

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

**SUBJECT: CHANGE ORDER CONFIRMATION OR APPROVAL**

**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**

**LINK TO  
STRATEGIC FRAMEWORK: FINANCIAL EFFICIENCY / STABILITY**

This request for changes to the construction contract includes Items for the School Board's confirmation. Attachment A represents a summary of the change items, the cause for each change, the increase or decrease to the contract and the action recommended to the Board. Attachments B-1 through B-6 represents the effect these changes will have on the individual project contract. These items are presented to the Board for confirmation as required by State Statute.

These items have been recommended by the Project Architect and were confirmed by the Technical Review Committee on July 11, 2012. 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 these projects. 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 of Miami-Dade County, Florida, confirm:

- B-1 Change Order No. 3 on Project No. 00731700, Classroom Building Addition, Bob Graham Education Center for an additional cost of \$25,186.
- B-2 Change Order No. 5 on Project No. 00373300, New Medical Technologies Senior High School (Homestead), Medical Technologies Senior High School – “SSS1” for an additional cost of \$6,410.
- B-3 Final Change Order, Change Order No. 1 on Project No. 00264303, Pull Out; Phase II; Unit Vents, Paint, Miami Palmetto Senior High School for a credit of \$27,185.
- B-4 Final Change Order, Change Order No. 2 on Project No. 00264300, Work Plan Renovations, Miami Palmetto Senior High School for a credit of \$6,155.
- B-5 Change Order No. 20 on Project No. 00176800, Addition, Remodeling, Renovation, Historical Restoration, Miami Senior High School for an additional cost of \$139,966.
- B-6 Change Order No. 4 on Project No. 00363500, Partial Replacement of Senior High School, Southwest Miami Senior High School for an additional cost of \$13,310.



Office of Superintendent of Schools  
Board Meeting of July 18, 2012

ATTACHMENT A

7/3/2012 9:55:24 AM

OFFICE OF SCHOOL FACILITIES

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**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**  
**LINK TO STRATEGIC FRAMEWORK: FINANCIAL EFFICIENCY/STABILITY**

Facility	Project Description	Project No.	Item	Action Req	Staff Auth.	ARG Appvd.	Type	Cause	Adjustment		Days		Description
									Requested	Authorized	Req.	Auth.	
B - 1 Bob Graham Education Center	Classroom Building Addition	00731700	1	C	2/24/2012	6/5/2012	OW	OR	\$29,315.60	\$27,186.00	0	0	Contractor provided labor, material, and equipment to apply a new "Texcoat" to the existing exterior modular building and apply a high permanent waterproofing paint coating to exterior of existing K-5 building in lieu of the specified exterior paint for the facility.
									(\$2,000.00)	(\$2,000.00)	0	0	
B - 2 Medical Technologies SHS - 'SSS1'	New Medical Technologies SHS (Homestead)	00373300	1	C	3/6/2012	6/5/2012	OM	SEO	\$6,474.43	\$6,410.00	0	0	Construction Manager provided labor, material, and equipment to provide additional structural components to the new stair tower as per the Structural Engineer's revised drawings.
B - 3 Final Change Order Miami Palmetto SHS	Pull Out; Phase II; Unit vents, paint int. corrido	00264303	1	C	6/22/2011	6/5/2012	OW	OR	(\$14,594.00)	(\$14,594.00)	0	0	Credit for the unused contract contingency amount.
									(\$12,591.00)	(\$12,591.00)	0	0	
B - 4 Final Change Order Miami Palmetto SHS	Work plan renovations	00264300	1	C	6/22/2011	6/5/2012	OW	OR	(\$6,155.00)	(\$6,155.00)	0	0	Credit for unused contract allowance.



