

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

**SUBJECT: CHANGE ORDER NO. 2
 PROJECT NO. A0101301
 PHASE II
 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 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 through 3. These items are presented to the Board for confirmation and consideration as required by State Statute.

Change Items Synopsis: These changes are primarily to enlarge the Gymnasium in order to meet the A/E's revised occupancy load calculations and exiting requirements, and for additional estate and chain link fencing.

This change will increase the contract price by \$600,742. These items have been recommended by the Project Architect and were confirmed/approved by the Technical Review Committee, subsequent to completion, on July 17, 2009. They were found to be necessary, fair, and equitable.

The Project Architect will not receive additional fees for the items that resulted from 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/approve Change Order No. 2 on Project No. A0101301, Phase II, Miami Central Senior High School for an additional cost of \$600,742.

7251 Miami Central Senior High
SUMMARY OF CHANGE ORDER NO.: 2
Project No.: A0101301 Phase II

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS	
							REQ.	AUTH. REC.	REQ.	AUTH. REC.
1	C	C	05/02/2009	07/01/2009	OM	AO	11,663.00	11,663.00	0	0
			Construction Manager provided labor, material and equipment to furnish and install motorized bleachers in lieu of the manual bleachers indicated on the plans and qualified by the Construction Manager in the GMP.							
2	A	I	01/30/2009	07/01/2009	OM	AO	447,550.00	409,031.00	0	0
			Construction Manager provided labor, material and equipment to enlarge the Gymnasium building based on the A/E's revised occupancy load calculations and exiting requirements.							
3	C	P	02/26/2009	07/01/2009	OW	OR	(10,000.00)	(10,000.00)	0	0
			Credit for the curb cut allowance on NW 17th Avenue which will be installed Phase IV.							
4	C	S	02/05/2009	07/01/2009	OM	EEO	16,925.00	6,017.00	0	0
			Construction Manager provided labor, material and equipment to furnish and install additional emergency systems devices and associated conduit and wire in the Gymnasium and the Cafeteria, as required by the Fire Inspector for occupancy.							
5	C	P	02/05/2009	07/01/2009	OW	OR	(2,289.00)	(2,289.00)	0	0
			Credit for furnishing and installing a residential type clothes dryer in lieu of the specified commercial dryer in the kitchen. It was determined that the residential unit was adequate for this application and the Design Criteria will be changed to reflect this.							

ATTACHMENT A

7251 Miami Central Senior High
 SUMMARY OF CHANGE ORDER NO.: 2
 Project No.: A0101301 Phase II

ITEM	ACTION REQ	ORIG.	STAFF AUTH.	ARG APPVD.	TYPE	CAUSE	DOLLARS		DAYS		
							REQ.	AUTH. REC.	REQ.	AUTH. REC.	
6	A	C		07/01/2009	SC	SC	211,132.00	119,786.00	0	0	
<p>Construction Manager to provide labor, material and equipment to construct additional ramps, railings and retaining walls at the east, west and south sides of the new Gymnasium. This was due to changes in the phasing of existing building demolition and construction of the tennis and basketball courts.</p>											
7	A	C		07/01/2009	SC	SC	66,534.00	66,534.00	0	0	
<p>Construction Manager to provide labor, material and equipment to furnish and install additional estate and chain link fencing throughout the project that was above and beyond the contract allowance.</p>											
CHANGE ORDER TOTAL:								600,742.00		0	

SUMMARY OF CHANGE ORDER NO.: 2

Facility: 7251 Miami Central Senior High
 Project No.: A0101301
 Description: PHASE II
 Architect: RODRIGUEZ AND QUIROGA ARCHITECT CHARTERE
 EFCO: RONALD E FRAZIER & ASSOC, PA
 Contractor: SKANSKA USA BUILDING, INC. PRIME: MR. JOHN CAMMACK

CONTRACT STATUS

ORIGINAL CONTRACT PRICE.....\$	17,116,534.00
PREVIOUS EXTRAS.....\$	372,201.00
PREVIOUS CREDITS.....\$	0.00
PREVIOUS APPROVED NET CHANGE.....\$	372,201.00
PREVIOUS APPROVED CONTRACT PRICE.....\$	17,488,735.00
THIS CHANGE.....\$	600,742.00
TOTAL NET CHANGE.....\$	972,943.00
ADJUSTED CONTRACT PRICE AFTER THIS CHANGE.....\$	18,089,477.00
CONTRACT AWARD DATE.....	November 21, 2006
ORIGINAL CONTRACT COMPLETION DATE.....	March 01, 2008
PREVIOUS TIME EXTENSION.....	0
PREVIOUS ADJUSTED COMPLETION DATE.....	March 01, 2008
TIME EXTENSION THIS CHANGE.....	0
ADJUSTED COMPLETION DATE AFTER THIS CHANGE.....	March 01, 2008
PROJECTED COMPLETION DATE.....	N/A
SUBSTANTIAL COMPLETION DATE.....	August 09, 2008

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.....\$	426,711.00	2.49	0
OWNER REQUESTS...\$	-12,289.00	-0.07	0
UNFORESEEN.....\$	372,201.00	2.17	0
OTHER.....\$	0.00	0.00	0
SCOPE CHANGE....\$	186,320.00	1.09	0
HURRICANE.....\$	0.00	0.00	0
Totals\$	972,943.00	5.68	0

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--Unforseen	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-- Reinstate 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-- Unforseen 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