rate
7. SUBTOTAL: Labor + Overhead (Items 5 & 6)	
8. PROFIT: Labor Related Costs (Item 7) x **10%**	Incl'd in Rate

PART III - OTHER COSTS

9. Miscellaneous Costs (Reimbursable)		
Printing	$ At Cost	
Transportation & Shipping	$ 0.00	
MISCELLANEOUS REIMBURSABLE COSTS SUB-TOTAL		$ -
10. SUBCONSULTANTS (Lump Sum)		
	$ At Cost	
	$	
SUB-CONTRACT SUB-TOTAL (Reimb/NTE)		$ -
11. SUBCONTRACTS (Reimbursable/Not to Exceed)		
	$ At Cost	
	$	
	$	
	$	
SUB-TOTAL REIMBURSABLES		$ -

PART IV - SUMMARY

TOTAL AMOUNT OF SUB-CONTRACT (Lump Sum Plus Reimbursables) (Items 5, 6, 8, 9, 10, and 11)	
12. TOTAL SUB-CONTRACT AMOUNT	N.A.

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EXHIBIT B

Exhibit B
CONTRACT FEE SUMMARY FORMAT FOR ENGINEERING DIVISION
CITY OF JACKSONVILLE, FLORIDA

PART I - GENERAL

1. Project Pre-Construction Services for Improvements to Jax Sports & Entertainment Complex - Original Contract	**2. Proposal No. / Contract No.** ESC-0004-24 / TBD
3. Name of Consultant orSubconsultant: RDBG Consulting Group, LLC	**4. Date of Proposal** 3/8/2024

PART II - LABOR RELATED COSTS

5. Labor (Reimbursable)	Hourly Rate	Estimated Hours	Estimated Cost	TOTAL
Project Principal- Carlton Jones	$ 275.00		$ 0.00	
Project Manager - CEI - Casey Jones	$ 130.00		$ 0.00	
Construction Project Manager- Maria Pimienta	$ 165.00		$ 0.00	
Director of Diversity Programming- Connell Hayward	$ 160.00		$ 0.00	
Project Administrator- Riyan Jackson	$ 150.00		$ 0.00	
Project Executive- Steve Stern	$ 275.00		$ 0.00	
Director- Christopher Jones	$ 210.00		$ 0.00	
****Billable Rates - including OH&P**				
TOTAL REIMBURSABLE LABOR	#DIV/0!	0		$ -
6. Overhead (Combined Fringe Benefit & Administrative) Overhead Rate		150 % x Total Direct Labor		Incl'd in Rate
7. SUBTOTAL: Labor + Overhead (Items 5 & 6)				
8. PROFIT: Labor Related Costs (Item 7)		x	**10%**	Incl'd in Rate

PART III - OTHER COSTS

9. Miscellaneous Costs (Reimbursable)		
Printing	$ 0.00	
Transportation & Shipping	$ 0.00	
MISCELLANEOUS REIMBURSABLE COSTS SUB-TOTAL		$ -
10. SUBCONSULTANTS (Lump Sum)		
	$	
	$	
SUB-CONTRACT SUB-TOTAL (Reimb/NTE)		$ -
11. SUBCONTRACTS (Reimbursable/Not to Exceed)		
	$	
	$	
	$	
	$	
SUB-TOTAL REIMBURSABLES		$ -

PART IV - SUMMARY

TOTAL AMOUNT OF SUB-CONTRACT (Lump Sum Plus Reimbursables) (Items 5, 6, 8, 9, 10, and 11)	
12. TOTAL SUB-CONTRACT AMOUNT	N.A.

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CITY OF JACKSONVILLE - STADIUM OF THE FUTURE

EXHIBIT B

Baker Design Build

TITLE	Hourly Rate	Overhead%	Subtotal	Profit%	Unit Rate Per Hour
ENGINEERING-Civil and Structural	**Hourly Rate**	**OH %**	**Subtotal**	**Profit %**	**Unit Rate /Hr**
Designer	$39.90	175%	$109.73	10%	$120.70
Senior Designer	$52.50	175%	$144.38	10%	$158.81
Engineer Intern	$39.90	175%	$109.73	10%	$120.70
Professional Engineer-Project Manager	$55.65	175%	$153.04	10%	$168.34
Senior Professional Engineer-Project Manager	$75.60	175%	$207.90	10%	$228.69
Project or Program Director-Vice President	$84.00	175%	$231.00	10%	$254.10
ADMINISTRATION	**Hourly Rate**	**OH %**	**Subtotal**	**Profit %**	**Unit Rate /Hr**
Receptionist	$30.45	175%	$83.74	10%	$92.11
Marketing Assistant	$30.45	175%	$83.74	10%	$92.11
Marketing Manager	$45.00	175%	$123.75	10%	$136.13
Accountant	$52.50	175%	$144.38	10%	$158.81