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Facility	Project Description	Project No.	Item	Action Req	Staff Auth.	ARG Appvd.	Type	Cause	Adjustment		Days		Description	
									Requested	Authorized	Req.	Auth.		
B - 5 Miami SHS	Addition, Rem., Ren., Historical Restoration	00176800	1	C	4/25/2012	6/5/2012	OM	MEO	\$1,886.00	\$1,508.00	0	0	Contractor provided labor, material, and equipment to add condensate piping to AHU #2-8 in Mechanical Room #3218 and to AHU #2-9A in Mechanical Room #3219 within Building #3A.	
			2	C	4/25/2012	6/5/2012	OM	EEO	\$5,456.00	\$2,605.00	0	0	Contractor provided labor, material, and equipment to install eight dedicated single electrical receptacles for safety glass cabinets in the Science Labs and Science Demo classrooms in Building #3A.	
			3	C	4/25/2012	6/5/2012	OM	SEO		\$4,512.00	\$3,535.00	0	0	Contractor provided labor, material, and equipment to replace a stair landing at the second floor chiller annex. This stair landing was identified to be demolished. Replacement required reinforcing steel, metal decking and concrete to allow for new HVAC ductwork for the gymnasium to pass beneath.
			4	C	4/25/2012	6/5/2012	OM	AO		\$1,444.00	\$1,133.00	0	0	Contractor provided labor, material, and equipment to paint floor safety striping around machinery at the new Auto Vocational Lab as required for safety purposes.



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Facility	Project Description	Project No.	Item	Action Req	Staff Auth.	ARG Appvd.	Type	Cause	Adjustment		Days	Description
									Requested	Authorized		
B - 5 Miami SHS	Addition, Rem., Ren., Historical Restoration	00178800	5	C	4/25/2012	6/5/2012	OM	EEO	\$1,601.00	\$1,028.00	0	Contractor provided labor, material, and equipment to furnish and install a fused lockable disconnect switch at the musical instrument lift in Building #4 that was indicated within the project specifications as being provided by the building owner.
			6	C	4/25/2012	6/5/2012	OM	AO	\$31,404.00	\$27,773.00	0	Contractor provided labor, material, and equipment to construct a new Treasurer's Office with a ticket window and modify the existing ticket booth with two new ticket windows. This included structural modifications and finishes throughout the area.
			7	C	4/25/2012	6/5/2012	OM	EEO	\$6,424.00	\$5,367.00	0	Contractor provided labor, material, and equipment to modify four Smartboard locations which included relocating power, data, TV and audio in areas that a ceiling-mounted projectors would not work.



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									Requested	Authorized	Req.	Auth.	
B - 5 Miami SHS	Addition, Rem., Ren., Historical Restoration	00176800	8	C	4/25/2012	6/5/2012	OT	SR	\$40,280.00	\$30,352.00	0	0	Contractor provided labor, material, and equipment to revise the intersection of SW 24 Avenue and SW 3rd Street. This required the removal and replacement of asphalt, limerock base, concrete curbing and traffic striping so that traffic can flow around the newly created circle as required by the City of Miami HEPPB Board.
			9	C	4/25/2012	6/5/2012	SC	SC	(\$3,625.00)	(\$3,885.00)	0	0	Contractor provided a credit for not installing irrigation sprayers and associated piping. This change order also required the Contractor to provide and install additional shrubs and tree protection for nine existing trees along SW 3rd Street.
			10	C	4/25/2012	6/5/2012	SC	SC	(\$9,432.00)	(\$9,432.00)	0	0	Contractor provided a credit for not installing through-the-floor electrical floor boxes at the Band Room in Building #4.
			11	C	4/25/2012	6/5/2012	UN	UC	\$2,511.00	\$2,263.00	0	0	Contractor provided labor, material, and equipment to repair an unmarked branch line from the existing water main at the corner of SW 3rd Street and SW 25th Avenue. The water line was not shown on existing City as-built nor was it located by an independent third party utility locator.



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Facility	Project Description	Project No.	Item	Action Req	Staff Auth.	ARG Appvd.	Type	Cause	Adjustment		Days		Description
									Requested	Authorized	Req.	Auth.	
B - 5 Miami SHS	Addition, Rem., Ren., Historical Restoration	00176800	12	C	4/25/2012	6/5/2012	UN	UC	\$28,116.00	\$11,576.00	0	0	Contractor provided labor, material, and equipment to furnish and install new concrete tie columns and beams at new door openings within the existing clay block walls of the gymnasium. Also, Contractor furnished and installed a raised concrete topping slab underneath the stacked/retracted footprint of the bleachers.
			13	C	4/25/2012	6/5/2012	UN	UC	\$17,911.00	\$15,603.00	0	0	Contractor provided labor, material, and equipment to furnish and re-construct missing or damaged comices and window sills at north side of existing Building #6.
			14	C	4/25/2012	6/5/2012	UN	UC	\$14,827.00	\$7,417.00	0	0	Contractor provided labor, material, and equipment to reinforce existing deteriorated structural columns and beams around window openings in Room #4201.
			15	C	4/25/2012	6/5/2012	UN	UC	\$43,494.00	\$39,841.00	0	0	Contractor provided labor, material, and equipment to remove the existing concealed corrugated metal deck that was deteriorated and sandblast the structural steel support system for the second floor open walk way slab.



