

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

**SUBJECT:           FINAL CHANGE ORDER  
                      CHANGE ORDER NO. 2  
                      PROJECT NO. A01134  
                      MODULAR CLASSROOM BUILDINGS  
                      ROCKWAY MIDDLE SCHOOL  
                      9393 SW 29 TERRACE, MIAMI, FLORIDA**

**COMMITTEE:           FACILITIES AND CONSTRUCTION REFORM**

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

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 the 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 Construction Manager to proceed with items 1 through 4. These items are presented to the Board for confirmation as required by State Statute.

Change Items Synopsis: These changes are primarily for additional landscaping, irrigation and lightning protection systems.

This change will increase the contract price by \$59,113. These items have been recommended by the Project Architect and were confirmed by the Technical Review Committee, subsequent to completion, on September 16, 2008. They were found to be necessary, fair, and equitable.

The Project Architect will not receive additional fees for the item 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 Project Architect as called for in the contract.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, confirm Final Change Order, Change Order No. 2 on Project No. A01134, Modular Classroom Buildings, Rockway Middle School for an additional cost of \$59,113.

FINAL CHANGE ORDER

ATTACHMENT A

6821 Rockway Middle School

SUMMARY OF CHANGE ORDER NO.: 2

Project No.: A01134 Modular Classroom Buildings

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS		
							REQ.	AUTH. REC.	REQ.	AUTH. REC.	
1	C/A	C	05/29/2008	09/04/2008	OM	AO	3,562.58	3,563.00	5	0	
			Construction Manager provided labor, material and equipment to relocate window mounted air conditioners to adjacent walls in the dry storage area.								
2	C/A	C	05/29/2008	09/04/2008	SC	SC	3,930.72	3,643.00	10	0	
			Construction Manager provided labor, material and equipment to patch and paint walls where existing fire alarm and public address/intercom items were removed.								
3	C	C	05/29/2008	09/04/2008	SC	SC	34,107.00	34,107.00	0	0	
			Construction Manager provided labor, material and equipment to furnish and install additional landscaping and irrigation system above and beyond the contract allowances.								
4	C	C	05/29/2008	09/04/2008	SC	SC	17,800.00	17,800.00	160	0	
			Construction Manager provided labor, material and equipment to furnish and install lightning protection systems at the HVAC system chiller and Physical Education Buildings. This included shop drawings, fabrication, installation, and system certification.								
CHANGE ORDER TOTAL:								59,113.00		0	

FINAL CHANGE ORDER

SUMMARY OF CHANGE ORDER NO.: 2

Facility: 6821 Rockway Middle School  
 Project No.: A01134  
 Description: MODULAR CLASSROOM BUILDINGS  
 Architect: WOLFBERG/ALVAREZ & ASSOCIATES  
 EFCO: BERMELLO, AJAMIL & PARTNERS  
 Contractor: JAMES B. PIRTLE CONSTRUCTION CO. PRIME: JAMES B. PIRTLE

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$	9,300,000.00
PREVIOUS EXTRAS.....\$	47,699.00
PREVIOUS CREDITS.....\$	0.00
PREVIOUS APPROVED NET CHANGE.....\$	47,699.00
PREVIOUS APPROVED CONTRACT PRICE.....\$	9,347,699.00
THIS CHANGE.....\$	59,113.00
TOTAL NET CHANGE.....\$	106,812.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$	9,406,812.00
CONTRACT AWARD DATE.....	November 16, 2005
ORIGINAL CONTRACT COMPLETION DATE.....	August 01, 2006
PREVIOUS TIME EXTENSION.....	0
PREVIOUS ADJUSTED COMPLETION DATE.....	August 01, 2006
TIME EXTENSION THIS CHANGE.....	0
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....	August 01, 2006
PROJECTED COMPLETION DATE.....	N/A
SUBSTANTIAL COMPLETION DATE.....	July 14, 2006

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.....\$	3,563.00	0.04	0
OWNER REQUESTS...\$	0.00	0.00	0
UNFORESEEN.....\$	0.00	0.00	0
OTHER.....\$	0.00	0.00	0
SCOPE CHANGE.....\$	103,249.00	1.11	0
HURRICANE.....\$	0.00	0.00	0
<b>Totals .....</b> \$	<b>106,812.00</b>	<b>1.15</b>	<b>0</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--Unforeseen

CAUSE:

- AE --Architectural Error
- AO --Architactural 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-- 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