



UNITED INDEPENDENT SCHOOL DISTRICT AGENDA ACTION ITEM

TOPIC: Recommendation for Approval of an Amendment to the Contract for JOC 2020-004 Perez Elementary School Building Repairs in the amount of \$89,750.00 to Upgrade the Building Structure as Required

SUBMITTED BY: Cordelia F. Jackson/ Ignacio R. Alaniz, Jr. **OF:** Purchasing Department/Construction Department

APPROVED FOR TRANSMITTAL TO SCHOOL BOARD: January 19, 2021

RECOMMENDATION: Administration recommends approval of an Amendment to the Contract for JOC 2020-004 Perez Elementary School Building Repairs in the amount of \$89,750.00 to upgrade the existing building structure conditions as proposed by the Project Architect and Structural Engineering consultant. These upgrades are in order to meet current building codes at the main entrance structure at Perez Elementary School.

RATIONALE: During the demolition phase of construction, the covered main entrance structure and brick column features were found to be in need of upgrading and meeting the current building codes. These conditions were not visible at the time structure assessments were conducted since the structural members and columns were concealed and later identified as the new roofing structure was being installed. Observations conducted by the project architect and structural engineer included deficiencies recommended for reconstruction.

BUDGETARY INFORMATION: General Fund

BOARD POLICY REFERENCE AND COMPLIANCE:

CVL Legal – Facilities Construction
Government Code 2269



AIA Document G701™ – 2017

Change Order

PROJECT: <i>(Name and address)</i> Perez Elementary School Building Repairs 500 Sierra Vista Blvd Laredo, TX 78046	CONTRACT INFORMATION: Contract For: General Construction Date: August 05, 2020	CHANGE ORDER INFORMATION: Change Order Number: 004 Date: 1-13-2020
OWNER: <i>(Name and address)</i> United Independent School District 201 Lindenwood Laredo, TX 78045	ARCHITECT: <i>(Name and address)</i> Cavazos & Associates Architects, PLLC 9114 McPherson Rd. Suite 2501 Laredo, TX 78045	CONTRACTOR: <i>(Name and address)</i> American Contracting & Roofing 4507 E. Saunders #1 Laredo, TX 78041

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

Provide required labor, materials, equipment and supervision to demolish all masonry at porch area as indicated on plans PR4.0, S201, S301, SD201, ME-101 & ME-201. Replace and re-build brick veneer per approved color and grout. Clean all working area