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									Requested	Authorized	Req.	Auth.	
B - 5 Miami SHS	Addition, Rem., Ren., Historical Restoration	00176800	16	C	4/25/2012	6/5/2012	UN	UC	\$3,551.00	\$3,282.00	0	0	Contractor provided labor, material, and equipment to provide a new self standing three compartment stainless steel sink in lieu of the specified enamel coated cast iron sink that no longer was available.
B - 6 Southwest Miami SHS	Partial Replacement of SHS	00363500	1	C	4/11/2012	6/5/2012	ER	EEE	\$11,508.00	\$3,950.00	0	0	Contractor provided labor, material, and equipment to extend floor boxes in Cosmetology Lab to adjacent knee wall. This included additional conduit, wiring, junction boxes and accessories.
			2	C	4/11/2012	6/5/2012	OT	SR	\$16,476.00	\$9,532.00	0	0	Contractor provided labor, material, and equipment to install a 6" D.I.P. clean-out at the existing off-site sewer main and decrease the water main and adjacent connection to the new building from 8" to 6" as requested by Miami-Dade Water and Sewer Authority.
			3	C	4/11/2012	6/5/2012	OW	OR	(\$1,914.00)	(\$1,914.00)	0	0	Credit for not providing electrical connection to the irrigation pump. This includes conduit, wiring, junction boxes, breaker and accessories.





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Facility	Project Description	Project No.	Item	Action Req	Staff Auth.	ARG Appvd.	Type	Cause	Adjustment		Days		Description
									Requested	Authorized	Req.	Auth.	
B - 6 Southwest Miami SHS	Partial Replacement of SHS	00363500	4	C	4/11/2012	6/5/2012	UN	UC	\$5,778.00	\$1,742.00	0	0	Contractor provided labor, material, and equipment to fill in an empty cavity below the foundation at the new stair 450A. This required additional excavation and fill with concrete per Geotechnical Engineer recommendations.



**SUMMARY OF CHANGE ORDER**

CHANGE ORDER NO. : 3

Facility: 0091 Bob Graham Education Center

Project No.: 00731700 Classroom Building Addition

Architect: Rizo Carreno & Partners Inc

EFCO:

Contractor: Zurqui Construction Svc Inc

CONTRACT STATUS	
ORIGINAL CONTRACT PRICE	\$6,069,100.00
PREVIOUS EXTRAS	\$5,567.00
PREVIOUS CREDITS	(\$103,338.00)
PREVIOUS APPROVED NET CHANGE	(\$97,771.00)
PREVIOUS APPROVED CONTRACT PRICE	\$5,971,329.00
THIS CHANGE	\$25,186.00
TOTAL NET CHANGE	(\$72,585.00)
ADJ. CONTRACT PRICE AFTER THIS CHANGE	\$5,996,515.00

CONTRACT STATUS	
CONTRACT AWARD DATE	May 11, 2011
ORIGINAL CONTRACT COMPLETION DATE	July 31, 2012
PREVIOUS TIME EXTENSION	0
PREVIOUS ADJUSTED COMPLETION DATE	July 31, 2012
TIME EXTENSION THIS CHANGE	0
ADJ. COMPLETION DATE AFTER THIS CHANGE	July 31, 2012
SUBSTANTIAL COMPLETION DATE	N/A

