

Office of School Facilities  
Rose Diamond, Chief Facilities Officer

**SUBJECT:           CHANGE ORDER NO. 1  
                      PROJECT NO. A0773  
                      DESIGN-BUILD  
                      NORTH TWIN LAKES ELEMENTARY SCHOOL  
                      625 W 74 PLACE, HIALEAH, FLORIDA**

**COMMITTEE:       FACILITIES AND CONSTRUCTION REFORM**

This request for change in the construction contract includes four 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: These changes are primarily due to unforeseen existing conditions at this 44-year-old facility.

This change will increase the contract price by \$15,310 and extend the contract completion date by 76 days. These items have been recommended by the Design Criteria Professional and were confirmed/approved by the Technical Review Committee, subsequent to completion, on September 26, 2005. They were found to be necessary, fair, and equitable.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, confirm Change Order No. 1 on Project No. A0773, Design-Build, North Twin Lakes Elementary School for an additional cost of \$15,310 and approve a time extension of 76 days.

3981 North Twin Lakes Elementary School  
SUMMARY OF CHANGE ORDER NO.: 1  
Project No.: A0773 Design-Build

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS		
							REQ.	AUTH. REC.	REQ.	AUTH. REC.	
1	C	C	04/25/2005	08/23/3200	UN	UC	9,641.00	9,641.00	0	0	
			Design Builder provided design, labor, material and equipment to furnish and install underground conduit and wire to correct an existing code violation in the electrical service feed to the City of Hialeah recreational building that is located on the school site. The building is scheduled to be turned over to the District for programmatic usage.								
2	C	C	05/18/2005	08/23/2005	UN	UC	3,241.00	3,241.00	0	0	
			Design Builder provided design, labor, material and equipment to construct additional exfiltration trench at the east parking lot to avoid conflict with existing underground electrical duct banks and sewer lines not shown on record drawings or existing site utility documents.								
3	C	C	07/07/2005	08/23/2005	UN	UC	2,428.00	2,428.00	0	0	
			Design Builder provided design, labor, material and equipment to remove and replace existing broken sanitary sewer system piping underneath the new parent drop-off. It was also determined that the piping needed to be buried deeper than it was.								
4	A	C		08/23/2005	UN	UC	0.00	0.00	76	76	
			This is to extend the contract completion time due to phase II and III EFCO review and off-site approval delays. The off-site approval delays by the City of Hialeah prevented some on-site work from taking place at the scheduled time.								
CHANGE ORDER TOTAL:								15,310.00		76	

SUMMARY OF CHANGE ORDER NO.: 1

Facility: 3981 North Twin Lakes Elementary School  
 Project No.: A0773  
 Description: DESIGN-BUILD  
 Architect: JOHNSON ASSOCIATES ARCHITECTS, INC.  
 EFCO: SPILLIS CANDELA & PARTNERS INC.  
 Contractor: MCM CORPORATION

PRIME: JORGE MUNILLA

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....	\$	3,861,000.00
PREVIOUS EXTRAS.....	\$	0.00
PREVIOUS CREDITS.....	\$	0.00
PREVIOUS APPROVED NET CHANGE.....	\$	0.00
PREVIOUS APPROVED CONTRACT PRICE.....	\$	3,861,000.00
THIS CHANGE.....	\$	15,310.00
TOTAL NET CHANGE.....	\$	15,310.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....	\$	3,876,310.00
CONTRACT AWARD DATE.....		February 11, 2004
ORIGINAL CONTRACT COMPLETION DATE.....		July 06, 2005
PREVIOUS TIME EXTENSION.....		0
PREVIOUS ADJUSTED COMPLETION DATE.....		July 06, 2005
TIME EXTENSION THIS CHANGE.....		76
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....		September 20, 2005
PROJECTED COMPLETION DATE.....		October 20, 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...	\$ 0.00	0.00	0
UNFORESEEN.....	\$ 15,310.00	0.40	76
OTHER.....	\$ 0.00	0.00	0
SCOPE CHANGE.....	\$ 0.00	0.00	0
HURRICANE.....	\$ 0.00	0.00	0
<b>Totals .....</b>	<b>\$ 15,310.00</b>	<b>0.40</b>	<b>76</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/Approce Authorize

TYPE:

- ER--PA/E Error
- HC--Hurricane
- 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