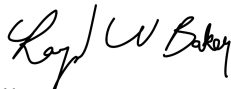


Date: September 25, 2023

To: Gary Hartfield, Director
ISD - Small Business Development Division

From: Ray Baker, Director 
Miami-Dade Public Library System

Subject: Goal Memo
Request to Advertise for Construction Services for ADA and Interior Upgrades, Roof Replacement, and New Impact Resistant Windows, Doors and Storefront at the Lemon City Branch Library, Contract No. LC-RENO-23; LB Project No. LC-RENO-23

The Miami-Dade Public Library System (MDPLS) is recommending an 18% Small Business Enterprise (SBE) participation goal for construction services for the ADA Upgrades for the Lemon City Branch Library, located at 430 NE 61 Street, Miami, FL 33027. The project base cost for these services is estimated at \$669,531.25.00 plus a \$69,953.13 contingency account, an estimated \$99,090.63 in bond, insurance, overhead & profit costs and a proposed dedicated allowance of \$100,000.00. The estimated total project cost is \$938,575.01.

BACKGROUND

MDPLS continues to carry out the projects approved as part of its adopted capital plan with a mission of improving and modernizing library facilities throughout Miami-Dade County. MDPLS started the permitting process with the City of Miami and should finalize all open comments within the last quarter of 2023. The ADA upgrades of both the exterior and interior spaces will improve accessibility for patrons and staff, the roof replacement and new impact resistant windows, doors and storefront will harden the building to protect it from storm damage and the interior renovations are necessary to modernize the aging facility, a project that is included in Library's FY 2023-24 Adopted Budget.

PROJECT DESCRIPTION

MDPLS is preparing to solicit a professional registered General Contractor for complete construction services for the improvements to the existing 7,335 square feet building structure and a comprehensive renovation of the existing parking lot. The construction is to be performed in accordance with the Construction Documents and Specifications prepared by Laura M. Perez and Associates, Inc. for MDPLS.

The work of this project includes, but is not limited to:

- Site Improvement Work: The existing parking lot is being renovated to be ADA accessible and improving the overall site drainage, including removal of all existing asphalt to provide new asphalt pavement, drainage, parking spaces with new signage and stripping and accessible route. New EV charging stations will also be added to the parking area.

SBD – Goal Memo

Request to Advertise for Construction Services for the ADA upgrades of the interior and exterior improvements of the Lemon City Branch Library, Contract No. LC-RENO-23; LB Project No. LC-RENO-23

- **Roof Replacement Work:** Approximately 7,366 square feet of roof will be replaced. The bid price must include the removal and proper off-site disposal of all work-related debris to an approved disposal location.
- **Impact Resistant Windows & Storefront Doors Work:** All existing windows, storefronts and exit doors will be removed and replaced with new impact resistant systems. All exterior windows and doors will be replaced. The new doors, windows and storefronts must be replaced with the same architectural overall look. Reinforce existing structure as required by code, consistent with shop drawings and NOA prior to the installation of new doors and windows.
- **Interior Renovations Work:** Interior renovation of public areas, restrooms, staff area, staff kitchenette as specified in the construction documents with its selective demolition as detailed in the contract documents. The work includes updating restrooms to be ADA accessible, new finishes and coordination of new furniture. The selected contractor needs to preserve and protect the existing terrazzo floor.

The selected Contractor shall be responsible for completing the project in accordance with the complete contract construction documents and specifications as necessary to obtain all approvals by any/all authorities having jurisdiction over the project, including but not limited to the City of Miami and all Miami-Dade County or other permitting agencies. The project must be constructed to meet or exceed applicable building codes, Miami-Dade Ordinances, and work with modern technological standards for library facilities.

COST ESTIMATE BY CATEGORIES

The estimated cost/work breakdown for the project is as follows:

| Lemon City ADA Upgrades ROM estimate * | |
|---|---------------|
| General Conditions | \$ 133,906.25 |
| Demolition | \$ 14,500.00 |
| Wood and Plastics | \$ 15,000.00 |
| Roof/Thermal & Moisture Protection | \$ 135,000.00 |
| Doors/Frames | \$ 5,000.00 |
| Glass and Glazing | \$ 105,000.00 |
| Finishes (walls, ceilings, and Floors) | \$ 15,000.00 |
| Painting and tile | \$ 40,000.00 |
| Specialties/Equipment/Furnishings | \$ 5,000.00 |
| Plumbing | \$ 42,125.00 |
| Electrical | \$ 43,000.00 |
| Site work | \$ 116,000.00 |

SBD – Goal Memo

Request to Advertise for Construction Services for the ADA upgrades of the interior and exterior improvements of the Lemon City Branch Library, Contract No. LC-RENO-23; LB Project No. LC-RENO-23

| | | |
|---|----|------------|
| Direct project cost | \$ | 669,531.25 |
| * ROM (rough order of magnitude estimate) based on A/E estimate dated 15-MAY-2023 | | |

EXPERIENCE AND QUALIFICATIONS

Miami-Dade Public Library System is requesting that the General Contractor at a minimum, through full-time personnel, have experience within the last five (5) years in successfully renovating commercial or public buildings using sustainable materials and methods, updating electrical and low voltage infrastructure and that they can demonstrate experience delivering high quality, durable interior finishes, and fixtures. They must be fully insured and bonded for the project which is estimated at \$938,575.01. It is preferred that the team members also have the following:

- Experience within the last five (5) years with building new or renovating public libraries.
- LEED building certification and experience.

Approved

| Lemon City ADA Upgrades ROM estimate * | | | | |
|---|----------------------|-------------|------------|----------------------------------|
| | | Percentage | SBE Goal | comments |
| General Conditions | \$ 133,906.25 | 20% | | n/a |
| Demolition | \$ 14,500.00 | 2% | yes | |
| Wood and Plastics | \$ 15,000.00 | 2% | yes | |
| Roof/Thermal & Moisture Protection | \$ 135,000.00 | 20% | | high level coordination required |
| Doors/Frames | \$ 5,000.00 | 1% | yes | |
| Glass and Glazing | \$ 105,000.00 | 16% | | custom elements |
| Finishes (walls, ceilings and Floors) | \$ 15,000.00 | 2% | | custom elements |
| Painting and tile | \$ 40,000.00 | 6% | | high level coordination required |
| Specialties/Equipment/Furnishings | \$ 5,000.00 | 1% | | custom elements |
| Plumbing | \$ 42,125.00 | 6% | yes | |
| Electrical | \$ 43,000.00 | 6% | yes | |
| Site work | \$ 116,000.00 | 17% | | high level coordination required |
| Direct project cost | \$ 669,531.25 | 100% | 18% | Proposed SBE Goal |
| O/H, Profit, Insurances and Bond | \$ 99,090.63 | | | 1.48% of direct project costs |
| 10% contingency | \$ 69,953.13 | | | |
| Dedicated allowance | \$ 100,000.00 | | | |
| Project Total | \$ 938,575.01 | | | |
| * ROM (rough order of magnitude estimate) based on A/E estimate dated 15-MAY-2023 | | | | |