CHANGE CAUSE SUMMARY:			
(Totals Including This Change Order. Errors + 15% Omissions threshold = 1.5 %)			
TYPE	AMOUNT	Percentage	DAYS
ERRORS	\$0.00	0.00 %	0
OMISSIONS	\$0.00	0.00 %	0
OWNER REQUESTS	(\$78,152.00)	-1.29 %	0
UNFORSEEN	\$0.00	0.00 %	0
OTHER	\$0.00	0.00 %	0
SCOPE CHANGE	\$5,567.00	0.09 %	0
HURRICANE	\$0.00	0.00 %	0



**SUMMARY OF CHANGE ORDER**

CHANGE ORDER NO. : 5

Facility: 7040 Medical Technologies SHS - 'SSS1'

Project No.: 00373300 New Medical Technologies SHS (Homestead)

Architect: Zyscovich Inc

EFCO:

Contractor: Betancourt Castellon Assoc Inc

CONTRACT STATUS	
ORIGINAL CONTRACT PRICE	\$9,303,705.00
PREVIOUS EXTRAS	\$152,614.00
PREVIOUS CREDITS	(\$20,000.00)
PREVIOUS APPROVED NET CHANGE	\$132,614.00
PREVIOUS APPROVED CONTRACT PRICE	\$9,436,319.00
THIS CHANGE	\$6,410.00
TOTAL NET CHANGE	\$139,024.00
ADJ. CONTRACT PRICE AFTER THIS CHANGE	\$9,442,729.00

CONTRACT STATUS	
CONTRACT AWARD DATE	March 09, 2011
ORIGINAL CONTRACT COMPLETION DATE	October 20, 2011
PREVIOUS TIME EXTENSION	0
PREVIOUS ADJUSTED COMPLETION DATE	October 20, 2011
TIME EXTENSION THIS CHANGE	0
ADJ. COMPLETION DATE AFTER THIS CHANGE	October 20, 2011
SUBSTANTIAL COMPLETION DATE	October 28, 2011

CHANGE CAUSE SUMMARY:			
(Totals Including This Change Order. Errors + 15% Omissions threshold = 1.5 %)			
TYPE	AMOUNT	Percentage	DAYS
ERRORS	\$13,766.00	0.15 %	0
OMISSIONS	\$86,480.00	0.93 %	0
OWNER REQUESTS	(\$20,000.00)	-0.21 %	0
UNFORSEEN	\$27,451.00	0.30 %	0
OTHER	\$2,922.00	0.03 %	0
SCOPE CHANGE	\$28,405.00	0.31 %	0
HURRICANE	\$0.00	0.00 %	0



**SUMMARY OF CHANGE ORDER**

FINAL CHANGE ORDER NO. : 1

Facility: 7431 Miami Palmetto SHS

Project No.: 00264303 Pull Out; Phase II; Unit vents, paint int. corrido

Architect: Avart Ammann & Whitney Inc

EFCO:

Contractor: Veitia Padron Inc

CONTRACT STATUS	
ORIGINAL CONTRACT PRICE	\$1,792,187.00
PREVIOUS EXTRAS	\$0.00
PREVIOUS CREDITS	\$0.00
PREVIOUS APPROVED NET CHANGE	\$0.00
PREVIOUS APPROVED CONTRACT PRICE	\$1,792,187.00
THIS CHANGE	(\$27,185.00)
TOTAL NET CHANGE	(\$27,185.00)
ADJ. CONTRACT PRICE AFTER THIS CHANGE	\$1,765,002.00

CONTRACT STATUS	
CONTRACT AWARD DATE	March 12, 2008
ORIGINAL CONTRACT COMPLETION DATE	March 12, 2009
PREVIOUS TIME EXTENSION	0
PREVIOUS ADJUSTED COMPLETION DATE	March 12, 2009
TIME EXTENSION THIS CHANGE	0
ADJ. COMPLETION DATE AFTER THIS CHANGE	March 12, 2009
SUBSTANTIAL COMPLETION DATE	August 20, 2008

CHANGE CAUSE SUMMARY:			
(Totals Including This Change Order. Errors + 15% Omissions threshold = 0 %)			
TYPE	AMOUNT	Percentage	DAYS
ERRORS	\$0.00	0.00 %	0
OMISSIONS	\$0.00	0.00 %	0
OWNER REQUESTS	(\$27,185.00)	-1.52 %	0
UNFORSEEN	\$0.00	0.00 %	0
OTHER	\$0.00	0.00 %	0
SCOPE CHANGE	\$0.00	0.00 %	0
HURRICANE	\$0.00	0.00 %	0



