

Office of Superintendent of Schools
Board Meeting of July 11, 2001

June 27, 2001

Facilities Planning and Construction
Suzanne A. Marshall, Chief Facilities Officer (Construction)

**SUBJECT: CHANGE ORDER NO. 13
PROJECT NO. A-0244/A-0381
ADDITION OF EXPRESSIVE ARTS CENTER, REMODELING AND
RENOVATIONS
C.R. DREW ELEMENTARY AND MIDDLE SCHOOLS
1775/1801 NW 60 Street, Miami, Florida**

This request for change in the construction contract includes twenty-six items for the School Board's confirmation and consideration. Attachment A presents a description of the items, the cause for the 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 25. These items are presented to the Board for confirmation and consideration as required by State Statute.

This change will increase the contract price by \$11,063 and extend the contract completion date by 298 days. These items have been recommended by the Project Architect and were confirmed/approved by the Technical Review Committee, subsequent to completion, on June 29, 2001. They were found to be necessary, fair, and equitable.

The Project Architect will not receive additional fees for the items that resulted from errors 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. 13 on Project No. A-0244/A-0381, Addition Of Expressive Arts Center, Remodeling And Renovations, C.R. Drew Elementary and Middle Schools for an extra of \$11,063 and a time extension of 298 days.

JN:ayb

D-29

ATTACHMENT A

C021 C.R. DREW ELEMENTARY AND MIDDLE SCHOOLS

SUMMARY OF CHANGE ORDER NO.: 13

Project No.: A-0244/A-0381 Addition of Expressive Arts Center,

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	REQ.	DOLLARS		DAYS	
								AUTH. REC.	REQ.	AUTH. REC.	REQ.
1	C	A	01/12/1998	06/05/2001	ER	AE	1,369.00	1,369.00	0	0	
			Contractor provided labor, material and equipment to relocate a telephone and TV outlet, a TV bracket, and a security system cable in renovated classroom #10 at Drew Elementary.								
2	C	C	01/12/1998	06/05/2001	ER	MEE	2,178.00	2,178.00	3	0	
			Contractor provided labor, material and equipment to construct lath and plaster chases at Drew Elementary, where HVAC system ductwork was rerouted.								
3	C	C	01/12/1998	06/05/2001	ER	MEE	2,107.00	2,107.00	0	0	
			Contractor provided labor, material and equipment to furnish and install a pneumatically-activated HVAC chilled and hot water system changeover valve, in lieu of the specified motorized valve.								
4	C	C	01/12/1998	06/05/2001	ER	SEE	1,622.00	1,054.00	5	0	
			Contractor provided labor, material and equipment to furnish and install structural steel columns and a beam at the east entry, in order to correct the alignment between the surfaces of the new and existing canopies.								
5	C	C	01/12/1998	06/05/2001	ER	EEE	6,912.00	6,912.00	2	0	
			Contractor provided labor, material and equipment to furnish and install additional public address/intercom system speakers and clocks in the administration area and media center at Drew Elementary.								
6	C	A	01/12/1998	06/05/2001	ER	SEE	2,681.00	2,125.00	2	0	
			Contractor provided labor, material and equipment to construct a concrete gutter to allow rainwater runoff at the north								

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							REQ.	AUTH. REC.	REQ.	AUTH. REC.
						elevation of the P.E. shelter.				
7	C	C	01/12/1998	06/05/2001	ER	AE	5,253.00	2,626.00	5	0
						Contractor provided labor, material and equipment to furnish a crane for steel beam and joist installations due to job sequencing conflicts.				
8	C	U	01/12/1998	06/05/2001	CM	AO	2,218.00	1,751.00	5	0
						Contractor provided labor, material and equipment to fabricate and erect steel security railing at the west wall of the new addition on the second floor, overlooking Drew Middle.				
9	C	C	01/12/1998	06/05/2001	CM	AO	700.00	700.00	3	0
						Contractor provided labor, material and equipment to furnish and install chain link fencing and asphalt paving around the flagpole at the parking lot south of the new addition.				
10	C	C	01/12/1998	06/05/2001	CM	EEO	1,224.00	1,224.00	3	0
						Contractor provided labor, material and equipment to install wiring and control switches for the exhaust hood fans located over the sinks at Drew Middle.				
11	C	U	01/12/1998	06/05/2001	CM	AO	1,513.00	1,513.00	3	0
						Contractor provided labor, material and equipment to furnish and install additional light fixtures at the Drew Elementary administration reception area.				
12	C	P	01/12/1998	06/05/2001	OT	CE	(1,400.00)	(1,400.00)	0	0
						Contractor provided a credit to reimburse M-DCPS for fire alarm system repairs.				