Total proposed cost\$89,750.00

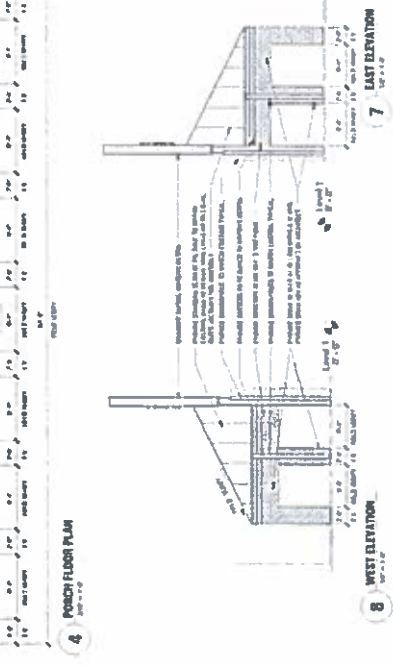
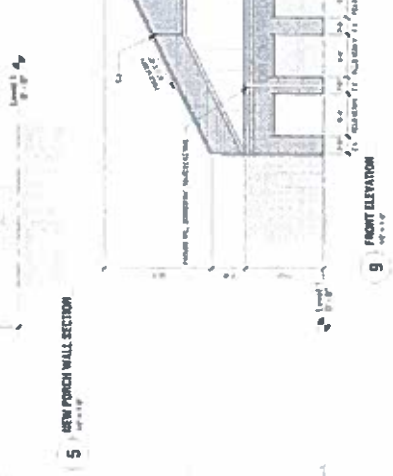
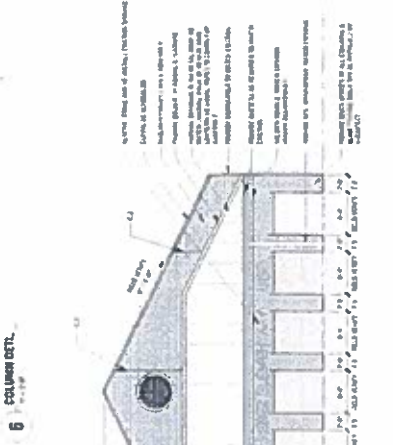
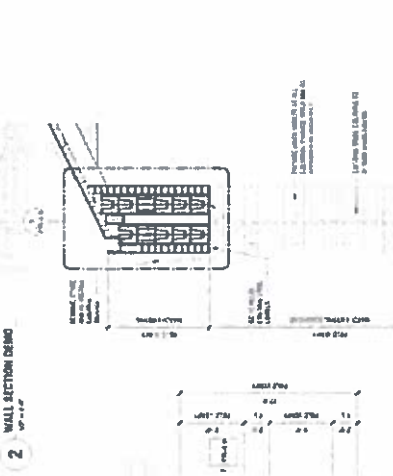
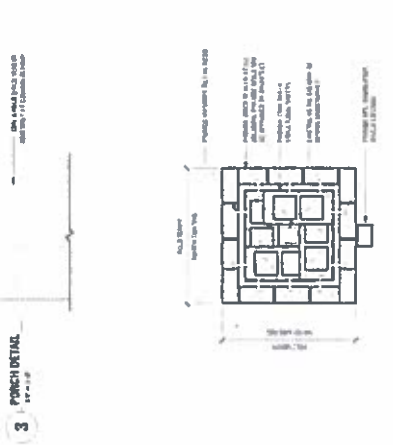
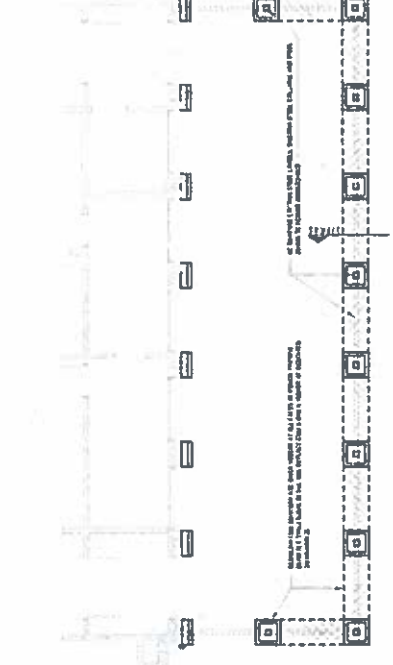
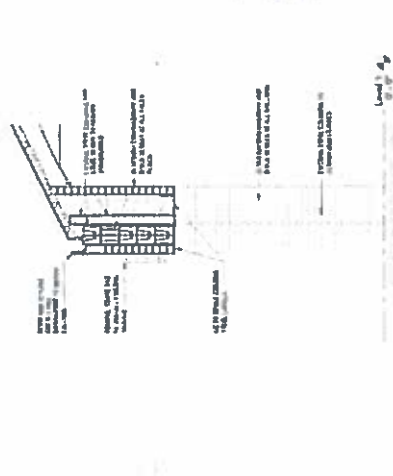
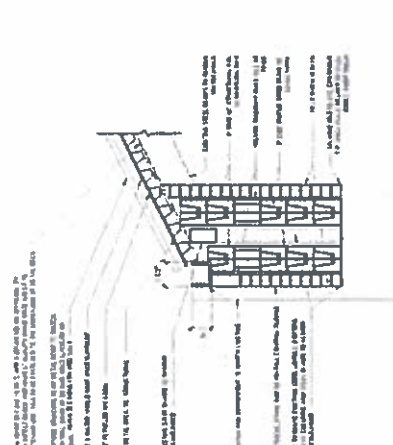
The original Contract Sum was	\$ 230,000.00
The net change by previously authorized Change Orders	\$ 0.00
The Contract Sum prior to this Change Order was	\$ 230,000.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 89,750.00
The new Contract Sum including this Change Order will be	\$ 319,750.00

The Contract Time will be increased by Sixty (60) days.
The new date of Substantial Completion will be April 14, 2021

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

<u>Cavazos & Associates Architects, PLLC</u> ARCHITECT <i>(Firm name)</i>	<u>American Contracting & Roofing</u> CONTRACTOR <i>(Firm name)</i>	<u>United Independent School District</u> OWNER <i>(Firm name)</i>
_____ SIGNATURE	_____ SIGNATURE	_____ SIGNATURE
Guillermo J. Cavazos, Jr., Principal Architect PRINTED NAME AND TITLE	Guadalupe Escobedo, Jr., President PRINTED NAME AND TITLE	Roberto J. Santos, Superintendent PRINTED NAME AND TITLE
_____ DATE	_____ DATE	_____ DATE