**SUMMARY OF CHANGE ORDER**

FINAL CHANGE ORDER NO. : 2

Facility: 7431 Miami Palmetto SHS

Project No.: 00264300 Work plan renovations

Architect: Avart Ammann & Whitney Inc

EFCO:

Contractor: Veitia Padron Inc

CONTRACT STATUS	
ORIGINAL CONTRACT PRICE	\$3,269,433.00
PREVIOUS EXTRAS	\$0.00
PREVIOUS CREDITS	(\$61,465.00)
PREVIOUS APPROVED NET CHANGE	(\$61,465.00)
PREVIOUS APPROVED CONTRACT PRICE	\$3,207,968.00
THIS CHANGE	(\$6,155.00)
TOTAL NET CHANGE	(\$67,620.00)
ADJ. CONTRACT PRICE AFTER THIS CHANGE	\$3,201,813.00

CONTRACT STATUS	
CONTRACT AWARD DATE	April 18, 2007
ORIGINAL CONTRACT COMPLETION DATE	March 31, 2008
PREVIOUS TIME EXTENSION	0
PREVIOUS ADJUSTED COMPLETION DATE	March 31, 2008
TIME EXTENSION THIS CHANGE	0
ADJ. COMPLETION DATE AFTER THIS CHANGE	March 31, 2007
SUBSTANTIAL COMPLETION DATE	October 18, 2007

CHANGE CAUSE SUMMARY:			
(Totals Including This Change Order. Errors + 15% Omissions threshold = 0 %)			
TYPE	AMOUNT	Percentage	DAYS
ERRORS	\$0.00	0.00 %	0
OMISSIONS	\$0.00	0.00 %	0
OWNER REQUESTS	(\$67,620.00)	-2.07 %	0
UNFORSEEN	\$0.00	0.00 %	0
OTHER	\$0.00	0.00 %	0
SCOPE CHANGE	\$0.00	0.00 %	0
HURRICANE	\$0.00	0.00 %	0



**SUMMARY OF CHANGE ORDER**

CHANGE ORDER NO. : 20

Facility: 7461 Miami SHS

Project No.: 00176800 Addition, Rem., Ren., Historical Restoration

Architect: Zyscovich Inc

EFCO: Bermello Ajamil & Partners Inc

Contractor: Mcm Corporation

CONTRACT STATUS	
ORIGINAL CONTRACT PRICE	\$49,800,000.00
PREVIOUS EXTRAS	\$3,188,477.00
PREVIOUS CREDITS	(\$644,984.00)
PREVIOUS APPROVED NET CHANGE	\$2,543,493.00
PREVIOUS APPROVED CONTRACT PRICE	\$52,343,493.00
THIS CHANGE	\$139,966.00
TOTAL NET CHANGE	\$2,683,459.00
ADJ. CONTRACT PRICE AFTER THIS CHANGE	\$52,483,459.00

CONTRACT STATUS	
CONTRACT AWARD DATE	October 14, 2009
ORIGINAL CONTRACT COMPLETION DATE	November 18, 2013
PREVIOUS TIME EXTENSION	0
PREVIOUS ADJUSTED COMPLETION DATE	November 18, 2013
TIME EXTENSION THIS CHANGE	0
ADJ. COMPLETION DATE AFTER THIS CHANGE	November 18, 2013
SUBSTANTIAL COMPLETION DATE	N/A

CHANGE CAUSE SUMMARY:			
(Totals Including This Change Order. Errors + 15% Omissions threshold = 1.5 %)			
TYPE	AMOUNT	Percentage	DAYS
ERRORS	\$202,235.00	0.41 %	0
OMISSIONS	\$1,335,388.00	2.68 %	0
OWNER REQUESTS	(\$625,820.00)	-1.26 %	0
UNFORSEEN	\$885,633.00	1.78 %	0
OTHER	\$584,267.00	1.17 %	0
SCOPE CHANGE	\$301,756.00	0.61 %	0
HURRICANE	\$0.00	0.00 %	0



