



Highline Public Schools Board Action Report

DATE: March 22, 2023

FROM: Dr. Ivan Duran, Superintendent

LEAD STAFF: Scott Logan, Chief Operations Officer, and Ellie Daneshnia, Executive Director of Capital Planning and Construction

For Introduction: March 29, 2023

For Action: April 19, 2023

I. TITLE Evergreen High School Replacement Project - Approval of Constructability Review Report and Implementation Plan

Select one: New Item Renewed Item Annual Item Revised Item

II. WHY BOARD ACTION IS NECESSARY

The Highline School District's Board of Directors is required to accept the Constructability Review Report and approve the Implementation Plan for the Evergreen High School Replacement Project in accordance with WAC 392-344-110 and the Office of Superintendent of Public Instruction (OSPI) Form D-9, Application for Authorization to Sign Contracts.

III. BACKGROUND INFORMATION

Cornerstone General Contractors (Cornerstone), as part of their General Contractor/Construction Manager ("GC/CM") Contract for Pre-Construction Services Contract approved by the Board on January 18, 2023, was to conduct a constructability review of the plans and specifications for the Evergreen High School Replacement Project. This constructability review involves reviewing contract documents and identifying potential claims or problem areas and deficiencies that may occur during the construction phase of a project. The purpose is to identify errors, ambiguities, omissions, discrepancies, and conflicts in construction documents. The goal of the review is to achieve the lowest possible bid and minimize the chances of change orders and claims after construction begins.

Upon completion of this constructability review, Bassetti Architects, the project architect, will review the comments and provide an Implementation Plan to incorporate these comments into the final set of plans and specifications. OSPI Form D-9, Application for Authorization to Sign Contracts requires the board of directors to accept the Constructability Review Report and approve the Implementation Plan. The staff has reviewed both the Constructability Review Report and the Implementation Plan. The report and plan are available for review in Scott Logan's office.

IV. RECOMMENDED MOTION

I move that the Highline School Board approve the Constructability Review Report of Evergreen High School Replacement Project prepared by Cornerstone General Contractors and the Implementation Plan prepared by Bassetti Architects.

V. FISCAL IMPACT/REVENUE SOURCE

There is no fiscal impact. The constructability review is included in Cornerstone's contract.

The revenue source for this motion is N/A.

Expenditure: One-time Annual

VI. APPLICABLE POLICY(S)

This action is in compliance with the following:
Board Policy 9100 and WAC 392-344-110.

VII. ALTERNATIVES

Failure to accept the Constructability Review Report and approve the Implementation Plan will preclude OSPI from releasing all designated SCAP funds.

VIII. COMMUNITY ENGAGEMENT

Community Engagement Required: Yes No

IX. ATTACHMENTS

N/A