

Business Operations
J.E. Surash, P.E., Chief Business Officer

**SUBJECT: CHANGE ORDER NO. 3
 PROJECT NO. A0555
 ADDITIONS AND RENOVATIONS
 NORTH HIALEAH ELEMENTARY SCHOOL
 4251 East 5 Avenue, Hialeah, Florida**

COMMITTEE: FACILITIES MANAGEMENT

This request for change in the construction contract includes thirteen items for the School Board's confirmation. 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 13. These items are presented to the Board for confirmation as required by State Statute.

Change Items Synopsis: Add doors, glass block windows, HVAC ductwork, soffits, stage light, school sign, foundations and goal posts, and plumbing, mechanical and electrical items; remove fan and block-up opening; reconfigure roofing at parapet walls; relocate exhaust fan; and perform structural alterations.

This change order will increase the contract price by an amount of \$56,192. These items have been recommended by the Project Architect and were confirmed by the Technical Review Committee, subsequent to completion, on November 20, 2003. 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. 3 on Project No. A0555, Additions and Renovations, North Hialeah Elementary School for an additional cost of \$56,192.

EG:ayb

3901 North Hialeah Elementary
SUMMARY OF CHANGE ORDER NO.: 3
Project No.: A0555 Additions and Renovations

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	REQ.	DOLLARS		DAYS	
								AUTH. REC.	REQ.	AUTH. REC.	REQ.
1	C	C	09/30/2002	04/15/2003	OM	AO	3,354.15	1,677.00	0	0	
			Contractor provided labor, material and equipment to furnish and install additional doors.								
2	C	C	10/10/2002	04/15/2003	OM	AO	1,591.60	1,591.00	3	0	
			Contractor provided labor, material and equipment to remove an existing fan and block-up the opening at the stage exit door.								
3	C	C	10/09/2002	04/15/2003	OM	AO	3,386.75	2,236.00	0	0	
			Contractor provided labor, material and equipment to furnish and install a larger-than-specified glass block window at a lower elevation,								
4	C	D	10/09/2002	04/15/2003	ER	AE	14,927.03	13,956.00	21	0	
			Contractor provided labor, material and equipment to reconfigure the roofing installation at the parapet walls. This included adding drip edge and roofing felt.								
5	C	C	10/09/2002	04/15/2003	OM	AO	6,785.00	6,785.00	0	0	
			Contractor provided labor, material and equipment to furnish and install additional HVAC system ductwork and reconfigure the design due to structural conflicts. This included soffits.								
6	C	C	10/09/2002	04/15/2003	OM	EEO	18,448.00	18,448.00	0	0	
			Contractor provided labor, material and equipment to furnish and install plumbing, mechanical and electrical items at the kitchen staff and teachers' lounge rest rooms.								

3901 North Hialeah Elementary
SUMMARY OF CHANGE ORDER NO.: 3
Project No.: A0555 Additions and Renovations

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.
7	C	C	10/09/2002	04/15/2003	OM	EEO	477.25	477.00	0	0
Contractor provided labor, material and equipment to furnish and install an exterior stage light.										
8	C	C	10/10/2002	04/15/2003	OM	MEO	1,978.00	1,978.00	0	0
Contractor provided labor, material and equipment to furnish and install exhaust fan #EF-8 for the existing girls' group rest rooms.										
9	C	U	09/30/2002	04/15/2003	OW	OR	2,359.00	2,359.00	0	0
Contractor provided labor, material and equipment to furnish and install a school sign.										
10	C	U	09/30/2002	04/15/2003	OW	OR	1,322.50	1,031.00	0	0
Contractor provided labor, material and equipment to furnish and install a glass block window in a blocked-up wall at the administration area.										
11	C	D	09/30/2002	04/15/2003	OW	OR	1,575.50	1,575.00	0	0
Contractor provided labor, material and equipment to construct concrete foundations and install basketball goal posts. This was to temporarily accommodate the adjacent construction project at Hialeah Sr. High.										
12	C	D	10/09/2002	04/15/2003	OW	OR	1,656.00	1,656.00	0	0
Contractor provided labor, material and equipment to furnish and install additional electrical and data outlets in the administrative office.										
13	C	C	10/09/2002	04/15/2003	UN	UC	3,431.05	2,423.00	0	0
Contractor provided labor, material and										

3901 North Hialeah Elementary
 SUMMARY OF CHANGE ORDER NO.: 3
 Project No.: A0555 Additions and Renovations

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

equipment to perform structural alterations that were necessary in order to install a replacement classroom door. This was necessary since existing door frame was welded to unforeseen structural elements.

CHANGE ORDER TOTAL: 56,192.00 0

SUMMARY OF CHANGE ORDER NO.: 3

Facility: 3901 NORTH HIALEAH ELEMENTARY SCHOOL
 Project No.: A0555
 Description: ADDITIONS AND RENOVATIONS
 Architect: IN-ARCHITECTURE, INC.
 EFCO: SPILLIS CANDELA & PARTNERS INC.
 Contractor: NAC CONSTRUCTION, INC. PRIME: NESTOR CASTELLON

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$	1,219,000.00
PREVIOUS EXTRAS.....\$	69,485.00
PREVIOUS CREDITS.....\$	0.00
PREVIOUS APPROVED NET CHANGE.....\$	69,485.00
PREVIOUS APPROVED CONTRACT PRICE.....\$	1,288,485.00
THIS CHANGE.....\$	56,192.00
TOTAL NET CHANGE.....\$	125,677.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$	1,344,677.00
CONTRACT AWARD DATE.....	October 24, 2001
ORIGINAL CONTRACT COMPLETION DATE.....	October 24, 2002
PREVIOUS TIME EXTENSION.....	0
PREVIOUS ADJUSTED COMPLETION DATE.....	October 24, 2002
TIME EXTENSION THIS CHANGE.....	0
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....	October 24, 2002
PROJECTED COMPLETION DATE.....	N/A
SUBSTANTIAL COMPLETION DATE.....	October 24, 2002

CHANGE CAUSE SUMMARY:

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

TYPE	AMOUNT	%	DAYS
ERRORS.....\$	13,956.00	1.14	0
OMISSIONS.....\$	50,970.00	4.18	0
OWNER REQUESTS...\$	3,267.00	0.26	0
UNFORESEEN.....\$	7,363.00	0.60	0
OTHER.....\$	32,801.00	2.69	0
SCOPE CHANGE....\$	17,320.00	1.42	0
HURRICANE.....\$	0.00	0.00	0
Totals\$	125,677.00	10.30	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/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 Andrew
- OM--P/A Omission
- OT--Other
- OW--Owner Request
- SC--Scope Change
- UN--Unforeseen

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

DEO--Design-Builder Omission

- DEB--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
- SR-- Scope Change
- SC-- 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