

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

**SUBJECT:           CHANGE ORDER NO. 1  
                      PROJECT NO. A01013  
                      PHASE I OF THE NEW ADDITION, REMODELING AND  
                      RENOVATIONS  
                      MIAMI CENTRAL SENIOR HIGH SCHOOL  
                      1781 NW 95 STREET, MIAMI, FLORIDA**

**COMMITTEE:           FACILITIES AND CONSTRUCTION REFORM**

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

This request for change in the construction contract includes seven 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 Contractor 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 for a credit for moving on-site improvements to a subsequent construction phase, and included extras for the construction of a new Main Distribution Facility to serve as the central hub for all communications and alarm functions.

This change will decrease the contract price by \$77,589. These items have been recommended by the Project Architect and were confirmed/approved by the Technical Review Committee, subsequent to completion, on October 22, 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 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/approve Change Order No. 1 on Project No. A01013, Phase I of the New Addition, Remodeling and Renovation, Miami Central Senior High School for a credit of \$77,589.

## ATTACHMENT A

7251 Miami Central Senior High

SUMMARY OF CHANGE ORDER NO.: 1

Project No.: A01013 Phase I of the New Addition, Remodeling and

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS		
							REQ.	AUTH. REC.	REQ.	AUTH. REC.	
1	C	CM	10/02/2008	10/07/2008	SC	SC	8,537.26	8,537.00	0	0	
			Construction Manager provided labor, material and equipment to furnish and install metal louvers at all the wall openings on the HVAC chilled water plant building.								
2	C	CM	10/02/2008	10/07/2008	SC	SC	21,734.00	19,365.00	0	0	
			Construction Manager provided labor, material and equipment to furnish and install 8'-0" high chain link softball outfield fencing.								
3	C	CM	10/02/2008	10/07/2008	OT	UR	13,820.09	13,820.00	0	0	
			This reimburses the Construction Manager for the cost of the FPL vault tariff charge. This charge is the differential cost for having a main electrical vault in lieu of a pad mounted transformer.								
4	C	D	10/02/2008	10/07/2008	SC	SC	19,657.00	13,643.00	0	0	
			Construction Manager provided labor, material and equipment to furnish and install underground 4" diameter telephone conduits from the new Main Distribution Facility to the AT&T utility access port.								
5	C	P	10/02/2008	10/07/2008	OW	OR	( 585,995.32)	( 585,995.00)	0	0	
			Credit for not constructing on-site improvements including the northeast parking lot, the tennis court, the basketball courts and associated electrical and fencing. This work is being moved to a subsequent construction phase to be performed after this main project is completed, for logistical purposes.								

ATTACHMENT A

7251 Miami Central Senior High  
 SUMMARY OF CHANGE ORDER NO.: 1  
 Project No.: A01013 Phase I of the New Addition, Remodeling and

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS		
							REQ.	AUTH. REC.	REQ.	AUTH. REC.	
6	A	CM		10/07/2008	OM	AO	190,000.00	125,332.00	0	0	
<p>Construction Manager to provide labor, material and equipment to furnish and install a centralized dust collector system for various FF&amp;E items at the first floor Technology laboratory, including a lathe, saw, grinder, sander and drill press.</p>											
7	A	U		10/07/2008	SC	SC	331,262.00	230,976.00	0	0	
<p>Construction Manager to provide labor, material and equipment to construct a separate Main Distribution Facility building to serve as the central hub for all telecommunications, data, fire alarm, security alarm and security camera systems panels and wiring. This will provide for significant future savings in coordination, installation time and systems crossovers.</p>											
8	A	U		10/07/2008	SC	SC	103,537.00	96,733.00	0	0	
<p>Construction Manager to provide labor, material and equipment to remove and replace a portion of existing deteriorated and obsolete 8'-0" high chain link with estate fencing and gates.</p>											
CHANGE ORDER TOTAL:								-77,589.00		0	

SUMMARY OF CHANGE ORDER NO.: 1  
 Facility: 7251 Miami Central Senior High  
 Project No.: A01013  
 Description: PHASE I OF THE NEW ADDITION,  
 Architect: M. C. HARRY & ASSOCIATES  
 EFCO: RONALD E FRAZIER & ASSOC, PA  
 Contractor: SKANSKA USA BUILDING, INC.

PRIME: MR. JOHN CAMMACK

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$	23,730,048.00
PREVIOUS EXTRAS.....\$	0.00
PREVIOUS CREDITS.....\$	0.00
PREVIOUS APPROVED NET CHANGE.....\$	0.00
PREVIOUS APPROVED CONTRACT PRICE.....\$	23,730,048.00
THIS CHANGE.....\$	-77,589.00
TOTAL NET CHANGE.....\$	-77,589.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$	23,652,459.00
CONTRACT AWARD DATE.....	June 14, 2006
ORIGINAL CONTRACT COMPLETION DATE.....	August 10, 2007
PREVIOUS TIME EXTENSION.....	0
PREVIOUS ADJUSTED COMPLETION DATE.....	August 10, 2007
TIME EXTENSION THIS CHANGE.....	0
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....	August 10, 2007
PROJECTED COMPLETION DATE.....	N/A
SUBSTANTIAL COMPLETION DATE.....	January 08, 2008

CHANGE CAUSE SUMMARY:

(Totals Including This Change Order.

TYPE	AMOUNT	%	DAYS
ERRORS.....\$	0.00	0.00	0
OMISSIONS.....\$	125,332.00	0.53	0
OWNER REQUESTS...\$	-585,995.00	-2.47	0
UNFORESEEN.....\$	0.00	0.00	0
OTHER.....\$	13,820.00	0.06	0
SCOPE CHANGE.....\$	369,254.00	1.56	0
HURRICANE.....\$	0.00	0.00	0
Totals .....\$	-77,589.00	-0.32	0

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/Adminin.)
- 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