Why we’re here today

Project update
• Background
• Negotiation process
• Fitting it all together
• Next steps

No board action requested
Background

• Proposals Submitted January 2020

• Notification of “Most Qualified Design Builder” March 2020

• No Protests Received

• Negotiation Kick-Off March 18
Negotiation process

- Design Build Agreement (DBA) almost complete
  - Foundation for all other Design Build Documents
  - Contains terms and conditions for entire project
  - Includes Indemnity, Limitation of Liability, Ownership, Correction of Work, Insurance, Claims, Mutual Waiver of Consequential Damages, etc.
  - Contains Preconstruction Services for design as an “Exhibit”
  - Commits District to approximately $4.5M

- Technical Specifications in process
  - Some included with DBA as “Exhibits”
  - Others to be developed as part of Preconstruction
Negotiation process

• Extended Warranty just beginning
  • Framework still being developed
  • An “Exhibit” to the DBA
  • Executed prior to GMP Amendment or Unit Work

• GMP Amendment(s) not started
  • Developed as part of Preconstruction Services
  • One per Unit, with others as needed
  • Contains agreed upon scope, schedule, budget, etc. for each Unit
  • Commits the District to one Unit at approximately $25M/Unit
Fitting it together

Extended Warranty

Design Build Agreement

Preconstruction Services

Technical Specifications

GMP Amendments
Next steps

• DBA Resolution for Information July 2020
• DBA Resolution for Action July / August 2020
• Extended Warranty expected Q4 2020
• First Unit GMP Amendment expected Q1 2021

QUESTIONS?
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