

Business Operations
J.E. Surash, P.E., Chief Business Officer

**SUBJECT: FINAL CHANGE ORDER NO. 6
 PROJECT NO. A0704
 DESIGN BUILD
 STATE SCHOOL "HH" AT SHENANDOAH MIDDLE SITE
 1950 SW 19 STREET, MIAMI, FLORIDA**

COMMITTEE: FACILITIES MANAGEMENT

This request for change in the construction contract includes 15 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 Design Builder to proceed with items 1 through 7. These items are presented to the Board for confirmation and consideration as required by State Statute.

Change Items Synopsis: Additional cost and time due to concrete structure removal, water line rerouting, fuel tanks, condensate drain, sewer piping and gas piping. Credits for fencing, off-site work, window, security cameras, pump, and additional services. Additional time due to underground diesel tanks and elevator lock assemblies.

This change will increase the contract price by \$20,784 and extend the contract completion date by 93 days. These items have been recommended by the Design Criteria Professional and were confirmed by the Technical Review Committee on May 17, 2004. They were found to be necessary, fair, and equitable.

Final Contract Status: There are no outstanding punchlist items, mandatories or provisos; and all required deliverables have been received.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, confirm/approve Final Change Order No. 6 on Project No. A0704, Design Build, State School "HH" at Shenandoah Middle Site for an additional cost of \$20,784 and approve a time extension of 93 days.

MK:ayb

**REVISED
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FINAL CHANGE ORDER

ATTACHMENT A

6271 State School "HH" AT Shenandoah Middle Site

SUMMARY OF CHANGE ORDER NO.: 6

Project No.: A0704 Design Build

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.
1	C	DB	01/08/2004	05/13/2004	UN	UC	16,275.13	16,213.00	5	5
<p>Design Builder provided design, labor, material and equipment to remove an existing underground abandoned concrete structure in conflict with a new french drain and catch basin. The existing structure was not identified on record drawings.</p>										
2	C	DB	01/08/2004	05/13/2004	UN	UC	6,809.82	6,706.00	2	2
<p>Design Builder provided design, labor, material and equipment to reroute and replace an existing underground water supply line. This was necessary due to the water line not being buried deep enough to accommodate the new courtyard construction, a condition that was not shown on the record drawings.</p>										
3	C	M	03/10/2004	05/13/2004	UN	UC	10,186.20	9,693.00	8	8
<p>Design Builder provided design, labor, material and equipment to remove and replace the existing leaking underground boiler fuel tank and piping with an above-ground tank and new piping. Soil clean up was handled under a previously approved Change Order #4, Item #3.</p>										
4	C	DB	02/16/2004	05/13/2004	UN	UC	2,623.11	1,516.00	2	2
<p>Design Builder provided design, labor, material and equipment to relocate and reroute an existing HVAC system condensate drain line that was previously terminated in a drywell that was buried under the service yard asphalt surface. The drywell was raised and a removable cover was added.</p>										
5	C	DB	01/08/2004	05/13/2004	UN	UC	15,900.05	15,201.00	7	7
<p>Design Builder provided design, labor, material and equipment to remove and</p>										

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ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.
						replace the existing underground sanitary sewer piping from the relocatable classrooms. This was necessary due to sewer piping not being buried deep enough to accommodate the new courtyard construction, a condition that was not shown on the record drawings.				
6	C	DB	01/08/2004	05/13/2004	UN	UC	7,451.77	6,942.00	3	3
						Design Builder provided design, labor, material and equipment to repair and replace the existing corroded and deteriorated underground sanitary sewer line downstream of the kitchen grease trap.				
7	C	DB	01/08/2004	05/13/2004	UN	UC	11,222.22	10,781.00	4	4
						Design Builder provided design, labor, material and equipment to repair and replace the existing corroded and deteriorated underground gas piping from the storage tank to the kitchen.				
8	C	P	01/08/2004	05/13/2004	OT	DBE	(562.49)	(586.00)	0	0
						Design Builder provided a credit for furnishing and installing 6' high in lieu of 8' high fencing around the FPL transformer.				
9	C	P	01/08/2004	05/13/2004	OT	UR	(1,157.96)	(3,173.00)	0	0
						Design Builder provided a credit for not performing the off-site striping, signage and curb repairs. This work was not approved in the permit application to Miami-Dade county Public Works since they also wanted a bus drop-off and school flashers.				
10	C	C	02/16/2004	05/13/2004	OW	OR	(6.66)	(3,000.00)	0	0
						Design Builder provided a credit for not				

FINAL CHANGE ORDER

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6271 State School "HH" AT Shenandoah Middle Site
 SUMMARY OF CHANGE ORDER NO.: 6
 Project No.: A0704 Design Build

