

Office of Superintendent of Schools  
Board Meeting of July 11, 2001

July 9, 2001

Facilities Planning and Construction  
Suzanne A. Marshall, Chief Facilities Officer (Construction)

**SUBJECT: CHANGE ORDER NO. 13  
PROJECT NO. A-0244/A-0381  
ADDITION OF EXPRESSIVE ARTS CENTER, REMODELING AND  
RENOVATIONS  
C.R. DREW ELEMENTARY AND MIDDLE SCHOOLS  
1775/1801 NW 60 Street, Miami, Florida**

This request for change in the construction contract includes twenty-six 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 25. These items are presented to the Board for confirmation and consideration as required by State Statute.

This change will increase the contract price by \$11,063 and extend the contract completion date by 298 days. These items have been recommended by the Project Architect and were confirmed/approved by the Technical Review Committee, subsequent to completion, on June 29, 2001. They were found to be necessary, fair, and equitable.

The Project Architect will not receive additional fees for the items that resulted from errors 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.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, confirm/approve Change Order No. 13 on Project No. A-0244/A-0381, Addition Of Expressive Arts Center, Remodeling And Renovations, C.R. Drew Elementary and Middle Schools for an extra of \$11,063 and a time extension of 298 days.

JN:ayb

**REVISED  
D-29**

## ATTACHMENT A

C021 C.R. DREW ELEMENTARY AND MIDDLE SCHOOLS

SUMMARY OF CHANGE ORDER NO.: 13

Project No.: A-0244/A-0381 Addition of Expressive Arts Center,

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	REQ.	<u>DOLLARS</u>	<u>DAYS</u>	AUTH. REC.
								REQ.	REQ.	
1	C	A	01/12/1998	06/05/2001	ER	AE	1,369.00	1,369.00	0	0
			Contractor provided labor, material and equipment to relocate a telephone and TV outlet, a TV bracket, and a security system cable in renovated classroom #10 at Drew Elementary.							
2	C	C	01/12/1998	06/05/2001	ER	MEE	2,178.00	2,178.00	3	0
			Contractor provided labor, material and equipment to construct lath and plaster chases at Drew Elementary, where HVAC system ductwork was rerouted.							
3	C	C	01/12/1998	06/05/2001	ER	MEE	2,107.00	2,107.00	0	0
			Contractor provided labor, material and equipment to furnish and install a pneumatically-activated HVAC chilled and hot water system changeover valve, in lieu of the specified motorized valve.							
4	C	C	01/12/1998	06/05/2001	ER	SEE	1,622.00	1,054.00	5	0
			Contractor provided labor, material and equipment to furnish and install structural steel columns and a beam at the east entry, in order to correct the alignment between the surfaces of the new and existing canopies.							
5	C	C	01/12/1998	06/05/2001	ER	EEE	6,912.00	6,912.00	2	0
			Contractor provided labor, material and equipment to furnish and install additional public address/intercom system speakers and clocks in the administration area and media center at Drew Elementary.							
6	C	A	01/12/1998	06/05/2001	ER	SEE	2,681.00	2,125.00	2	0
			Contractor provided labor, material and equipment to construct a concrete gutter to allow rainwater runoff at the north							

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								REQ.	REQ.		
						elevation of the P.E. shelter.					
7	C	C	01/12/1998	06/05/2001	ER	AE	5,253.00	2,626.00	5		0
						Contractor provided labor, material and equipment to furnish a crane for steel beam and joist installations due to job sequencing conflicts.					
8	C	U	01/12/1998	06/05/2001	OM	AO	2,218.00	1,751.00	5		0
						Contractor provided labor, material and equipment to fabricate and erect steel security railing at the west wall of the new addition on the second floor, overlooking Drew Middle.					
	C	C	01/12/1998	06/05/2001	OM	AO	700.00	700.00	3		0
						Contractor provided labor, material and equipment to furnish and install chain link fencing and asphalt paving around the flagpole at the parking lot south of the new addition.					
10	C	C	01/12/1998	06/05/2001	OM	EEO	1,224.00	1,224.00	3		0
						Contractor provided labor, material and equipment to install wiring and control switches for the exhaust hood fans located over the sinks at Drew Middle.					
11	C	U	01/12/1998	06/05/2001	OM	AO	1,513.00	1,513.00	3		0
						Contractor provided labor, material and equipment to furnish and install additional light fixtures at the Drew Elementary administration reception area.					
12	C	P	01/12/1998	06/05/2001	OT	CE	( 1,400.00)	( 1,400.00)	0		0
						Contractor provided a credit to reimburse M-DCPS for fire alarm system repairs.					