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							REQ.	AUTH. REC.	REQ.	AUTH. REC.
13	C	A	01/12/1998	06/05/2001	OT	CE (4,250.00)	(7,000.00)	0	0
			Contractor provided a credit for incomplete punch list work.							
14	C	P	01/12/1998	06/05/2001	OW	OR (	3,430.00)	(3,430.00)	0	0
			Contractor provided a credit for not furnishing and installing a number of public address/intercom speakers and clocks at Drew Elementary.							
15	C	C	01/12/1998	06/05/2001	OW	OR (	1,608.00)	(1,608.00)	0	0
			Contractor provided a credit for not furnishing and installing hood exhaust fan switches at Drew Middle							
16	C	A	01/12/1998	06/05/2001	OW	OR (	1,200.00)	(1,200.00)	0	0
			Contractor provided a credit for not painting soffits in rooms #1 through #9, #84, #85 and #86 at Drew Elementary.							
17	C	P	01/12/1998	06/05/2001	OW	OR (	5,283.00)	(9,200.00)	0	0
			Contractor provided a credit for not furnishing and installing the specified 12" diameter water line along NW 60th street.							
18	C	A	01/12/1998	06/05/2001	SC	SC	914.00	486.00	5	0
			Contractor provided labor, material and equipment to furnish and install panels to enable access to existing electrical junction boxes and conduits at the south elevation of Drew Elementary.							
19	C	U	01/12/1998	06/05/2001	SC	SC	1,200.00	1,200.00	3	0
			Contractor provided labor, material and equipment to remove and replace deteriorated existing lighting fixtures in room #81 at Drew Elementary.							

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SUMMARY OF CHANGE ORDER NO.: 13

Project No.: A-0244/A-0381 Addition of Expressive Arts Center,

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								AUTH. REC.	REQ.	AUTH. REC.	REQ.
20	C	U	01/12/1998	06/05/2001	SC	SC	1,305.00	623.00	2	0	
			Contractor provided labor, material and equipment to remove and replace the deteriorated existing ceiling in room #81 at Drew Elementary.								
21	C	A	01/12/1998	06/05/2001	SC	SC	6,328.00	3,164.00	5	0	
			Contractor provided labor, material and equipment to prepare and paint existing administrative areas, including the clinic, at Drew Elementary.								
22	C	C	01/12/1998	06/05/2001	UN	UC	1,109.00	1,109.00	5	0	
			Contractor provided labor, material and equipment to furnish and install conduit, wiring and accessories to connect the room #238 science laboratory hood and supply fans, and to feed receptacles in rooms #206 and #206A, at Drew Middle. This was necessary since the specified electrical panel circuits had been used by others after the project was bid and awarded.								
23	C	U	01/12/1998	06/05/2001	UN	UC	3,243.00	2,744.00	2	0	
			Contractor provided labor, material and equipment to remove and replace deteriorated existing VCT flooring and base in classrooms at Drew Elementary.								
24	C	C	01/12/1998	06/05/2001	UN	UC	1,767.00	1,767.00	5	0	
			Contractor provided labor, material and equipment to furnish and install a lawn irrigation system meter box, since the box shown on the record drawings did not exist.								
25	C	C	01/12/1998	06/05/2001	UN	UC	249.00	249.00	0	0	
			Contractor provided labor, material and								

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ITEM	ACTION		STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	REQ.	DOLLARS		DAYS		
	REQ	ORIG.						AUTH. REC.	REQ.	AUTH. REC.		
						equipment to trace, locate and replace an existing faulty fire alarm system relay and fuse in the reception area, room #005.						
26	A	C		06/05/2001	OT	CR				298	298	
						This is to extend the contract completion date due to delays caused by previously approved change orders.						
CHANGE ORDER TOTAL:										11,063.00		298

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Facility: C021 C.R. DREW ELEMENTARY AND MIDDLE SCHOOLS
 Project No.: A-0244/A-0381
 Description: Addition of Expressive Arts Center,
 Architect: Const. Admin. by Allen & Assoc.
 Contractor: Urban Organization, Inc. PRIME: Jacque E. Thermilus

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$	4,570,000.00
PREVIOUS EXTRAS.....\$	1,999,472.00
PREVIOUS CREDITS.....\$	2,177.00
PREVIOUS APPROVED NET CHANGE.....\$	1,997,295.00
PREVIOUS APPROVED CONTRACT PRICE.....\$	6,567,295.00
THIS CHANGE.....\$	11,063.00
TOTAL NET CHANGE.....\$	2,008,358.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$	6,578,358.00
CONTRACT AWARD DATE.....	April 27, 1994
ORIGINAL CONTRACT COMPLETION DATE.....	May 16, 1995
PREVIOUS TIME EXTENSION.....	164
PREVIOUS ADJUSTED COMPLETION DATE.....	October 27, 1995
TIME EXTENSION THIS CHANGE.....	298
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....	August 20, 1996
PROJECTED COMPLETION DATE.....	N/A
SUBSTANTIAL COMPLETION DATE.....	August 20, 1996

CHANGE CAUSE SUMMARY:

(Totals Including This Change Order)

TYPE	AMOUNT	%	DAYS
ERRORS.....\$	161,874.00	3.54	0
OMISSIONS.....\$	130,231.00	2.84	5
OWNER REQUESTS...\$	37,883.00	0.82	0
UNFORESEEN.....\$	502,190.00	10.98	15
OTHER.....\$	80,773.00	1.76	322
SCOPE CHANGE.....\$	1,095,407.00	23.96	120
HURRICANE.....\$	0.00	0.00	0
Totals\$	2,008,358.00	43.94	462

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