NOTE: GC TO PROVIDE BRICK VENEER MOCK-UP PRIOR COMMENCING VENEER INSTALL



PEREZ ELEMENTARY
 2000 E. PLUM ST LAREDO TX 78040



CONCRETE SPECIALISTS, INC.
 1401 W. 14th Street, Suite 101
 Laredo, Texas 78040
 Phone: (361) 799-1111
 Fax: (361) 799-1112

FOUNDATION PLAN

Drawn by:	WJZ
Checked by:	WJZ
Project Number:	100-00000
Date:	04/11/2005

FOUNDATION PLAN

FOUNDATION NOTES

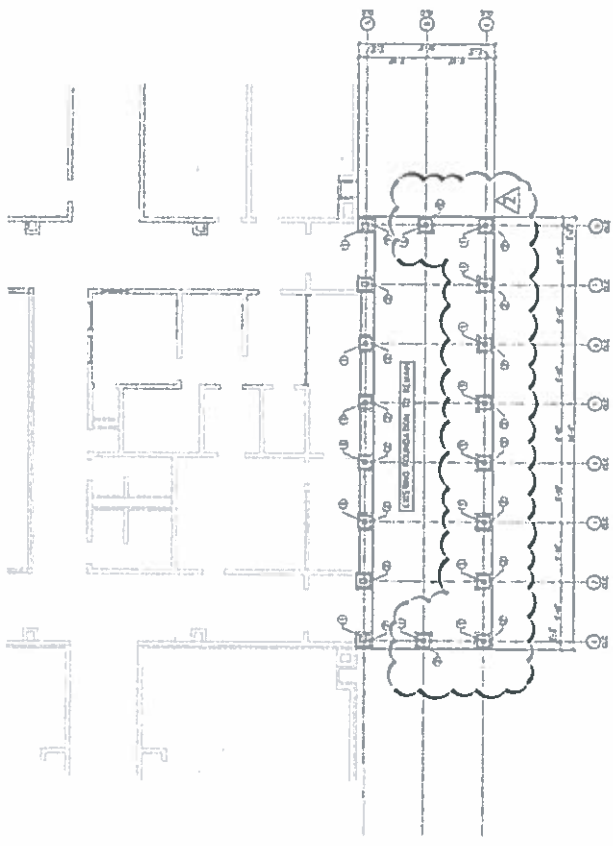
1. SEE ALL NOTES ON SHEETS 100-00000 THROUGH 100-00005.
2. FOUNDATION SHALL BE CONCRETE ON GRAVEL.
3. ALL FOUNDATION SHALL BE FINISHED TO EXTERIOR FINISH.
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KEYED FOUNDATION NOTES

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CHW WALL ALIGNMENT SCHEDULE

WALL NO.	DESCRIPTION	WALL TYPE	WALL THICKNESS	WALL FINISH
1	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
2	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
3	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
4	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
5	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
6	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
7	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
8	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
9	CHW WALL	CONCRETE	12"	EXTERIOR FINISH
10	CHW WALL	CONCRETE	12"	EXTERIOR FINISH



FOUNDATION PLAN
 SCALE: 1/8" = 1'-0"

These drawings and specifications are the property of the Designer. They may not be copied, reproduced or altered in any way without the written approval of the Designer.



PEREZ ELEMENTARY
 2000 E. PLUM ST LAREDO TX 78040



SYN KRISHNIA SRIKANTH
 REGISTERED PROFESSIONAL ENGINEER
 State of Texas License No. 1146
 1100 West 11th Street, Suite 100
 Fort Worth, Texas 76102
 Phone: (817) 336-1100
 Fax: (817) 336-1101
 Email: synkrishnia@earthlink.net

DATE: 05/20/2014
 PROJECT: PEREZ ELEMENTARY

ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODES AND ALL APPLICABLE LOCAL ORDINANCES.