CONSTRUCTION SERVICES	**Hourly Rate**	**OH %**	**Subtotal**	**Profit %**	**Unit Rate /Hr**
Project Director/Principal	$84.00	175%	$231.00	10%	$254.10
Operations Manager	$60.90	175%	$167.48	10%	$184.22
Field Operations Manager	$60.90	175%	$167.48	10%	$184.22
Sr. Project Manager	$75.60	175%	$207.90	10%	$228.69
Quality Control/Quality Assurance	$60.90	175%	$167.48	10%	$184.22
Project Manager	$60.90	175%	$167.48	10%	$184.22
Senior Superintendent	$75.60	175%	$207.90	10%	$228.69
Superintendent	$60.90	175%	$167.48	10%	$184.22
Estimator	$55.65	175%	$153.04	10%	$168.34
Administrative	$30.45	175%	$83.74	10%	$92.11

DESIGN SERVICES	**Hourly Rate**	**OH %**	**Subtotal**	**Profit %**	**Unit Rate /Hr**
Project Director/Principal	$84.00	175%	$231.00	10%	$254.10
Operations Manager	$75.60	175%	$207.90	10%	$228.69
Sr. Engineer	$75.60	175%	$207.90	10%	$228.69
Engineer/Sr. Designer	$52.50	175%	$144.38	10%	$158.81

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EXHIBIT B

Lead Engineer	$60.90	175%	$167.48	10%	$184.22
Jr. Engineer/Designer	$39.90	175%	$109.73	10%	$120.70
BIM/CAD Operator	$52.50	175%	$144.38	10%	$158.81
Administrative	$30.45	175%	$83.74	10%	$92.11

THRESHOLD INSPECTION / CONST. MGMT	Hourly Rate	OH %	Subtotal	Profit %	Unit Rate /Hr
Sr. Engineer	$75.60	175%	$207.90	10%	$228.69
Engineer/Sr. Designer	$52.50	175%	$144.38	10%	$158.81
Jr. Engineer/Designer	$39.90	175%	$109.73	10%	$120.70
Administrative	$30.45	175%	$83.74	10%	$92.11

PRIVATE PROVIDER / PLAN REVIEWER	Hourly Rate	OH %	Subtotal	Profit %	Unit Rate /Hr
Engineer/Sr. Designer	$75.60	175%	$207.90	10%	$228.69
Jr. Engineer/Designer	$39.90	175%	$109.73	10%	$120.70
Administrative	$30.45	175%	$83.74	10%	$92.11

PRIVATE PROVIDER INSPECTION	Hourly Rate	OH %	Subtotal	Profit %	Unit Rate /Hr
Engineer/Sr. Designer	$75.60	175%	$207.90	10%	$228.69
Jr. Engineer/Designer	$39.90	175%	$109.73	10%	$120.70
Administrative	$30.45	175%	$83.74	10%	$92.11

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EXHIBIT B

PROACTIVE STRATEGIES

9471 Baymeadows Road, Suite 307 | Jacksonville, FL 32256
shane@Pro-ActiveStrategies.com • www.Pro-ActiveStrategies.com
904.705.7996

The City of Jacksonville
Public Works
Attention: Ms. Nikita Reed, PE
Attention: Mr. David Hahn, PE
214 N. Hogan Street, 10th Floor
Jacksonville, FL 32202

October 20, 2023

Baker Consulting & Engineering, LLC
219 N. Newnan Street
2nd Floor
Jacksonville, FL 32202

RE: Overhead Rate Calculation

Dear City of Jacksonville and Members of Baker Consulting & Engineering, LLC,

I have been asked by the members of Baker Consulting & Engineering (the "Company") to review and calculate the Company's Overhead Rate for the year ended December 31, 2022, based on criteria and information provided by the Company, to determine if the rate is greater than 175% of Direct Labor Costs as defined by the Company. I have performed no additional procedures regarding the financial information provided by the Company other than this request and also offer no opinion or assurance on the information.

The members of the Company have agreed to and acknowledged that the procedures performed are appropriate to meet the intended purpose and they are responsible for all the information provided. This report is not suitable for any other purpose. The procedures performed may not address all the items of interest to a user of this report and may not meet the needs of all users of this report. Each user, then, is responsible for determining whether the procedures are suitable for their purpose.

Based on my calculation, I have determined that the Company's Overhead Rate, as a percentage of Direct labor costs, is greater than 175% for the year ended December 31, 2022.

This information is intended solely for the use of the City of Jacksonville and members of the Company and should not be used by anyone other than these parties.

