

Office of Superintendent of Schools  
Board Meeting of March 17, 1999

February 24, 1999

Facilities Planning and Construction  
Paul J. Phillips, Chief Facilities Officer

SUBJECT: CHANGE ORDER NO. 3  
PROJECT NO. A-0416  
ADDITION, REMODELING AND RENOVATION  
ROYAL PALM ELEMENTARY SCHOOL  
.4200 SW 112 Court, Miami, Florida

This request for change in the construction contract includes sixteen items for the School Board's confirmation and consideration. Attachment A presents a description of the items, the cause for each change, the effect upon the contract, and the action recommended to the Board. In order to prevent delay in the completion of the project, Staff authorized the Contractor to proceed with Items 1 through 15. These items are presented to the Board for confirmation and consideration as required by State Statute.

These changes will increase the contract price by \$66,090 and extend the contract completion date by 15 days. These items have been recommended by the Project Architect and were confirmed/approved by the Technical Review Committee, subsequent to completion, on February 16, 1999. They were found to be necessary, fair, and equitable.

The Project Architect will not receive additional fees for the items that resulted from an error and omissions in the design phase of the project. This factor will become part of the evaluation of this firm for consideration of future work with this school system.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, confirm/approve Change Order No. 3 on Project No. A-0416, Addition, Remodeling and Renovation, Royal Palm Elementary School, for an extra of \$66,090 and a time extension of 15 days.

RZ:ayb

**J-16**

ROYAL PALM ELEMENTARY  
SUMMARY OF CHANGE ORDER NO. 3  
Project No. A-0416 Addition, Remodeling and Renovation

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	DESCRIPTION	TYPE	CAUSE	DOLLARS		DAYS		
								REQ.	AUTH. REC.	REQ.	AUTH. REC.	
1	C	C	01/10/99	01/26/99		ER	AE	1,485.65	1,486.00	2	0	
					Contractor provided labor, material and equipment to modify new HVAC system ductwork and soffits.							
2	C	C	01/10/99	01/26/99		OM	EEO	1,509.84	1,284.00	5	0	
					Contractor provided labor, material and equipment to furnish and install additional relays and wiring for proper switching of the cafeteria's new lighting.							
3	C	C	01/10/99	01/26/99		OM	AO	291.81	146.00	0	0	
					Contractor provided labor, material and equipment to furnish and install additional drywall to cover an opening in the remodeled building #4 rest room.							
4	C	C	01/10/99	01/26/99		OM	AO	408.54	409.00	0	0	
					Contractor provided labor, material and equipment to close up the holes in the existing walls, where windows were removed in order to run new HVAC system ductwork and fire protection water lines for the stage area.							
5	C	C	01/10/99	01/26/99		OM	MEO	6,655.76	4,929.00	0	0	
					Contractor provided labor, material and equipment to furnish and install HVAC system fire dampers in buildings #2, #14 and #15.							
6	C	C	01/10/99	01/26/99		OM	EEO	1,614.67	1,284.00	0	0	
					Contractor provided labor, material and equipment to furnish and install electrical power to the group rest rooms' new hand dryers.							

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ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	DESCRIPTION	TYPE	CAUSE	DOLLARS		DAYS		
								REQ.	AUTH. REC.	REQ.	AUTH. REC.	
7	C/A	C	01/10/99	01/26/99		OM	EEO	22,435.49	19,305.00	15	11	
					Contractor provided labor, material and equipment to furnish and install power and control conduits, wire and accessories for HVAC system VAV boxes in buildings #1, #2, #14 and #15.							
8	C	C	01/10/99	01/26/99		UN	UC	2,891.48	2,891.00	0	0	
					Contractor provided labor, material and equipment to temporarily relocate the public address/intercom system to building #5 during the remodeling of building #2.							
9	C	C	01/10/99	01/26/99		SC	SC	3,442.10	3,152.00	0	0	
					Contractor provided labor, material and equipment to remove existing obsolete space heaters from the renovated classrooms.							
10	C	C	01/10/99	01/26/99		UN	UC	1,968.00	1,968.00	0	0	
					Contractor provided labor, material and equipment to replace the existing deteriorated underground main water supply line to the group rest rooms.							
11	C	C	01/10/99	01/26/99		UN	UC	1,040.00	1,040.00	0	0	
					Contractor provided labor, material and equipment to modify and reroute the existing sanitary sewer lines at the group rest rooms where the new urinals were installed.							
12	C	C	01/10/99	01/26/99		UN	UC	10,666.09	10,666.00	3	0	
					Contractor provided labor, material and equipment to furnish and install conduit, wire, switchgear and accessories to reroute the existing emergency power system at the main electrical room in order to meet code.							

