



**MILWAUKEE  
PUBLIC SCHOOLS**

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**VENDOR SELECTION OVERVIEW**  
**DIVISION 2 – PHASE II REMODELING @ PULASKI HIGH SCHOOL**  
**PROJECT NO. 4336**

*1. Description of Project and Proposed Vendor*

Facilities and Maintenance Services (FMS) released a request for proposal (RFP) on Wednesday, September 27, 2017, to retain the professional services of a consultant architect design team for the Division 2 – Phase II Remodeling @ Pulaski High School.

The project continues the Regional Development Plan work to further develop the “knowledge exchange partnership between Pulaski High School IB Program and Carmen School. Phase I included developing computer labs and science rooms. The design for Phase II will include new exterior lettering signage, remodeling seven (7) existing classrooms to create new classrooms and office spaces. A review of options to consolidate Pulaski’s existing offices, records storage and book storage will also be provided. A total of two (2) firms submitted proposals and are ranked as follows:

- 1. Foundation Architects, LLC**
- 2. Boer Architects, Inc.**

*2. Justification for Selection of Proposed Vendor*

Based on the RFP the recommended firm is **Foundation Architects, LLC**.

Foundation’s response included the lowest total design cost out of two (2) received responses for the services. The Contract Compliance Services Participation Plan Requirements that Foundation agreed to provide will be 5% HUB, 100 Hours of Student Employment, and 10 Hours of Student Engagement.

*3. RFP Evaluation Criteria*

This request is in accordance with the requirements as outlined in the RFP for the design services. The Evaluation Criteria was as follows:

- **40%** - Overall cost of the Firm’s Proposal. Firms shall provide a lump sum fee to provide the services specified. Additional services shall be submitted based on hourly labor rates and an agreed upon fee. All hourly rates are to include overhead.
- **25%** - The education, experience and expertise of the firm's principals and employees who will be assigned key project responsibilities, with particular attention to their qualifications, competence and past performance, and Foundation Architects, LLC.
- **25%** - The firm's general experience and history of performance on projects similar to the one under consideration, with references.
- **10%** - Recommendations and opinions of each firm's previous clients as to the ability to meet deadlines and remain within project budget. Prior clients may also be able to advise as to each firm's sense of responsibility; attitudes of key personnel; concern for economy, efficiency and environment; and quality of service.

*4. Evaluation Plan*

This project required the proposed consultant teams to provide design services for all phases of the project, including design development & construction documents, bidding assistance, construction administration and inspection. Progress review documents are required to be submitted at the 100% design development phase and at

95% and 99% complete construction documents phase. The RFP indicated the level of detail required to be provided in the drawings and specification for each review phase, which will be evaluated by MPS for compliance.

5. *Cost*

The total cost for all required services is \$68,825.00