

Office of School Facilities  
Jaime G. Torrens, Chief Facilities Officer

**SUBJECT: CHANGE ORDER NO. 4  
PROJECT NO. AK0043  
ADDITIONS, RENOVATIONS AND REMODELING  
MERRICK EDUCATIONAL CENTER  
39 ZAMORA AVENUE, CORAL GABLES, FLORIDA**

**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**

**LINK TO  
STRATEGIC PLAN: IMPROVE CONSTRUCTION SERVICES**

This request for change in the construction contract includes eleven 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 Contractor to proceed with items 1 through 11. 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 electrical and structural omissions, and to unforeseen unsuitable soil at the new west parking lot.

This change will increase the contract price by \$57,516 and extend the contract completion date by 112 days. These items have been recommended by the Project Architect and were confirmed/approved by the Technical Review Committee, subsequent to completion, on May 20, 2008. They were found to be necessary, fair, and equitable.

The Project Architect will not receive additional fees for the items that resulted from an error 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. The District will pursue recovery of costs from the Project Architect as called for in the contract.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, confirm Change Order No. 4 on Project No. AK0043, Additions, Renovations and Remodeling, Merrick Educational Center for an additional cost of \$57,516 and approve a time extension of 112 days.

9732 Merrick Educational Center  
SUMMARY OF CHANGE ORDER NO.: 4  
Project No.: AK0043 Additions, Renovations and Remodeling

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.
1	C/A	C	06/18/2007	05/14/2008	ER	AE	3,277.50	2,863.00	15	15
Contractor provided labor, material and equipment to change the colonial muntin configuration on 14 single hung windows and 5 fixed panes.										
2	C/A	C	08/24/2007	05/14/2008	OM	EEO	5,055.40	4,830.00	10	10
Contractor provided labor, material and equipment to remove and replace existing non compliant and potentially hazardous electrical conduits, wires and accessories feeding the reworked and remounted existing window mounted A/C units. The existing units were reinstalled uniformly in the new replaced windows.										
3	C/A	C	08/24/2007	05/14/2008	OM	EEO	14,143.59	12,201.00	20	20
Contractor provided labor, material and equipment to rework the existing main electrical panel in order to feed a new temporary electrical sub-panel. The temporary sub-panel was necessary due to existing damaged wiring and different-than-shown existing circuit breaker size. The existing main panel required special order circuit breakers and internal structures due to its age.										
4	C/A	C	06/18/2007	05/14/2008	OM	SEO	15,020.00	11,951.00	7	7
Contractor provided labor, material and equipment to add new tie beams along the north and south elevations of the new building.										
5	C/A	C	08/24/2007	05/14/2008	OM	SEO	3,289.00	2,599.00	2	2
Contractor provided labor, material and equipment to cut and finish the existing roof concrete slab overhang that extended into the new construction.										

## ATTACHMENT A

9732 Merrick Educational Center

SUMMARY OF CHANGE ORDER NO.: 4

Project No.: AK0043 Additions, Renovations and Remodeling

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.
6	C/A	C	06/18/2007	05/14/2008	ER	AE	4,220.50	3,634.00	15	15
			Contractor provided labor, material and equipment to furnish and install two new gates in the aluminum fence at the covered walkway connecting the new to existing buildings.							
7	C/A	P	06/18/2007	05/14/2008	OW	OR	3,070.50	3,070.00	10	10
			This reimburses the Contractor for the cost of underground utilities detection services utilizing ground penetrating radar (GPR) due to a lack of as-built record drawings. This was done in order to not unnecessarily interrupt critical utilities services due to a great percentage of the students being EHSED.							
8	C/A	M	08/24/2007	05/14/2008	SC	SC	1,850.35	1,436.00	0	0
			Contractor provided labor, material and equipment to furnish and install 3/4" conduit runs for future security camera installations at this facility.							
9	C/A	C	06/18/2007	05/14/2008	UN	UC	4,933.50	3,893.00	10	10
			Contractor provided labor, material and equipment to remove and replace rotted wood roof rafter ends at the existing building connection to the new building.							
10	C/A	C	08/24/2007	05/14/2008	UN	UC	2,771.50	1,943.00	3	3
			Contractor provided labor, material and equipment to cut, remove and relocate existing unforeseen underground P/A system conduit and wire in conflict with the new covered walkway footing.							
11	C/A	C	08/24/2007	05/14/2008	UN	UC	10,338.50	9,096.00	20	20
			Contractor provided labor, material and equipment to remove and replace unforeseen unsuitable soil material and an abandoned							

9732 Merrick Educational Center

SUMMARY OF CHANGE ORDER NO.: 4

Project No.: AK0043 Additions, Renovations and Remodeling

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

underground concrete box discovered under  
the new west parking lot, as required by  
the Materials Testing Consultant.

CHANGE ORDER TOTAL:

57,516.00

112

SUMMARY OF CHANGE ORDER NO.: 4

Facility: 9732 Merrick Educational Center  
 Project No.: AK0043  
 Description: ADDITIONS, RENOVATIONS AND REMODELING  
 Architect: ARCHITEKNICS, INC.  
 EFCC: BERMELO, AJAMIL & PARTNERS  
 Contractor: MIAMI SKYLINE CONSTRUCTION CORP  
 PRIME: MR. CLAUDIO S. RODRIGUEZ

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$		1,798,170.00
PREVIOUS EXTRAS.....\$	225,222.86	
PREVIOUS CREDITS.....\$	0.00	
PREVIOUS APPROVED NET CHANGE.....\$		225,222.86
PREVIOUS APPROVED CONTRACT PRICE.....\$		2,023,392.86
THIS CHANGE.....\$		57,516.00
TOTAL NET CHANGE.....\$		282,738.86
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$		2,080,908.86
CONTRACT AWARD DATE.....		June 15, 2005
ORIGINAL CONTRACT COMPLETION DATE.....		January 11, 2007
PREVIOUS TIME EXTENSION.....		96
PREVIOUS ADJUSTED COMPLETION DATE.....		April 17, 2007
TIME EXTENSION THIS CHANGE.....		112
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....		August 07, 2007
PROJECTED COMPLETION DATE.....		N/A
SUBSTANTIAL COMPLETION DATE.....		August 18, 2007

CHANGE CAUSE SUMMARY:

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

TYPE	AMOUNT	%	DAYS
ERRORS.....\$	6,497.00	0.36	30
OMISSIONS.....\$	75,622.00	4.21	39
OWNER REQUESTS...\$	23,826.00	1.33	10
UNFORESEEN.....\$	120,960.86	6.73	33
OTHER.....\$	0.00	0.00	61
SCOPE CHANGE....\$	55,833.00	3.10	21
HURRICANE.....\$	0.00	0.00	14
Totals .....\$	282,738.86	15.73	208

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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