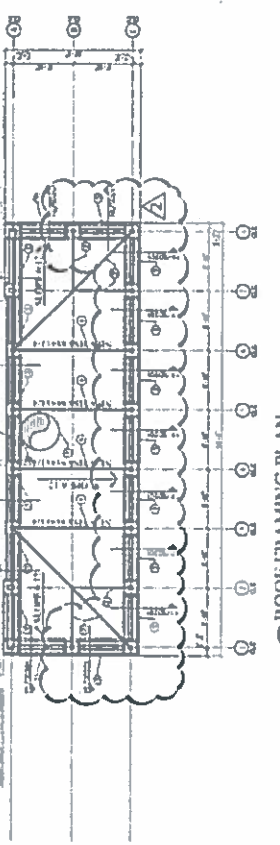
NO.	REVISION	DATE
1	ISSUE FOR PERMIT	05/20/2014

ROOF FRAMING PLAN

Drawn By: [Name]
 Checked By: [Name]
 Project Number: S301

S301

- FRAMING GENERAL NOTES**
1. ALL ROOF FRAMING SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODES AND ALL APPLICABLE LOCAL ORDINANCES.
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- REVISIONS**
1. REVISION 1: [Description]
 2. REVISION 2: [Description]
 3. REVISION 3: [Description]
 4. REVISION 4: [Description]
 5. REVISION 5: [Description]
 6. REVISION 6: [Description]
 7. REVISION 7: [Description]
 8. REVISION 8: [Description]
 9. REVISION 9: [Description]
 10. REVISION 10: [Description]



1 ROOF FRAMING PLAN
 SCALE: 1/8" = 1'-0"

These drawings and specifications are the property of the Engineer. They may not be used, copied, reproduced or altered in any way without prior written approval from and with separate compensation to the Engineer.



PEREZ ELEMENTARY
 2000 E. PLUM ST LAREDO TX 78040



BRYAN S. HERNANDEZ, P.E.
 10423 License No. 10423
 State of Texas
 10000 E. PLUM ST. LAREDO, TX 78040
 (956) 791-1111
 www.bryanherndez.com

FRAMING DETAILS

Project:	PEREZ ELEMENTARY
Location:	2000 E. PLUM ST. LAREDO, TX 78040
Drawn by:	ADRIAN A. GONZALEZ
Checked by:	
Scale:	
Date:	

SD201

<p>DETAIL NOT USED</p>	<p>DETAIL NOT USED</p>	<p>DETAIL NOT USED</p>	<p>DETAIL NOT USED</p>	<p>DETAIL NOT USED</p>
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PEREZ ELEMENTARY REMODELING
UISD
 500 Sierra Vista Blvd, Laredo, TX 78046

Construction Drawings

DATE: 10/17/19
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 PROJECT NAME: [Name]

Mechanical & Electrical Specifications
 ME-201
 Scale: 1/8" = 1'-0"

ELECTRICAL SYSTEM - SECTION 16000

1. GENERAL: Provide all electrical work in accordance with the 2017 National Electrical Code (NEC) and all applicable local codes and regulations. All work shall be done in accordance with the 2017 National Electrical Code (NEC) and all applicable local codes and regulations. All work shall be done in accordance with the 2017 National Electrical Code (NEC) and all applicable local codes and regulations. All work shall be done in accordance with the 2017 National Electrical Code (NEC) and all applicable local codes and regulations.

SECTION 16000

1. SUMMARY

- A. Section Includes:
 - 1. All electrical work in accordance with the 2017 National Electrical Code (NEC) and all applicable local codes and regulations.
 - 2. All electrical work in accordance with the 2017 National Electrical Code (NEC) and all applicable local codes and regulations.
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MECHANICAL & ELECTRICAL SPECIFICATIONS

NO.	SECTION	DESCRIPTION
1	16000	ELECTRICAL SYSTEM
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SECTION 16000

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NRG
 PROFESSIONAL ENGINEER
 License No. [Number]
 State of Texas
 Exp. Date: 10/31/2023

SECTION 16000

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 - 3. All electrical work in accordance with the 2017 National Electrical Code (NEC) and all applicable local codes and regulations.



AMERICAN CONTRACTING & ROOFING, LLC.

4507 E. SAUNDERS #1 LAREDO, TEXAS 78041 (956) 724-5153
ACR.LLC@HOTMAIL.COM

Date: 01/05/2021

To: Mr. Sergio A. Vela, R.A., NCARB
Cavazos Architects
9114 McPherson Rd. Suite 2501
Laredo, Texas 78041

Re: Proposal for Perez Elementary for the demolish of CMU Masonry and Brick veneer at all faces at Northside porch

AMERICAN CONTRACTING & ROOFING LLC HEREBY SUBMITS SPECIFICATIONS AND ESTIMATE FOR THE FOLLOWING SCOPE OF WORK:

SCOPE OF WORK

1. Demolish of CMU Masonry and Brick Veneer at all faces at Northside Porch
2. Install CMU Masonry and Brick Veneer at all faces at Northside Porch
3. Provide beam per structural details
4. Replace and Apply brick veneer with masonry mix (As approved by Architect)
5. Provide wall sconces at columns refer to attached architectural, structural and MEP Sheets
6. Clean all working area.

