

June 10, 2020

Santa Rosa County School Board  
5086 Canal Street  
Milton, Florida 32570

**RE: School Plant Planning Items for Board Meeting  
June 18, 2020 – 5:00 P.M. – Canal Street**

A. CHANGE ORDER(S):  
None at this time.

B. FINAL CONSTRUCTION PAYMENTS AND FEES:  
None at this time.

C. REVIEW STATUS OF CURRENT PROJECTS:

1. Pace School "A"

In a previous presentation to the Board, we indicated design changes were requested at the Phase III design review meeting to increase outdoor activity space on this site. We have worked diligently to address this request while at the same time trying to limit the extent of earthwork and requirements for walls across the site. Attached to this memo are selected sheets from our working Civil design for Phase III consideration:

- C000 Notes & Information – note proposed parking exceeds both County and SREF requirements
- C001 Existing Site Conditions – note existing elevations of +/- 136 in northeast corner of site, falling to +/- 79 along eastern property line.
- C004 Site Improvements Plan – note incorporation of outdoor activity space inside northwest bus loop and in northeast portion of site, basketball courts adjacent to multi-purpose room (north center wing), and future covered play building. To support grading requirements, sheet pile wall is located northwest along bus loop and segmental block wall is located northeast along required landscape buffer.

- C006 Site Grading Plan – proposed contours (solid lines) demonstrate grade changes across the site. Spot elevations along walls demonstrate heights. Sheet pile wall max height +/- 8'. Segmental block wall max height +/- 18'.
- C007 Site Grading Plan (Drives & Pond) – note 'terraced' embankment from elevated edge of functional site area down to storm water pond. Note storm water pond with filter-drain, pump discharge, discharge spreader and emergency overflow.

#### Opinion of Cost Update:

- Entire Site Package - \$7,825,000
- Base of \$7,113,000 + 10% for contingency/incidentals
  - Design details still being developed due to 'late-breaking' changes
  - Early Site Release Package schedule may increase bids for that portion above typical market rates
- Items influencing cost:
  - Scope of earthwork/walls, native soils generally not suitable for reuse
  - Size of parking lot to address concerns with pick-up/drop-off queuing and event parking on local streets
  - Curb and gutter and extend of storm water inlets and piping to control runoff
  - Storm water pond features required for functionality and emergency protection of wetlands

#### Early Release Site Package Schedule:

- Distribute bid package and resubmit for permitting on 6/19.
- Pre-Bid meeting on or around 6/26.
- Receive bids on 7/7.
- Recommend award at Board Meeting on 7/9.  
\*Permits would likely not be in hand prior to award.
- Notice to Proceed on or before 7/20.
- 18-week construction schedule ahead of Building Package 11/23 access to site.

2. H&H/McGrath/Holloway Property

Conditional Use application will be considered by the Zoning Board on 7/9. Board of County Commissioners will consider the Zoning Board's recommendation on 7/23.

D. CONSTRUCTION BIDS:

None at this time