

Construction Management



Introduction:

Jonathan Goetz – Director of Business Development and Senior Project Manager

Contact Information: www.oakcontracting.com jgoetz@oakcontracting.com

About Oak Contracting, LLC.:

- Founded in 1971
- Local Construction Management and General Contracting firm based in Towson, MD
- 113 completed school projects in the State of Maryland, 14 different jurisdictions
- Constructed over \$2 Billion worth of public school facilities
- Completed 12 projects with AACPS, 13 with MCPS, and 6 with PGCPS
- Completed 3 tech high school projects – George Washington Carver Center (BCPS), Thomas Edison HS (MCPS), Somerset Technical HS (SCPS)



Center of Applied Technology - North

Project information:

- Delivery method: Construction Manager Agency
- Architect: Grimm + Parker Architects
- This is a replacement project, the new CAT-North building will be located on the existing Old Mill HS/ Old Mill MS North and South campus in Millerville, MD.
- The new building will be roughly 175,000 square feet.
- This is not a typical school, the programs that will be housed in the building are:
 - Construction Trades including Masonry, Carpentry, Electrical, Plumbing, Welding, Industrial Maintenance. Culinary, Baking and Catering Programs, Environmental and Agriculture, Automotive, Automotive Body Refinishing, Diesel, Aviation, Robotics, Print, Graphics Design, IT, Health, Biosciences, Cosmetology, Barbering and Data Center
 - Large open lab spaces, with specialty equipment and systems

Schedule:

- Invitation to Bid – November 2023
- Bid Day – Mid December 2023
- Construction Start – March 2024
- Construction Complete – June 2026



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Preliminary bid packages:

2A – Site work

2B – Demolition- existing building

3A – Concrete

4A – Masonry

5A – Steel

6A – General Trades – doors, frames, hardware, casework, specialty equipment, temporary enclosures (including existing building), visual display surfaces, signage, toilet partitions and accessories

7A – Roofing and Metal Panels

8A – Windows and Aluminum Entrances

9A – Drywall and Ceilings

9B – Resilient Flooring

9D – Tiling

9E – Painting

11A – Food Service

15A – Mechanical

16A - Electrical



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As the project is developed MBE goals will be developed. Here is an example of potential MBE Goals.

Contract Packages	Potential MBE Goals
2A – Site work	30%
2B – Demolition	15%
3A – Concrete	25%
4A – Masonry	20%
5A – Steel	5%
6A – General Trades	35%
7A – Roofing and Metal Panels	30%
8A – Windows and Aluminum Entrances	25%
9A – Drywall and Ceilings	15%
9B – Resilient Flooring	15%
9D – Tiling	15%
9E – Painting	15%
11A – Food Service	0%
15A – Mechanical	35%
16A – Electrical	25%



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