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.
						furnishing and installing a window in the kitchen manager's office. The window was not needed.				
11	C	P	02/16/2004	05/13/2004	OT	DBE	0.00	(25,830.00)	0	0
						This credit is for furnishing and installing fixed CCTV security cameras in lieu of some of the specified tilt/zoom cameras. In some cases two or three fixed cameras were installed in lieu of one tilt/zoom camera. The quantities and locations of fixed and tilt/zoom cameras are comparable to our current design criteria standards.				
12	C	P	02/16/2004	05/13/2004	OW	OR	0.00	(600.00)	0	0
						Design Builder provided a credit for furnishing and installing a smaller-than-specified redundant chilled water pump. This meets current MDCPS design criteria.				
13	C	P	04/06/2004	05/13/2004	OT	DBE	(6,000.00)	(13,079.00)	0	0
						This credit is to reimburse MDCPS for the cost of DCP additional services for extended contract administration, subsequent to substantial completion.				
14	A	C		05/13/2004	UN	UC	0.00	0.00	49	49
						This is to extend the contract completion time due to delays caused by underground diesel storage tanks removal as per previously approved change order #4, items #3 and #4. The actual time delay impact could not be determined at the time of previous change order approval.				
15	A	C		05/13/2004	OT	SR	0.00	0.00	28	13
						This is to extend the contract completion time due to delays caused by lock				

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ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.

assemblies for freight elevator doors as
 per previously approved change order #4,
 item #2. This is due to elevator code
 interpretation by the individual elevator
 inspector. The actual time delay impact
 could not be determined at the time of
 previous change order approval.

ADDED

CHANGE ORDER TOTAL:

20,784.00

93

FINAL CHANGE ORDER

SUMMARY OF CHANGE ORDER NO.: 6

Facility: 6271 State School "HH" AT Shenandoah Middle Site
 Project No.: A0704
 Description: DESIGN BUILD
 Architect: HARPER PARTNERS, INC.
 EFCO: WOLFBERG ALVAREZ & ASSOCIATES
 Contractor: TARAF A CONSTRUCTION, INC. PRIME: ROBERTO TARAF A

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$	5,150,000.00
UNUSED CONTINGENCY.....\$	0.00
CONTRACT PRICE AFTER CONTINGENCY.....\$	5,150,000.00
PREVIOUS EXTRAS.....\$	139,264.00
PREVIOUS CREDITS.....\$	12,988.00
PREVIOUS APPROVED NET CHANGE.....\$	126,276.00
PREVIOUS APPROVED CONTRACT PRICE.....\$	5,276,276.00
THIS CHANGE.....\$	20,784.00
TOTAL NET CHANGE.....\$	147,060.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$	5,297,060.00
CONTRACT AWARD DATE.....	June 23, 1999
ORIGINAL CONTRACT COMPLETION DATE.....	December 28, 2000
PREVIOUS TIME EXTENSION.....	212
PREVIOUS ADJUSTED COMPLETION DATE.....	July 28, 2001
TIME EXTENSION THIS CHANGE.....	93
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....	October 29, 2001
PROJECTED COMPLETION DATE.....	N/A
SUBSTANTIAL COMPLETION DATE.....	October 29, 2001

CHANGE CAUSE SUMMARY:

(Totals Including This Change Order. Errors threshold = 1-1/2%

TYPE	AMOUNT	%	DAYS
ERRORS.....\$	16,053.00	0.31	0
OMISSIONS.....\$	0.00	0.00	0
OWNER REQUESTS...\$	-5,989.00	-0.12	0
UNFORESEEN.....\$	142,864.00	2.77	88
OTHER.....\$	-39,702.00	-0.77	188
SCOPE CHANGE.....\$	33,834.00	0.66	29
HURRICANE.....\$	0.00	0.00	0
Totals\$	147,060.00	2.85	305

LEGEND:

ORIGIN:

- A-- A/E
- E-- Educational Fac. Plan.
- P-- Project Manager
- D-- DCPS Specialists/Depts.
- C-- Contractor
- S-- State DOE
- M-- Maintenance Dept.
- U-- User (Principal/Admin.)
- I-- UBCI
- AM--Asbestos Mgmt.
- DS--Design Services (Group)
- CM--Construction Manager

ACTION:

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

TYPE:

- ER--PA/E Error
- HC--Hurricane Andrew
- OM--P/A Omission
- OT--Other
- OW--Owner Request
- SC--Scope Change
- UN--Unforeseen

CAUSE:

- AE --Architectural Error
- AO --Architectural Omission
- EEE--Electrical Engineering Error
- EEO--Electrical Engineering Omission
- MEE--Mechanical Engineering Error
- MEO--Mechanical Engineering Omission
- SEE--Structural Engineering Error
- SEO--Structural Engineering Omission
- CEE--Civil Engineering Error
- CEO--Civil Engineering Omission
- DER--Design-Builder Request
- DBE--Design-Builder Error

DBO--Design-Builder Omission

- DBD--Design-Builder Default
- CD-- Contractor Default
- CE-- Contractor Error
- CR-- Contractor Request
- FE-- Fastrack/Coord. Error
- FO-- Fastrack/Coord. Omission
- ID-- Inspection Delay
- MD-- Manufacturer's Delay
- OO-- Owner Omission
- OD-- Owner Delay
- OR-- Owner Request
- RA-- Reinstate Alternate
- SC-- Scope Change
- SR-- State Requirement/Local/City
- RD-- Rain Delay
- UC-- Unforeseen Conditions
- UD-- Utility Co. Delay
- CL-- Clerical Error
- UP-- Unit Price
- UR-- Utility Requirement
- CMO--Construction Manager Omission
- CME--Construction Manager Error
- CC-- Criteria Change