Sincerely,

Shane Cormier, CPA MAcc

AICPA Forensic and Valuation Services Section

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EXHIBIT B

Exhibit B
CONTRACT FEE SUMMARY FORMAT FOR ENGINEERING DIVISION
CITY OF JACKSONVILLE, FLORIDA

PART I - GENERAL

1. Project Pre-Construction Services for Improvements to Jax Sports & Entertainment Complex - Original Contract	**2. Proposal No. / Contract No.** ESC-0004-24 / TBD
3. Name of Consultant orSubconsultant: Geiger Engineers	**4. Date of Proposal** 3/8/2024

PART II - LABOR RELATED COSTS

5. Labor (Reimbursable)	Hourly Rate	Estimated Hours	Estimated Cost	TOTAL
Principal-in-Charge, David Campbell	$ 285.00		$ 0.00	
Principal	$ 262.00		$ 0.00	
Senior Engineer, Associate	$ 210.00		$ 0.00	
Project Engineer	$ 160.00		$ 0.00	
Design Engineer	$ 145.00		$ 0.00	
CAD Modeling	$ 135.00		$ 0.00	
Clerical	$ 120.00		0.00	
****Billable Rates - including OH&P**				
TOTAL REIMBURSABLE LABOR	#DIV/0!	0		$ -
6. Overhead (Combined Fringe Benefit & Administrative) Overhead Rate		**150 %** x Total Direct Labor		Incl'd in Rate
7. SUBTOTAL: Labor + Overhead (Items 5 & 6)				
8. PROFIT: Labor Related Costs (Item 7)		x	**10%**	Incl'd in Rate

PART III - OTHER COSTS

9. Miscellaneous Costs (Reimbursable)		
Printing	$ 0.00	
Transportation & Shipping	$ 0.00	
MISCELLANEOUS REIMBURSABLE COSTS SUB-TOTAL		$ -
10. SUBCONSULTANTS (Lump Sum)		
	$	
	$	
SUB-CONTRACT SUB-TOTAL (Reimb/NTE)		$ -
11. SUBCONTRACTS (Reimbursable/Not to Exceed)		
	$	
	$	
	$	
	$	
SUB-TOTAL REIMBURSABLES		$ -

PART IV - SUMMARY

TOTAL AMOUNT OF SUB-CONTRACT (Lump Sum Plus Reimbursables) (Items 5, 6, 8, 9, 10, and 11)	
12. TOTAL SUB-CONTRACT AMOUNT	N.A.

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Exhibit B
CONTRACT FEE SUMMARY FORMAT FOR ENGINEERING DIVISION
CITY OF JACKSONVILLE, FLORIDA

PART I - GENERAL

1. Project Pre-Construction Services for Improvements to Jax Sports & Entertainment Complex - Original Contract	**2. Proposal No. / Contract No.** ESC-0004-24 / TBD
3. Name of Consultant orSubconsultant: Henderson Building Solutions	**4. Date of Proposal** 3/8/2024

PART II - LABOR RELATED COSTS

5. Labor (Reimbursable)	Hourly Rate	Estimated Hours	Estimated Cost	TOTAL
Engineering			$ 0.00	
Director/Executive	$ 225-240			
Practice Manager	$ 200.00		$ 0.00	
Project Manager	$ 195.00		$ 0.00	
Senior Engineer	$ 195.00		$ 0.00	
Lead Engineer	$ 170.00		$ 0.00	
Engineer	$ 155.00		$ 0.00	
Site Observation Specialist	$ 125.00		$ 0.00	
BIM Technician	$ 100.00		$ 0.00	
Project Administration	$ 100.00		$ 0.00	
			$ 0.00	
Commissioning			$ 0.00	
Director/Executive	$ 225-240		$	
Construction Management	$ 220.00		$ 0.00	
Pre-Construction Management	$ 170.00		$ 0.00	
Project Development	$ 165.00		$ 0.00	
Commissioning Manager/Agent	$ 175.00		$ 0.00	
Cx Technician	$ 140.00		$ 0.00	
Estimator	$ 165.00		$ 0.00	
Project Adminstration	$ 100.00		0.00	
****Billable Rates - including OH&P**				
TOTAL REIMBURSABLE LABOR	#DIV/0!	0		$ -
6. Overhead (Combined Fringe Benefit & Administrative) Overhead Rate		**150 %** x Total Direct Labor		Incl'd in Rate
7. SUBTOTAL: Labor + Overhead (Items 5 & 6)				
8. PROFIT: Labor Related Costs (Item 7)		x	**10%**	Incl'd in Rate

PART III - OTHER COSTS

9. Miscellaneous Costs (Reimbursable)	TBD	
Printing	$ 0.00	
Transportation & Shipping	$ 0.00	
MISCELLANEOUS REIMBURSABLE COSTS SUB-TOTAL		$ -
10. SUBCONSULTANTS (Lump Sum)	TBD	
	$	
	$	
SUB-CONTRACT SUB-TOTAL (Reimb/NTE)		$ -
11. SUBCONTRACTS (Reimbursable/Not to Exceed)	TBD	
	$	
	$	
	$	
	$	
SUB-TOTAL REIMBURSABLES		$ -

PART IV - SUMMARY

TOTAL AMOUNT OF SUB-CONTRACT (Lump Sum Plus Reimbursables) (Items 5, 6, 8, 9, 10, and 11)	
12. TOTAL SUB-CONTRACT AMOUNT	N.A.