Equipment to be used: Sky-track, Scissor lift and Scaffolds.

NOTE: WORK WILL TAKE 60 DAYS FOR THE COMPLETION.

WE PROPOSE TO FURNISH ALL NECESSARY TOOLS, EQUIPMENT, AND MATERIAL NECESSARY TO COMPLETE THE WORK REQUIRED.

Total: \$89,750.00

(Eight Nine Thousand Seven Hundred Fifty Dollars & 00/100)

ACCEPTANCE OF PROPOSAL

4507 E. Saunders #1. Laredo, Texas 78041 (956)235-1800
Amyacr4507@att.com

ACR, LLC.

INSURED & BONDED

COMMERCIAL/RESIDENTIAL

- ALL TYPES OF**
- TORCH APPLICATION
 - BUILT-UP APPLICATION
 - MODIFIED BITUMEN
 - SHINGLES
 - NEW ROOFS
 - RE-ROOFS
 - RECOVER SYSTEMS
 - ROOF REPAIRS



- ROOFING - CERTIFIED BY MAJOR ROOF MANUFACTURERS**
- 30 YR WARRANTIES
 - FREE ESTIMATES
 - EXPERIENCED ROOF CONSULTANTS

"YOUR BEST ROOFING SOLUTION"

AMERICAN CONTRACTING AND ROOFING, LLC.

JOB NAME:	JOC# 2020-004 PES-NORTH SIDE PORCH	DATE
PURCHASE ORDER #	CMU AND BRICK VENEER REPLACEMENT	01.06.2021

Reference	Item	U.O.M.	Quantity	RSMeans Rate	FINAL TOTAL
01543 340 6410	Toilet portable, chemical.	Month	1.00	\$ 174.00	\$ 174.00
04050 510 0460	Selective demolition, concrete walls, reinforced alternate courses & vertically 48" OC 8" tick	S.F.	550.00	\$ 2.16	\$ 1,188.00
04050 510 2160	Selective demolition. Columns 24"x24" hard mortar.	V.L.F.	100.00	\$ 58.00	\$ 5,800.00
04050 510 5020	Selective demolition. Veneers, brick, hard mortar.	S.F.	2,000.00	\$ 3.72	\$ 7,440.00
04211 313 0050	Brick Veneer Masonry, T.L. lots, excl. scaff., grout & reinforcing. Material costs incl. 3% brick and 25% mortar waste. Standard, sel. Common, 4"x2-2/3"x8", (6.75/S.F.)	S.F.	2,000.00	\$ 16.50	\$ 33,000.00
04221 024 0200	Concrete block exterior. Normal weight 8"x16"x8"	S.F.	550.00	\$ 11.60	\$ 6,380.00
05122 345 2900	Lintels. 5"x3-1/2"x 5/16" 10' long	Ea.	18.00	\$ 172.00	\$ 3,096.00
05122 317 5600	Columns structural, 8"x4"x 3/8"x12' (New Beams)	Ea.	9.00	\$ 611.17	\$ 5,500.53
05052 190 9000	Welding Steel, structural. Minimum labor/equipment charge.	Job	9.00	\$ 233.00	\$ 2,097.00
01543 0160	General equipment rental. Forklift, 21' lift, 5000 lb., 4 wheel drive, diesel.	Month	1.00	\$ 2,200.00	\$ 2,200.00
26562 355 0110	Exterior LED Fixtures. Wall mounted, indoor/outdoor 12 watt.	Ea.	6.00	\$ 554.00	\$ 3,324.00
017413.20/0040	Clean up. After job completion, allow maximum 1%	Job		1%	\$ 702.00
013113.30/0050	Insurance Builders risk. Maximum. 0.64%	Job		1%	\$ 453.77
1311 370 0280	Overhead. Mark-up general contractors total incl. O & P for handling sub-contract; maximum	Job		30%	\$ 21,406.59
Sub-Total					\$ 92,761.88
Total	RS Means Laredo, TX Location Factor.				\$ 92,761.88
Total base amount					\$ 92,761.88