

Enclosure: V.E.

THE GROSSE POINTE PUBLIC SCHOOL SYSTEM
Grosse Pointe, Michigan

AGENDA NUMBER & TITLE: V.E.

**Approval of French Ehresman
Amendment #5**

BACKGROUND INFORMATION:

Throughout this year we have been working to implement a sinking fund plan that is integrated when possible with construction already planned as a result of our bond issue. Timely and proper planning allows us to efficiently utilize professional services of firms that are already vested in our District and familiar with our buildings.

French Associates has agreed to continue the strategic alliance with Ehresman Architects to provide architectural/engineering services for sinking fund projects at a rate of 6.25% of the cost of work or the previously Board of Education approved hourly rates. At this time, we have eleven sinking fund projects identified for the French/Ehresman team to be engaged; each of these projects is listed in the enclosed French Associates proposal letter.

Additional items enclosed for your review is the PM Cresa recommendation letter and the French/Ehresman hourly rate schedule.

REQUEST:

The Board of Education approve French/Ehresman amendment #5 as presented.

| Funding Source | | |
|---------------------------------------|------------------------------------|--|
| <input type="checkbox"/> General Fund | <input type="checkbox"/> Bond Fund | <input checked="" type="checkbox"/> Sinking Fund |

Amanda Matheson
Deputy Superintendent for Business Operations

May 18, 2021

Ms. Amanda Matheson
Deputy Superintendent for Business Operations
Grosse Pointe Public School System
389 St. Clair Avenue
Grosse Pointe, MI 48230

via email: mathesa@gpschools.org

RE: Grosse Pointe Public School System Sinking Fund Program
A/E Engagement for Select Projects – French Associates

Dear Ms. Matheson:

This letter transmits an update from Plante Moran Cresa (PMC) as it relates to the assignment to assist and advise the Grosse Pointe Public School System (GPPSS) in the procurement of an Architectural/Engineering (A/E) firm for District Sinking Fund Projects (Project). This update represents the mutual efforts of PMC and GPPSS administration and Clark Hill Attorneys (The Project Team) to present a framework in order to identify, evaluate and recommend French Architects for specific Sinking Fund Projects.

RECOMMENDATION

The Project Team is recommending the engagement of French Associates for eleven (11) identified sinking fund projects at either a fixed fee amount of 6.25% or previously Board of Education approved hourly rate(s) established for the 2018 Bond Program (see attached proposal letter). All future Sinking Fund work requiring the engagement of French Architects will be based upon the established fixed fee percentage or hourly rate schedule for A/E services. The Project Team, with the input of Clark Hill Attorneys, has developed a modified AIA B105 or an AIA B132 contract, depending on the construction delivery method, for all future Sinking Fund Project engagements.

Should you have any questions regarding this recommendation described above, please do not hesitate to contact me at 248-766-0996 or robert.stempien@plantemor.com.

Sincerely,
PLANTE MORAN CRESA



Robert Stempien, AIA
Sr. Vice President

Attachments: 2021 AE Services Sinking Fund Projects GPPSS

CC: Denise Sharples, GPPSS
Paul Theriault, PMC



architects planners interiors

236 Mill Street
Rochester, MI
48307

May 18, 2021

Ms. Amanda Matheson, Deputy Superintendent for Business and Operations
Grosse Pointe Public School System
389 St. Clair Street
Grosse Pointe, MI 48230

**Subject: Grosse Pointe Public Schools
Architectural Design/Engineering Services
Sinking Fund Projects**

Dear Amanda:

We greatly appreciate the opportunity to submit our proposal for Sinking Fund Projects for the **Grosse Pointe Public School System (GPPS)** for Architectural Design and Engineering Services. We are presenting this proposal as a continuation of our previously executed agreement for Architectural Services and have included the Strategic Alliance with Ehresman Architects as a part of this response (FA/EA).

PROJECT DESCRIPTION

Provide Architectural/Engineering Services for sinking fund projects as outlined below. Our Project Manager assigned to this project would be Chuck Marchetti, AIA.

CLIENT RESPONSIBILITIES

It is understood that the Owner will provide the following information and/or assistance to FA:

1. Operational personnel to be present during field investigations.
2. Existing electronic drawings of the School if available.
3. If required, engage the services of qualified personnel for hazardous materials testing, and provide approval to the contractor to begin construction.

FEE

We propose to provide the services described herein for a not to exceed percentage fees as follows and for billing purposes initially our invoicing will be as outlined below.

If the project budget and costs exceed the budgets indicated, we would apply a percentage fee calculation per building to the excess costs to be added to the original lump sum fee.