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								AUTH. REC.	REQ.	AUTH. REC.	REQ.
13	C	A	01/12/1998	06/05/2001	OT	CE	( 4,250.00)	( 7,000.00)	0	0	
			Contractor provided a credit for incomplete punch list work.								
14	C	P	01/12/1998	06/05/2001	OW	OR	( 3,430.00)	( 3,430.00)	0	0	
			Contractor provided a credit for not furnishing and installing a number of public address/intercom speakers and clocks at Drew Elementary.								
15	C	C	01/12/1998	06/05/2001	OW	OR	( 1,608.00)	( 1,608.00)	0	0	
			Contractor provided a credit for not furnishing and installing hood exhaust fan switches at Drew Middle								
16	C	A	01/12/1998	06/05/2001	OW	OR	( 1,200.00)	( 1,200.00)	0	0	
			Contractor provided a credit for not painting soffits in rooms #1 through #9, #84, #85 and #86 at Drew Elementary.								
17	C	P	01/12/1998	06/05/2001	OW	OR	( 5,283.00)	( 9,200.00)	0	0	
			Contractor provided a credit for not furnishing and installing the specified 12" diameter water line along NW 60th street.								
18	C	A	01/12/1998	06/05/2001	SC	SC	914.00	486.00	5	0	
			Contractor provided labor, material and equipment to furnish and install panels to enable access to existing electrical junction boxes and conduits at the south elevation of Drew Elementary.								
19	C	U	01/12/1998	06/05/2001	SC	SC	1,200.00	1,200.00	3	0	
			Contractor provided labor, material and equipment to remove and replace deteriorated existing lighting fixtures in room #81 at Drew Elementary.								

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									REQ.	
20	C	U	01/12/1998	06/05/2001	SC	SC	1,305.00	623.00	2	0
			Contractor provided labor, material and equipment to remove and replace the deteriorated existing ceiling in room #81 at Drew Elementary.							
21	C	A	01/12/1998	06/05/2001	SC	SC	6,328.00	3,164.00	5	0
			Contractor provided labor, material and equipment to prepare and paint existing administrative areas, including the clinic, at Drew Elementary.							
22	C	C	01/12/1998	06/05/2001	UN	UC	1,109.00	1,109.00	5	0
			Contractor provided labor, material and equipment to furnish and install conduit, wiring and accessories to connect the room #238 science laboratory hood and supply fans, and to feed receptacles in rooms #206 and #206A, at Drew Middle. This was necessary since the specified electrical panel circuits had been used by others after the project was bid and awarded.							
23	C	U	01/12/1998	06/05/2001	UN	UC	3,243.00	2,744.00	2	0
			Contractor provided labor, material and equipment to remove and replace deteriorated existing VCT flooring and base in classrooms at Drew Elementary.							
24	C	C	01/12/1998	06/05/2001	UN	UC	1,767.00	1,767.00	5	0
			Contractor provided labor, material and equipment to furnish and install a lawn irrigation system meter box, since the box shown on the record drawings did not exist.							
25	C	C	01/12/1998	06/05/2001	UN	UC	249.00	249.00	0	0
			Contractor provided labor, material and							

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	REQ			AUTH.		APPVD.					REQ.		REQ.		REC.

equipment to trace, locate and replace an  
existing faulty fire alarm system relay  
and fuse in the reception area, room #005.

26	A	C				06/05/2001	OT	CR					298		298
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This is to extend the contract completion  
date due to delays caused by previously  
approved change orders.

CHANGE ORDER TOTAL:	11,063.00	298
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## SUMMARY OF CHANGE ORDER NO.: 13

Facility: C021 C.R. DREW ELEMENTARY AND MIDDLE SCHOOLS  
 Project No.: A-0244/A-0381  
 Description: Addition of Expressive Arts Center,  
 Architect: Const. Admin. by Allen & Assoc.  
 Contractor: Urban Organization, Inc.

PRIME: Jacque E. Thermilus

## CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$	4,570,000.00
PREVIOUS EXTRAS.....\$	1,999,472.00
PREVIOUS CREDITS.....\$	2,177.00
PREVIOUS APPROVED NET CHANGE.....\$	1,997,295.00
PREVIOUS APPROVED CONTRACT PRICE.....\$	6,567,295.00
THIS CHANGE.....\$	11,063.00
TOTAL NET CHANGE.....\$	2,008,358.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$	6,578,358.00
CONTRACT AWARD DATE.....	April 27, 1994
ORIGINAL CONTRACT COMPLETION DATE.....	May 16, 1995
PREVIOUS TIME EXTENSION.....	164
PREVIOUS ADJUSTED COMPLETION DATE.....	October 27, 1995
TIME EXTENSION THIS CHANGE.....	298
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....	August 20, 1996
PROJECTED COMPLETION DATE.....	N/A
SUBSTANTIAL COMPLETION DATE.....	August 20, 1996

## CHANGE CAUSE SUMMARY:

(Totals Including This Change Order)

TYPE	AMOUNT	%	DAYS
ERRORS.....\$	161,874.00	3.54	0
OMISSIONS.....\$	130,231.00	2.84	5
OWNER REQUESTS...\$	37,883.00	0.82	0
UNFORESEEN.....\$	502,190.00	10.98	15
OTHER.....\$	80,773.00	1.76	322
* SCOPE CHANGE.....\$	1,095,407.00	23.96	120
HURRICANE.....\$	0.00	0.00	0
Totals .....\$	2,008,358.00	43.94	462

REVISÉ

ADDED

\* This change entails the remodeling of the auditorium which was originally a separate project and was added to the Scope of Work in this project to expedite the completion of all the work at this facility.

## 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--Unforeseen

## CAUSE:

AE --Architectural Error  
 AO --Architectural Omission  
 EEK--Electrical Engineering Error  
 EEO--Electrical Engineering Omission  
 MEO--Mechanical Engineering Error  
 MEO--Mechanical Engineering Omission  
 SEE--Structural Engineering Error  
 SEO--Structural Engineering Omission  
 CEK--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-- Contract 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-- Reinstated 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