

**CITY OF BURBANK
PUBLIC WORKS DEPARTMENT
MEMORANDUM**

DATE: December 5, 2006

TO: Mary J. Alvord, City Manager/Executive Director

FROM: Bonnie Teaford, Public Works Director

**SUBJECT: SUBMITTAL OF KEYSER MARSTON ASSOCIATES' REVIEW
OF THE GUARANTEED MAXIMUM PRICE FOR THE
COMMUNITY SERVICES BUILDING**

Attached is a copy of Keyser Marston Associates' (KMA's) review of the Guaranteed Maximum Price (GMP) for the Community Services Building (CSB). To assist in your assessment of this material, I prepared an additional analysis of the comparable construction costs they presented in Table 1 of their report. My analysis (Attachment 2) separately evaluates the values for projects that have construction bids in hand versus those for which construction documents are not yet complete and for which only budget estimates are available at this time.

Attachments:

1. Review of the Community Services Building Project, December 4, 2006, Memo to Bonnie Teaford from Cal Hollis and Denise Bickerstaff
2. Burbank Community Services Building: Comparable Construction Cost Analysis