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Exhibit B
CONTRACT FEE SUMMARY FORMAT FOR ENGINEERING DIVISION
CITY OF JACKSONVILLE, FLORIDA

PART I - GENERAL

1. Project Pre-Construction Services for Improvements to Jax Sports & Entertainment Complex - Original Contract	**2. Proposal No. / Contract No.** ESC-0004-24 / TBD
3. Name of Consultant orSubconsultant: Heinlein Consulting, LLC	**4. Date of Proposal** 3/8/2024

PART II - LABOR RELATED COSTS

5. Labor (Reimbursable)	Hourly Rate	Estimated Hours	Estimated Cost	TOTAL
Principal - George Heinlein ****Billable Rates - including OH&P**	$ 250.00	TBD	$ 0.00	
TOTAL REIMBURSABLE LABOR	#DIV/0!	0		$ -
6. Overhead (Combined Fringe Benefit & Administrative) Overhead Rate		**150 %** x Total Direct Labor		Incl'd in Rate
7. SUBTOTAL: Labor + Overhead (Items 5 & 6)				
8. PROFIT: Labor Related Costs (Item 7)		x	**10%**	Incl'd in Rate

PART III - OTHER COSTS

9. Miscellaneous Costs (Reimbursable) Printing Transportation & Shipping	$ At Cost $ 0.00	
MISCELLANEOUS REIMBURSABLE COSTS SUB-TOTAL		$ -
10. SUBCONSULTANTS (Lump Sum)	$ At Cost $	
SUB-CONTRACT SUB-TOTAL (Reimb/NTE)		$ -
11. SUBCONTRACTS (Reimbursable/Not to Exceed)	$ At Cost $	
SUB-TOTAL REIMBURSABLES		$ -

PART IV - SUMMARY

TOTAL AMOUNT OF SUB-CONTRACT (Lump Sum Plus Reimbursables) (Items 5, 6, 8, 9, 10, and 11)	
12. TOTAL SUB-CONTRACT AMOUNT	N.A.

SUBJECT: PRE-CONSTRUCTION SERVICES FOR IMPROVEMENTS TO JACKSONVILLE SPORTS AND ENTERTAINMENT COMPLEX

BID #: ESC-0004-24 **OPEN DATE: 2024-01-10**

COMPETITIVE SEALED PROPOSAL EVALUATION COMMITTEE

KIND AND BASIS OF CONTRACT: EVALUATION – TWO (2) YEARS FROM THE DATE OF CONTRACT EXECUTION WITH TWO (2) ONE (1) YEAR RENEWAL OPTIONS

AGENCY: PUBLIC WORKS

BASIS OF AWARD: TO THE HIGHEST SCORING RESPONSIVE, RESPONSIBLE BIDDER BASED ON THE EVALUATION CRITERIA

NUMBER OF BIDS INVITED: 31 **NUMBER RECEIVED:** 4 **OTHER:**

SUMMARY OF BIDS AND RECOMMENDED ACTIONS:
Recommend approval of award to the Gilbane Building Company as the highest scoring responsive, responsible bidder for Pre-Construction Services for Improvements to Jacksonville Sports and Entertainment Complex. Period of service will be two (2) years from date of executed contract with two (2) one (1)-year renewal options.

Below are the bidders with the following scoring points ranking:

1. Gilbane Building Company 107.25
2. McCall Construction Management 97.75
3. CES Consultants 95.00

Attachments: Recommendation Memo, Scoring Matrix, Terms and Conditions, Description of Services

ANALYST: BENJAMIN KEMP **RESPECTFULLY SUBMITTED:** DUSTIN FREEMAN, CHIEF PROCUREMENT DIVISION

CONCURRENCE BY: Nina Sickler, P.E. Director of Public Works

(ALL AWARD ACTIONS SUBJECT TO LAWFULLY APPROPRIATED FUNDS)
ACTION OF CSPEC COMMITTEE ON RECOMMENDATIONS ABOVE

MEMBERS APPROVING 5 MEMBERS DISAPPROVING 0 DATE: 2/8/2024

OTHER:

ACTION OF AWARDING AUTHORITY DATE 2/12/2024

APPROVED ✓ DISAPPROVED

OTHER

SIGNATURE OF AUTHENTICATION Karen Bowling

Karen Bowling
Chief Administrative Officer
For: Mayor Donna Deegan
Under Authority Of:
Executive Order No: 2023-02