

August 27, 2004

Business, Operations, Finance and Construction
Ofelia San Pedro, Deputy Superintendent

**SUBJECT: CHANGE ORDER NO. 1
 PROJECT NO. A0810
 DESIGN-BUILD - ADDITION
 CORAL GABLES SENIOR HIGH SCHOOL
 450 BIRD ROAD, CORAL GABLES, FLORIDA**

COMMITTEE: FACILITIES MANAGEMENT

This request for change in the construction contract includes five 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 4. These items are presented to the Board for confirmation and consideration as required by State Statute.

Change Items Synopsis: Additional cost for extended walls, ceiling, conduit, and utility access port. Cost and time to fill solution holes.

This change will increase the contract price by \$72,425.00 and extend the contract completion date by 7 days. These items have been recommended by the Design Criteria Professional and were confirmed/approved by the Technical Review Committee, subsequent to completion, on August 17, 2004. They were found to be necessary, fair, and equitable.

The Design Criteria Professional will not receive additional fees for the items that resulted from an omission 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. The District will pursue recovery of costs from the Design Criteria Professional as called for in the contract.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, confirm Change Order No. 1 on Project No. A0810, Design-Build - Addition, Coral Gables Senior High School for an additional cost of \$72,425 and approve a time extension of 7 days.

MK:ayb

7071 Coral Gables Senior High
SUMMARY OF CHANGE ORDER NO.: 1
Project No.: A0810 Design-Build - Addition

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	REQ.	DOLLARS		DAYS	
								AUTH. REC.	REQ.	AUTH. REC.	REQ.
1	C	D	08/11/2004	08/05/2004	OM	AO	33,626.00	28,518.00	0	0	
			Design Builder provided design, labor, material and equipment to extend the corridor walls to the structure above to form fire partitions in lieu of the designed smoke partitions, in order to meet current code. This includes fire dampers.								
2	C	C	08/11/2004	08/05/2004	OM	AO	9,695.00	9,695.00	0	0	
			Design Builder provided design, labor, material and equipment to remove and replace the existing obsolete interlocking ceiling tile system with a lay in system for access purposes. This included reinstalling lighting and HVAC registers.								
3	C	D	08/11/2004	08/05/2004	OW	OR	30,810.00	30,610.00	0		
			Design Builder provided design, labor, material and equipment to furnish and install main and emergency power conduit and wire and a utility access port for future use to connect the school to a single power source, when the main electrical system is upgraded.								
4	C	C	07/12/2004	08/05/2004	UN	UC	3,602.00	3,602.00	0	0	
			Design Builder provided design, labor, material and equipment to excavate and fill numerous discovered existing solution holes in the limerock substrate of the building footings, as required by the Geotechnical Consultant.								
5	A	C		08/05/2004	UN	UC	0.00	0.00	7	7	
			This is to extend the contract completion date due to the filling of numerous existing solution holes.								

CHANGE ORDER TOTAL:

72,425.00

SUMMARY OF CHANGE ORDER NO.: 1

Facility: 7071 Coral Gables Senior High
 Project No.: A0810
 Description: DESIGN-BUILD - ADDITION
 Architect: SPILLIS CANDELA & PARTNERS, INC.
 EFCO: DADE COUNTY PUBLIC SCHOOLS
 Contractor: BETANCOURT CASTELLON ASSOCIATES, INC. PRIME: ALBERT CASTELLON

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$	6,858,000.00
PREVIOUS EXTRAS.....\$	0.00
PREVIOUS CREDITS.....\$	0.00
PREVIOUS APPROVED NET CHANGE.....\$	0.00
PREVIOUS APPROVED CONTRACT PRICE.....\$	6,858,000.00
THIS CHANGE.....\$	72,425.00
TOTAL NET CHANGE.....\$	72,425.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$	6,930,425.00
CONTRACT AWARD DATE.....	October 22, 2003
ORIGINAL CONTRACT COMPLETION DATE.....	May 23, 2005
PREVIOUS TIME EXTENSION.....	0
PREVIOUS ADJUSTED COMPLETION DATE.....	May 23, 2005
TIME EXTENSION THIS CHANGE.....	7
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....	May 30, 2005
PROJECTED COMPLETION DATE.....	May 30, 2005
SUBSTANTIAL COMPLETION DATE.....	N/A

CHANGE CAUSE SUMMARY:

(Totals Including This Change Order. Errors + 15% Omissions threshold = 1-1/2%)

TYPE	AMOUNT	%	DAYS
ERRORS.....\$	0.00	0.00	0
OMISSIONS.....\$	38,213.00	0.56	0
OWNER REQUESTS...\$	30,610.00	0.45	0
UNFORESEEN.....\$	3,602.00	0.05	7
OTHER.....\$	0.00	0.00	0
SCOPE CHANGE.....\$	0.00	0.00	0
HURRICANE.....\$	0.00	0.00	0
Totals\$	72,425.00	1.06	7

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--Unforseen

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
- DBR--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-- Unforseen 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