Cost of the Work x 6.25% = Fee proposal

1. Parcels MS Pool Dehumidification,
Construction costs \$1,159,759 x 6.25% = \$72,484.00
2. Brownell MS Pool Dehumidification,
Construction costs \$1,150,000 x 6.25% = \$71,875.00
3. GP South HS Exterior Water Mitigation,
Construction costs \$201,250 x 6.25% = \$12,578.00
4. GP South HS Tunnel balance of work,
Construction costs \$86,250 x 6.25% = \$5,390.00
5. Brownell MS Auditorium water mitigation,
Construction costs \$115,000 x 6.25% = \$7,187.00
6. Pierce MS Exterior water mitigation,
Construction costs \$115,000 x 6.25% = \$7,187.00



architects planners interiors

236 Mill Street
Rochester, MI
48307

7. GP North HS Chiller,
Construction costs \$161,000 x lump sum = \$12,500.00
8. GP South HS Counseling HVAC,
Construction costs \$28,750 x lump sum = \$5,000.00
9. GP North HS Kitchen Exhaust,
Construction costs \$277,500 x 6.25% = \$17,343.00
10. MDF HVAC,
Hourly
11. Parcels MS Life Skills HVAC,
Hourly

REIMBURSABLE EXPENSES

In addition, the following reimbursable expenses will be billed at 1.1 times cost:

1. Mileage costs related to the project.
2. Reproduction, postage, and handling of drawings and specifications.
3. Fees paid to authorities having jurisdiction over the project (typically Owner pays fees direct to save on mark-up).

For the purposes of the Purchase Orders, we would recommend budgeting \$10,000.00 for these costs.

SERVICES NOT INCLUDED IN BASE FEE

The following services are not included in the above fee:

1. Site survey, soil borings and topography.
2. Hazardous Material Identification or Analysis.
3. Design for an expanded scope of work, in excess of scope indicated under project description and scope of services.
4. Fees paid for securing approval of authorities having jurisdiction over the project.
5. Traffic studies, or other studies required by approving agencies.
6. Sub-Consulting services related to pavement testing and assessment.

CHANGES AND ADDITIONAL WORK

For additional work or changes in scope agreed to in writing, we will provide the services of our staff on an hourly basis in accordance with the attached billing rate schedule, plus reimbursable expenses.

REMAINING SINKING FUND PROJECTS

For additional work or changes in scope agreed to in writing, for all remaining sinking fund projects to be determined in each subsequent year of the sinking fund, if awarded to FA/EA in total:

Cost of the Work x 6.25% = Fee proposal

INVOICING PROCEDURES

Invoices for our services and reimbursable expenses will be submitted every month. Payments against our invoices will be expected within thirty (30) days from date of invoice.



architects planners interiors

236 Mill Street
Rochester, MI
48307

INSURANCE

For the protection of our clients as well as our firm, we carry insurance protection including professional liability insurance.

SCHEDULE

We will meet the schedule that you provided in previous email.

TERMINATION OF AGREEMENT

In the event the project is abandoned, or the agreement terminated, we request seven (7) days written notice. It is agreed that French Associates, Inc. will be reimbursed for all services performed and costs incurred up to the termination date on an hourly basis in accordance with the attached billing rate schedule, plus reimbursable expenses.

We appreciate the opportunity to work with you again on these projects and look forward to your approval. We have proceeded with certain work based on our previous correspondence.

If you have any questions, please reach out to me or Plante Moran CRESA.

Sincerely,

Paul A. Corneliussen, AIA
Executive Vice President

EXHIBIT E consisting of one page, referred to in and part of the **Agreement between Owner and Architect** dated December 17, 2018.

Initials

Owner: GCN

Architect: DW

Unit and Hourly Rate Schedule

By initialing this page, the Architect represents to the Owner that the attached Unit and Hourly Rate Schedule accurately represents each position's invoiced rate, computed according to the Agreement.

| POSITION | HOURLY RATE |
|--------------------------|-------------|
| Project Principal | \$182.00 |
| Project Manager | \$162.00 |
| Registered Architect | \$132.00 |
| Interior Designer | \$108.00 |
| Draftsperson/Technician | \$122.00 |
| Accounting | \$92.00 |
| Clerical | \$92.00 |
| MEP Principal | \$198.00 |
| MEP Engineer – Senior | \$156.00 |
| MEP Engineer – Mid | \$126.00 |
| MEP Engineer – Junior | \$99.00 |
| MEP Engineer – CAD | \$60.00 |
| MEP specialty lighting | \$192.00 |
| Civil Engineer Principal | \$170.00 |
| Civil Engineer | \$130.00 |

Note:

The rates set forth above are good through 6/30/2019. The Architect may thereafter annually adjust the personnel rates in accordance with normal salary review practices of the Architect. Rate increases are limited to three percent (3%) per calendar year.