**SUMMARY OF CHANGE ORDER**

CHANGE ORDER NO. : 4

Facility: 7741 Southwest Miami SHS

Project No.: 00363500 Partial Replacement of SHS

Architect: WOLFBERG/ALVAREZ & Partners

EFCO:

Contractor: Dipompeo Construction Corp

CONTRACT STATUS	
ORIGINAL CONTRACT PRICE	\$6,097,000.00
PREVIOUS EXTRAS	\$104,326.00
PREVIOUS CREDITS	(\$92,055.00)
PREVIOUS APPROVED NET CHANGE	\$12,271.00
PREVIOUS APPROVED CONTRACT PRICE	\$6,109,271.00
THIS CHANGE	\$13,310.00
TOTAL NET CHANGE	\$25,581.00
ADJ. CONTRACT PRICE AFTER THIS CHANGE	\$6,122,581.00

CONTRACT STATUS	
CONTRACT AWARD DATE	April 13, 2011
ORIGINAL CONTRACT COMPLETION DATE	August 05, 2012
PREVIOUS TIME EXTENSION	8
PREVIOUS ADJUSTED COMPLETION DATE	August 13, 2012
TIME EXTENSION THIS CHANGE	0
ADJ. COMPLETION DATE AFTER THIS CHANGE	August 13, 2012
SUBSTANTIAL COMPLETION DATE	N/A

CHANGE CAUSE SUMMARY:			
(Totals Including This Change Order. Errors + 15% Omissions threshold = 1.5 %)			
TYPE	AMOUNT	Percentage	DAYS
ERRORS	\$3,950.00	0.06 %	0
OMISSIONS	\$49,855.00	0.82 %	0
OWNER REQUESTS	(\$93,969.00)	-1.54 %	0
UNFORSEEN	\$40,539.00	0.66 %	0
OTHER	\$23,300.00	0.38 %	8
SCOPE CHANGE	\$1,906.00	0.03 %	0
HURRICANE	\$0.00	0.00 %	0

**LEGEND:**

**RIGIN:**

A-- A/E  
AM-- Asbestos Mgmt.  
C-- Contractor  
CM-- Construction Manager  
D-- MDCPS Specialists/Depts.  
DB-- Design Builder  
DS-- Design Services (Group)  
E-- Educational Fac. Plan.  
I-- UBCI  
M-- Maintenance Dept.  
P-- Project Manager  
S-- State DOE  
U-- User (Principal/Admin)

**ACTION:**

A-- Approve  
C-- Confirm Staff/TRC Authorize  
C/A-- Confirm/Approve Authorize

**TYPE:**

ER-- P/A/E Error  
HC-- Hurricane  
OM-- P/A Omission  
OT-- Other  
OW-- Owner Request  
SC-- Scope Change  
UN-- Unforeseen

**CAUSE:**

AE-- Architectural Error  
AO-- Architectural Omission  
CC-- Criteria Change  
CD-- Contractor Default  
CE-- Contractor Error  
CEE-- Civil Engineering Error  
CEO-- Civil Engineering Omission  
CL-- Clerical Error  
CME-- Construction Manager Error  
CMO-- Construction Manager Omission  
CR-- Contractor Request  
DBD-- Design Builder Default  
DBE-- Design Builder Error  
DBO-- Design Builder Omission

DBR-- Design Builder Request  
EEE-- Electrical Engineering Error  
EEO-- Electrical Engineering Omission  
FE-- Fastrack/Coord. Error  
FO-- Fastrack/Coord. Omission  
ID-- Inspection Delay  
MD-- Manufacturer Delay  
MEE-- Mechanical Engineering Error  
MEO-- Mechanical Engineering Omission  
OD-- Owner Delay  
OO-- Owner Omission  
OR-- Owner Request  
RA-- Reinstate Alternate  
RD-- Rain Delay  
SC-- Scope Change  
SEE-- Structural Engineering Error  
SEO-- Structural Engineering Omission  
SR-- State/Local/City Requirement  
UC-- Unforeseen Conditions  
UD-- Utility Co. Delay  
UP-- Unit Price  
UR-- Utility Requirement