

RESOLUTION NO. 2026-007

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF COCONUT CREEK, FLORIDA, AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE AN AGREEMENT WITH JAMES B. PIRTLE CONSTRUCTION COMPANY, INC. D/B/A PIRTLE CONSTRUCTION COMPANY FOR CONSTRUCTION MANAGER AT RISK PHASE 1 PRE-CONSTRUCTION SERVICES FOR FIRE STATION 113 AND FIRE ADMINISTRATION BUILDING PURSUANT TO LOI NO. 11-18-25-10; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Fire Station 113 currently operates out of a temporary trailer located just south of Wiles Road and east of State Road 7; and

WHEREAS, a new permanent fire station is needed to serve the upcoming MainStreet Area; and

WHEREAS, the City's Fire Administration staff is currently working out of a leased office space and is in need of a permanent facility; and

WHEREAS, the City currently owns a vacant ten (10) acre parcel of land along Cullum Road, and the new fire station and administration building will be constructed on a portion of this land; and

WHEREAS, on October 19, 2025, the City issued Request for Letters of Interest (LOI) No. 11-18-25-10 to contract with a qualified general contractor for Construction Manager at Risk (CMAR) pre-construction phase and construction phase services to build the new fire station and administration facility; and

WHEREAS, the City issued seven hundred and forty-four (744) electronic invitations for the project, and five (5) responsive submittals were received from the following firms: (1) CORE Construction Services of Florida, LLC; (2) Gulf Building, LLC; (3) Kaufman Lynn Construction, Inc.; (4) Pirtle Construction Company; and (5) Waypoint Contracting, Inc.; and

WHEREAS, a selection committee consisting of Harry Mautte, Public Works Director; Brian Rosen, Public Works Assistant Director; Lizet Aguiar, Resilient Design and Development Assistant Director; Eileen Cabrera, Senior Engineer; and Brian Blizzard, Fire Chief, evaluated the submittals based upon the LOI criteria; and

WHEREAS, upon completion of presentations from the top three (3) ranked firms, the committee voted Pirtle Construction Company as the top ranked firm; and

WHEREAS, all duties, obligations, and responsibilities of Pirtle Construction Company for CMAR Phase 1 pre-construction services must be completed within eighteen (18) months after the date of execution of the agreement; and

WHEREAS, staff recommends approval of this agreement with Pirtle Construction Company for CMAR Phase 1 pre-construction services for the permanent Fire Station 113 and Fire Administration Building; and

WHEREAS, the City Commission finds and determines it to be in the best interest of the City to enter into an agreement with Pirtle Construction Company for CMAR Phase 1 pre-construction services for the permanent Fire Station 113 and Fire Administration Building construction pursuant to LOI No. 11-18-25-10.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF COCONUT CREEK, FLORIDA:

Section 1: That the foregoing “WHEREAS” clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this resolution. All exhibits attached hereto are incorporated herein and made a specific part of this resolution.

Section 2: That the City Commission has reviewed and hereby approves the agreement between the City of Coconut Creek and Pirtle Construction Company, attached hereto and made a part hereof as Exhibit “A,” for permanent Fire Station 113 and Fire Administration Building CMAR Phase 1 pre-construction services pursuant to LOI No. 11-18-25-10 for \$215,525.00.

Section 3: That the City Manager, or designee, is hereby authorized to execute said agreement between the City of Coconut Creek and Pirtle Construction Company and any change orders in accordance with the Purchasing Policies & Procedures Manual.

Section 4: That if any clause, section, other part or application of this resolution is held by any court of competent jurisdiction to be unconstitutional or invalid, in part or in application, it shall not affect the validity of the remaining portion or applications of this resolution.

Section 5: That this resolution shall be in full force and effect immediately upon its adoption.

Adopted this _____ day of _____, 2026.

Jacqueline Railey, Mayor

Attest:

Joseph J. Kavanagh, City Clerk

Railey _____
Wasserman _____
Welch _____
Rydell _____
Brodie _____