



# Plano

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## **Tom Muehlenbeck Recreation Center Renovation**

Construction Manager at Risk

Guaranteed Maximum Price

Information developed by Engineering – Facilities (with consultants)

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# TOM MUEHLENBECK CENTER RENOVATIONS

## PROPOSED NEW LOBBY



# Project Summary

- Renovations and additions approved by voters as part of the 2021 Bond Referendum
- Construction Manager at Risk delivery method chosen

## Project Needs:

- Replace Lobby finishes including Control Desk
- Replace Roof, HVAC Equipment, Fire Alarm System, Network Cabling, Interior Finish Surfaces and Lighting
- Complete remodel of the locker rooms
- Aquatics Upgrades and Renovations
  - › Replace inside pool decks, add zero depth entry, new interior play structure, refurbishment of slide towers and stairs, new exterior play structure and replacement of the exterior pumps
- Corrections of Accessibility Issues



# Estimated Project Costs

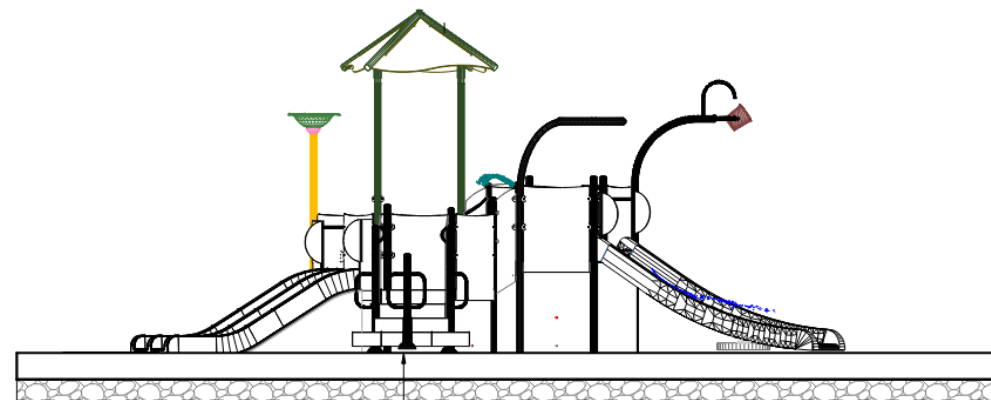
Professional Services:	\$1,550,000
CMAR - Guaranteed Max Price:	\$13,568,203*
Other Project Construction Costs:	<u>\$431,797</u>
Total Estimated Project Cost:	\$15,550,000

\* - Item on tonight's agenda to approve.



# PROJECT SCHEDULE APPROACH

- Complete shut down during renovation construction activity
  - Maximizes the work available to the contractor which shortens the project duration
- Overall schedule:
  - August of 2024, order long lead time items (HVAC Units, New Aquatics Features and Feature Lighting (arrival 9 months later)
  - Construction from February 2025 to November 2025



1 | SPLASHTACULAR PLAY STRUCTURE  
SECTION VIEW  
3/16" = 1'-0"



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**Thank you**

Paul V Kunze III, CCM

Engineering Department, Facilities Division Manager

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