

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

**SUBJECT: FINAL CHANGE ORDER
CHANGE ORDER NO. 4
PROJECT NO. A0820
NEW ELEMENTARY SCHOOL PROTOTYPE
SPANISH LAKE ELEMENTARY SCHOOL - S/S "U1"
7940 NW 194 STREET, MIAMI, FLORIDA**

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

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

This request for change in the construction contract includes five 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 Construction Manager to proceed with items 1 and 2. These items are presented to the Board for confirmation and consideration as required by State Statute.

Change Items Synopsis: The Construction Management Firm met 100% of its required tax savings amount and a portion of an additional tax savings goal included in the GMP. This change reimburses the Construction Management Firm for the unrealized additional direct purchase goal, additional demucking and backfill, reimbursement to M-DCPS for reinspections and credit for the unused contingency amount.

This change will increase the contract price by \$91,445. These items have been recommended by the Project Architect and were confirmed/approved by the Technical Review Committee on March 20, 2009. They were found to be necessary, fair, and equitable.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, confirm/approve Final Change Order, Change Order No. 4 on Project No. A0820, New Elementary School Prototype, Spanish Lake Elementary School - S/S "U1" for an additional cost of \$91,445.

FINAL CHANGE ORDER

ATTACHMENT A

2191 Spanish Lake Elementary School

SUMMARY OF CHANGE ORDER NO.: 4

Project No.: A0820 New Elementary School Prototype

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.
1	C	U	03/26/2008	03/10/2009	UN	UC	7,775.00	6,686.00	0	0
<p>Construction Manager provided labor, material and equipment to clear sanitary sewer system blockages that were not the fault of the Construction Manager. This occurred subsequent to M-DCPS' occupancy of the school.</p>										
2	C	CM	03/26/2008	03/10/2009	UN	UC	35,526.00	31,900.00	0	0
<p>Construction Manager provided labor, material and equipment to demuck the connector road to the drop-off area, and replace with clean fill. The connector road scope was not fully defined prior to the GMP negotiations. This was above and beyond the contract allowance, and was as required by the Geotechnical Consultant.</p>										
3	A	CM		03/10/2009	OT	CR	55,219.23	55,219.00	0	0
<p>This reimburses the Construction Manager for unrealized sales tax savings from the District's tax savings program.</p>										
4	C	P	01/28/2009	03/10/2009	OW	OR	(942.00)	(942.00)	0	0
<p>Credit to reimburse M-DCPS for costs incurred due to missed or cancelled inspections for Geotechnical testing.</p>										
5	C	P	07/02/2008	03/10/2009	OW	OR	(1,418.29)	(1,418.00)	0	0
<p>Credit for the unused contingency amount.</p>										
CHANGE ORDER TOTAL:								91,445.00	0	0

FINAL CHANGE ORDER

SUMMARY OF CHANGE ORDER NO.: 4

Facility: 2191 Spanish Lake Elementary School
 Project No.: A0820
 Description: NEW ELEMENTARY SCHOOL PROTOTYPE
 Architect: M. C. HARRY & ASSOCIATES
 EFCO: RONALD E FRAZIER & ASSOC, PA
 Contractor: SUFFOLK CONSTRUCTION COMPANY PRIME: MR. REX B. KIRBY

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....	\$	24,207,240.00
PREVIOUS EXTRAS.....	\$	295,883.00
PREVIOUS CREDITS.....	\$	0.00
PREVIOUS APPROVED NET CHANGE.....	\$	295,883.00
PREVIOUS APPROVED CONTRACT PRICE.....	\$	24,503,123.00
THIS CHANGE.....	\$	91,445.00
TOTAL NET CHANGE.....	\$	387,328.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....	\$	24,594,568.00
CONTRACT AWARD DATE.....		April 18, 2006
ORIGINAL CONTRACT COMPLETION DATE.....		September 24, 2007
PREVIOUS TIME EXTENSION.....		78
PREVIOUS ADJUSTED COMPLETION DATE.....		December 11, 2007
TIME EXTENSION THIS CHANGE.....		0
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....		December 11, 2007
PROJECTED COMPLETION DATE.....		N/A
SUBSTANTIAL COMPLETION DATE.....		December 11, 2007

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.....	\$ 0.00	0.00	0
OWNER REQUESTS...	\$ -2,360.00	-0.01	0
UNFORESEEN.....	\$ 38,586.00	0.16	0
OTHER.....	\$ 247,248.00	1.02	78
SCOPE CHANGE.....	\$ 103,854.00	0.43	0
HURRICANE.....	\$ 0.00	0.00	0
Totals	\$ 387,328.00	1.60	78

LEGEND:	TYPE:	DBO--Design-Builder Omission
	ER--PA/E Error	DBD--Design-Builder Default
ORIGIN:	HC--Hurricane	CD-- Contractor Default
A-- A/E	OM--P/A Omission	CE-- Contractor Error
E-- Educational Fac. Plan.	OT--Other	CR-- Contractor Request
P-- Project Manager	OW--Owner Request	FE-- Fastrack/Coord. Error
D-- DCPS Specialists/Depts.	SC--Scope Change	FO-- Fastrack/Coord. Omission
C-- Contractor	UN--Unforeseen	ID-- Inspection Delay
S-- State DOE	CAUSE:	MD-- Manufacturer's Delay
M-- Maintenance Dept.	AE --Architectural Error	OO-- Owner Omission
U-- User (Principal/Admin.)	AO --Architectural Omission	OD-- Owner Delay
I-- UBCI	EEE--Electrical Engineering Error	OR-- Owner Request
AM--Asbestos Mgmt.	EEO--Electrical Engineering Omission	RA-- Reinststate Alternate
DS--Design Services (Group)	MEE--Mechanical Engineering Error	SC-- Scope Change
CM--Construction Manager	MEO--Mechanical Engineering Omission	SR-- State Requirement/Local/City
	SEE--Structural Engineering Error	RD-- Rain Delay
ACTION:	SEO--Structural Engineering Omission	UC-- Unforeseen Conditions
A-- Approve	CEE--Civil Engineering Error	UD-- Utility Co. Delay
C-- Confirm Staff/TRC Authorize	CEO--Civil Engineering Omission	CL-- Clerical Error
C/A--Confirm/Approce Authorize	DBR--Design-Builder Request	UP-- Unit Price
	DBE--Design-Builder Error	UR-- Utility Requirement
		CMO--Construction Manager Omission
		CME--Construction Manager Error
		CC-- Criteria Change