

Office of Superintendent of Schools  
Board Meeting of February 16, 2005

February 11, 2005

Business Operations  
Ofelia San Pedro, Deputy Superintendent

**SUBJECT: CHANGE ORDER NO. 2  
PROJECT NO. A0810  
DESIGN-BUILD - ADDITION  
CORAL GABLES SENIOR HIGH SCHOOL  
450 BIRD ROAD, CORAL GABLES, FLORIDA**

**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**

This request for change in the construction contract includes four items for the School Board's confirmation. 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 as required by State Statute.

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Change Items Synopsis: These changes are primarily materials enhancements to facilitate cleaning and maintenance, and have been incorporated into our Design Criteria.

This change will increase the contract price by \$63,426. These items have been recommended by the Design Criteria Professional and were confirmed by the Technical Review Committee, subsequent to completion, on January 25, 2005. They were found to be necessary, fair, and equitable.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, confirm Change Order No. 2 on Project No. A0810, Design-Build- Addition, Coral Gables Senior High School for an additional cost of \$63,426.

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MK:ayb

**REVISED  
F-42**

7071 Coral Gables Senior High  
 SUMMARY OF CHANGE ORDER NO.: 2  
 Project No.: A0810 Design-Build - Addition

| ITEM  | ACTION<br>REQ | ORIG. | STAFF<br>AUTH. | ARG<br>APPVD. | TYPE | CAUSE | DOLLARS   |               | DAYS |               |
|---|---------------|-------|----------------|---------------|------|-------|-----------|---------------|------|---------------|
|   |               |       |                |               |      |       | REQ.      | AUTH.<br>REC. | REQ. | AUTH.<br>REC. |
| 1   | C             | DB    | 12/15/2004     | 01/11/2005    | OW   | OR    | 8,482.00  | 8,482.00      | 0    | 0             |
| <p>This is to reimburse the Design Builder for the cost of their A/E consultant's design fees that were inadvertently omitted from previously approved change order #1, items #1 and #2 for corridor walls extensions and additional conduit and wire.</p>                          |               |       |                |               |      |       |           |               |      |               |
| 2   | C             | DB    | 08/11/2004     | 01/11/2005    | SC   | SC    | 9,695.00  | 9,695.00      | 0    | 0             |
| <p>Design Builder provided design, labor, material and equipment to remove and replace the existing obsolete interlocking ceiling tile system in a portion of the main office with a lay-in system for access purposes. This included reinstalling lighting and HVAC registers.</p> |               |       |                |               |      |       |           |               |      |               |
| 3   | C             | U     | 12/15/2004     | 01/11/2005    | SC   | SC    | 16,200.00 | 16,200.00     | 0    | 0             |
| <p>Design Builder provided design, labor, material and equipment to furnish and install brick pavers in lieu of poured concrete in the new courtyard for improved maintenance.</p>  |               |       |                |               |      |       |           |               |      |               |
| 4   | C             | U     | 12/15/2004     | 01/11/2005    | SC   | SC    | 32,049.00 | 29,049.00     | 0    | 0             |
| <p>Design Builder provided design, labor, material and equipment to furnish and install poured epoxy floor finishes in the exit staircases in lieu of the specified VCT flooring, for reduced maintenance purposes. The design criteria is being changed to reflect this.</p>       |               |       |                |               |      |       |           |               |      |               |

CHANGE ORDER TOTAL:

63,426.00 **REVISED**

DELETED

SUMMARY OF CHANGE ORDER NO.: 2

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.....\$                           | 62,730.00        |
| PREVIOUS CREDITS.....\$                          | 0.00             |
| PREVIOUS APPROVED NET CHANGE.....\$              | 62,730.00        |
| PREVIOUS APPROVED CONTRACT PRICE.....\$          | 6,920,730.00     |
| THIS CHANGE.....\$                               | 63,426.00        |
| TOTAL NET CHANGE.....\$                          | 126,156.00       |
| ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$ | 6,984,156.00     |
| CONTRACT AWARD DATE.....                         | October 22, 2003 |
| ORIGINAL CONTRACT COMPLETION DATE.....           | May 23, 2005     |
| PREVIOUS TIME EXTENSION.....                     | 7                |
| PREVIOUS ADJUSTED COMPLETION DATE.....           | May 30, 2005     |
| TIME EXTENSION THIS CHANGE.....                  | 0                |
| ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....  | May 30, 2005     |
| PROJECTED COMPLETION DATE.....                   | July 18, 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.....\$      | 0.00              | 0.00        | 0        |
| OWNER REQUESTS...\$   | 67,610.00         | 0.99        | 0        |
| UNFORESEEN.....\$     | 3,602.00          | 0.05        | 7        |
| OTHER.....\$          | 0.00              | 0.00        | 0        |
| SCOPE CHANGE.....\$   | 54,944.00         | 0.80        | 0        |
| HURRICANE.....\$      | 0.00              | 0.00        | 0        |
| <b>Totals .....\$</b> | <b>126,156.00</b> | <b>1.84</b> | <b>7</b> |

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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/Approve 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