

January 27, 2025

Emily M. Underhill, P.E., A.A.E.
Deputy Executive Director – Development
Lee County Port Authority
11000 Terminal Access Road, Suite 8671
Ft. Myers, FL 33913-8213

Re: RSW Public Safety Building
Southwest Florida International Airport
Commission No. 2023802

Dear Ms. Underhill:

On January 15, 2025, public bids were received by the Lee County Port Authority for General Contractors, Request for Bid No. 25-0022LB, related to the construction of the above referenced facility. There was a total of eight Contracting Firms submitting construction bids as follows:

Manhattan Construction Company - \$13,116,275.06
Charles Perry Partners - \$13,330,000.00
Berke Construction Group, Inc. - \$13,999,669.00
Owen Ames Kimbell - \$14,182,400.00
DEC Contracting Group - \$14,516,355.85
Wright Construction Group - \$15,347,000.00
Panzica Construction Company - \$17,100,000.00
Rankel Stillwagon Contracting - \$19,371,317.00

Schenkel Shultz, as the Architect of Record for the project, has reviewed the Bid Tabulation Form in conjunction with the project's Construction Management Agent, Halfacre Construction. Manhattan Construction Company submitted the apparent low bid. During the review, inquiries were made regarding potential irregularities in two categories on the bid tabulation form; specifically, Wood and Plastic and Low Voltage. Manhattan Construction Company advised that various items of the contract documents related to those categories have been accounted for within other related trade bids. In addition, it is our understanding that the Lee County Port Authority Purchasing Department has provided a review of all associated bid forms and documents and has established that all required documents are compliant with the requirements of the Request for Bid.

Manhattan Construction Company's bid is within 2.4% of the Architect/CM Agent construction budget estimate of \$13,433,585.00. Therefore, given the information described herein, it is the recommendation of Schenkel Shultz as the Architect of Record to award the construction contract to Manhattan Construction Company in the amount of \$13,116,275.06.

Please contact me directly if there are any questions regarding this recommendation.

Sincerely,



Gary F. Krueger, AIA
Partner



Cc: Hector Yanez, Lee County Port Authority
Leandro Goicoechea, Lee County Port Authority
Adam Nguyen, Lee County Port Authority
Larene Brubaker, Lee County Port Authority
Craig Emery, Halfacre Construction
Nathalie White, Schenkel Shultz