



November 7, 2018

Douglas Pryor  
Facilities Planner  
Monroe County School District  
1310 United Street  
Key West, FL 33040

Project: Marathon High School Athletic Complex, RFQ 2017713, PO #6747  
Subject: Additional Services Request 02

Dear Mr. Pryor,

Please find below a proposed methodology to adjust professional fees commensurate with the increase in estimated construction costs for the Marathon High School Athletic Complex. This same methodology was used for Amendment 1 to our agreement.

As you know the estimated project construction budget of \$5.0 million was utilized to establish our revised design fee of \$342,500. Please see the attached Additional Services Fee Proposal, dated October 25, 2017 included in Amendment 1 to our Contract.

The Ajax Building Corporation estimated project construction cost for the Board Approved Option is approximately \$11.5 million. Utilizing the same methodology, a revised total fee for professional services from design through construction would be \$791,175 (\$448,675 more than our current contract.) Given that the Design and Construction Document Phases are complete, we believe that it is fair to only propose a fee increase for the Bidding/Negotiations and Construction Administration Phases. We respectfully request that the resultant additional fee for only Bidding/Negotiations and Construction Administration would be \$112,169. Please see the attached DMS Fee Calculator ASA02 - Adjusted to \$11.5 million scope.

We trust that this proposal will meet with your approval. Please advise if you have any questions whatsoever on this Additional Services Request 02 or need additional information. Thank you again for this opportunity.

Please feel free to call me at any time with questions. Thank you for your confidence in our team.

BSSW . ROWE ARCHITECTS INCORPORATED

Rick Rowe, AIA  
Principal

copy: Kevin Williams, Nicole Grant  
attachments: DMS Fee Calculator REV02 - Adjusted \$11.5 million scope  
Fee Proposal REV01, dated October 25, 2017

## DMS Design Fee Calculator, March 2015

Curve	Project Category	Construction Cost *	% Fee	Fee Amount		Construction Cost
A	Considerably more than Average	\$ 11,550,000	7.42%	\$ 857,193		
B	More than Average	\$ 11,550,000	6.97%	\$ 804,849		
C	Renovation and Repairs	\$ 11,550,000	7.70%	\$ 889,791		
D	Average	\$ 11,550,000	7.15%	\$ 825,825		
D / E		\$ 11,550,000	6.85%	\$ 791,175		
E	Less than Average	\$ 11,550,000	6.55%	\$ 756,525		
F	Considerably less than Average	\$ 11,550,000	5.63%	\$ 650,446		
G	Engineering Services	\$ 11,550,000	6.71%	\$ 774,622		

**Construction Cost**

Phase	D - Average	D / E	E - Less than Average
15% Schematic Design	\$ 123,874	\$ 118,676	\$ 113,479
20% Design Develop.	\$ 165,165	\$ 158,235	\$ 151,305
20% 50% CD	\$ 165,165	\$ 158,235	\$ 151,305
20% 100% CD	\$ 165,165	\$ 158,235	\$ 151,305
5% Bidding/Negotiations	\$ 41,291	\$ 39,559	\$ 37,826
20% Const. Admin.	\$ 165,165	\$ 158,235	\$ 151,305
100% <b>Total Fee</b>	\$ 825,825	\$ 791,175	\$ 756,525

	<b>\$5,000,000</b>	<b>difference</b>
	\$ 51,375	\$ 67,301
	\$ 68,500	\$ 89,735
	\$ 68,500	\$ 89,735
	\$ 68,500	\$ 89,735
B/N	\$ 17,125	\$ 22,434
CA	\$ 68,500	\$ 89,735
	\$ 85,625	\$ 112,169