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ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	DESCRIPTION	TYPE	CAUSE	<u>DOLLARS</u>		<u>DAYS</u>		
								REQ.	AUTH. REC.	REQ.	AUTH. REC.	
13	C	C	01/10/99	01/26/99		UN	UC	817.08	600.00	0	0	
					Contractor provided labor, material and equipment to reroute and extend the HVAC ductwork feeding the teachers' lounge in order to avoid an existing hidden concrete beam.							
14	C	C	01/10/99	01/26/99		UN	UC	15,711.10	14,129.00	3	0	
					Contractor provided labor, material and equipment to furnish and install conduit, wire, relays and accessories for the existing emergency lighting system in order to bring it up to code.							
15	C	C	01/10/99	01/26/99		UN	UC	3,154.98	2,801.00	5	0	
					Contractor provided labor, material and equipment to furnish and install additional conduit and accessories above the existing ceilings in the renovated classrooms. This was necessary to correct existing loose wiring and open junction boxes in order to meet code.							
16	A	C		01/26/99		UN	UC	0.00	0.00	4	4	
					This is to extend the contract completion time due to delays caused by site preparation and securing for Hurricane Georges.							
								SUB-TOTAL	66,090.00		15	
								CHANGE ORDER TOTAL:	66,090.00		15	

SUMMARY OF CHANGE ORDER NO.: 3

Facility: ROYAL PALM ELEMENTARY  
 Project No.: A-0416  
 Description: Addition, Remodeling and Renovation  
 ARCHITECT: Cohen Freedman and Encinosa  
 CONTRACTOR: Surety for Integrated Environmental Services, Inc. PRIME: Juan M. Murtado

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....	\$	1,816,910.00
PREVIOUS EXTRAS.....	\$	120,821.00
PREVIOUS CREDITS.....	\$	0.00
PREVIOUSLY APPROVED NET CHANGE.....	\$	120,821.00
PREVIOUSLY APPROVED CONTRACT PRICE.....	\$	1,937,731.00
THIS CHANGE.....	\$	66,090.00
TOTAL NET CHANGE.....	\$	186,911.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....	\$	2,003,821.00
CONTRACT AWARD DATE.....		August 27, 1997
ORIGINAL CONTRACT COMPLETION DATE.....		October 1, 1998
PREVIOUS TIME EXTENSION.....		181
PREVIOUS ADJUSTED COMPLETION DATE.....		March 31, 1999
TIME EXTENSION THIS CHANGE .....		15
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....		April 15, 1999
PROJECTED COMPLETION DATE.....		April 15, 1999
ACCEPTANCE DATE.....		N/A

CHANGE CAUSE SUMMARY:  
 (Totals Including This Change Order)

TYPE	AMOUNT	%	DAYS
ERRORS.....	\$ 4,521.00	0.25	0
OMISSIONS.....	\$ 63,244.00	3.48	11
OWNER REQUESTS...	\$ 0.00	0.00	0
UNFORSEEN.....	\$ 107,806.00	5.93	185
OTHER.....	\$ 2,891.00	0.16	0
SCOPE CHANGE.....	\$ 8,449.00	0.47	0
HURRICANE.....	\$ 0.00	0.00	0
	=====	=====	=====
Totals	\$ 186,911.00	10.29	196

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LEGEND

ORIGIN:

TYPE:

- |                              |                                       |                                     |
|------------------------------|---------------------------------------|-------------------------------------|
| A-- A/E                      | ER-- PA/E Error                       | CD-- Contractor Default             |
| E-- Educational Fac. Plan.   | HC-- Hurricane Andrew                 | CE-- Contractor Error               |
| P-- Project Manager          | OM-- PA/E Omission                    | CR-- Contractor Request             |
| D-- DCPS Specialists/Depts.  | OT-- Other                            | FE-- Fastrack/Coord. Error          |
| C-- Contractor               | OW-- Owner Request                    | FO-- Fastrack/Coord. Omission       |
| S-- State DOE                | SC-- Scope Change                     | ID-- Inspection Delay               |
| M-- Maintenance Dept.        | UN-- Unforeseen                       | MD-- Manufacturer's Delay           |
| U-- User (Principal/Admin.)  | CAUSE:                                | OD-- Owner Delay                    |
| I-- UBCI                     | AE-- Architectural Error              | OO-- Owner Omission                 |
| AM-- Asbestos Mgmt.          | AO-- Architectural Omission           | OR-- Owner Request                  |
| DS-- Design Services (Group) | EEE-- Electrical Engineering Error    | RA-- Reinstate Alternate            |
|                              | EEO-- Electrical Engineering Omission | RD-- Rain Delay                     |
|                              | MEE-- Mechanical Engineering Error    | SC-- Scope Change                   |
|                              | MEO-- Mechanical Engineering Omission | SR-- State Requirement/Local/City   |
|                              | SEE-- Structural Engineering Error    | UC-- Unforeseen Conditions          |
|                              | SEO-- Structural Engineering Omission | UD-- Utility Co. Delay              |
|                              | CEE-- Civil Engineering Error         | UP-- Unit Price                     |
|                              | CEO-- Civil Engineering Omission      | CL-- Clerical Error                 |
|                              | DBR-- Design-builder Request          | UR-- Utility Requirement            |
|                              |                                       | CMD-- Construction Manager Omission |

ACTION

- A-- Approve
- C-- Confirm Staff/TRC Authorize
- C/A-- Confirm/Approve Authorize