



## AGENDA ITEM SUMMARY FORM

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**MEETING DATE:** 5/27/2025

**PREPARED BY:** Martha Eighme

**AGENDA CONTENT:** Update Discussion and Possible Action on King Municipal Operations Center Project - Brent Boles, iAD Architects, and Teal Construction Representative Presenting

**AGENDA ITEM SECTION:** Regular Agenda

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**BUDGETED AMOUNT:** EnterTextHere

**FUNDS REQUESTED:** EnterTextHere

**FUND:** Bond

**EXECUTIVE SUMMARY:**

The Construction Manager at Risk (CMAR) agreement between the City of Angleton and Teal Construction Company for the construction of the King Municipal Operations Center was executed on August 27, 2024, after selection was made by the city based on RFP No. 2023-09 responses. This executed document established Teal Construction Company and the CMAR, set Teal's fee as a percentage of the cost of work and established a savings split of un-spent dollars for the City and Teal. Since that time, Teal has worked with iAD Architects as drawings were developed, and through changes requested by the city, to provide updated budgets and constructability advice as part of the CMAR process. Before you today is the AIA A133 Exhibit A document package that establishes the Guaranteed Maximum Price (GMP) for construction in the amount of \$5,005,919.63. The A133 document accompanies the initial CMAR contract already executed by the city.

**RECOMMENDATION:**

**Approve the** AIA A133 Exhibit A document package that establishes the Guaranteed Maximum Price (GMP) for construction of the King Municipal Operations Center in the amount of \$5,005,919.63