



## FACILITIES MANAGEMENT

Independent School District No. 709

*Located at 101 East 3rd Street*

*Mailing Address: 215 North 1st Avenue East*

*Duluth, Minnesota 55802*

Construction Management (218) 336-8907

Maintenance (218) 336-8906

Operations (218) 336-8905

Fax (218) 336-8909

# Memorandum

**To: School Board Members**

**From: Kerry M. Leider**

**Date: July 30, 2010**

**Re: Long-range Facilities Plan Change Order Approval Information**

Pursuant to School Board Resolution #B-8-08-2565, the following Change Orders pertaining to the Long-range Facilities Plan were approved during the month of July:

### **Denfeld High School**

#### **Denfeld HS LRFP – Masonry**

Change Order #4, Bid #1159-2R (Contract #0420) – Stretar Masonry and Concrete, Inc.

Change Order increase to patch the parapet, add brick work and omit a CMU bump out

**Add: \$1,817.00**

#### **Denfeld HS LRFP – Structural Steel - Erection**

Change Order #2, Bid #1159-2R (Contract #0510) – Red Cedar Steel Erectors, Inc.

Change Order increase to install a roof ladder and add framing

**Add: \$1,900.00**

#### **Denfeld HS LRFP – Roofing/Roof Hatches**

Change Order #2, Bid #1159-2R (Contract #0750) – Thelen Heating and Roofing, Inc.

Change Order increase to provide added openings, curbs, pavers and scuppers and install flashing at additional roof curbs

**Add: \$13,004.00**

#### **Denfeld HS LRFP – Carpentry/General Construction**

Change Order #2, Bid #1176, Bid Package #3 (Contract #0610) – RJS Construction Group, LLC

Change Order decrease to install casework and omit four column covers and brick bases

**Deduct: \$7,887.00**

**Denfeld HS LRFP – Drywall/Plaster**

Change Order #1, Bid #1176, Bid Package #3 (Contract #0920) – Minuti-Ogle Company, Inc.  
Change Order increase to provide gypsum chases; add furred gypsum wall; provide additional framing at skylights; add a shaftwall; and revise/add drywall chases

**Add: \$8,456.00**

**Denfeld HS LRFP – Plumbing & Heat Piping/HVAC/Temp Controls**

Change Order #1, Bid #1176, Bid Package #3 (Contract #2200/2301) – Shannon's, Inc.  
Change Order no cost to provide cleanouts, backwater protection, insulated curbs, plumbing; move piping; furnish and install ductwork and a control damper; and credit to eliminate some mechanical equipment

**Add: \$0.00**

**Denfeld HS LRFP – Electrical/Fire Alarm/Technology Cabling**

Change Order #1, Bid #1176, Bid Package #3 (Contract #2600) – Benson Electric Company  
Change Order no cost to add four N fixtures and delete one D fixture; add wiring; credit for changing floor boxes; credit to eliminate CUH-17 and CUH-18

**Add: \$0.00**

All Change Orders for Denfeld High School as listed above reflect a total project increase of \$17,290.00 and with this expense, the project remains within the budgeted amount at this site.

**East Middle School**

**East MS LRFP – Concrete**

Change Order #1, Bid #1165, WS #2 – Northland Concrete and Masonry Company, LLC  
Change Order increase to furnish and install a concrete topping over the existing slab in the new office

**Add: \$10,416.00**

**East MS LRFP – Electrical**

Change Order #1, Bid #1165, WS #30 – Benson Electric Company  
Change Order increase for lighting changes and addition of one ceiling mounted occupancy sensor

**Add: \$2,045.00**

**East MS LRFP – Asbestos Abatement**

Change Order #1, Bid #1195 – ACCT, Inc.  
Change Order increase for removal and abatement of tile in the computer room

**Add: \$2,050.00**

All Change Orders for East Middle School as listed above reflect a total project increase of \$14,511.00 and with this expense, the project remains within the budgeted amount at this site.

### **Eastern (Ordean) High School**

#### **Eastern (Ordean) HS LRFP – Asphalt Paving/Curbs**

Change Order #1, Bid #1163, BP #2 (Contract #3210) – Northland Constructors of Duluth, LLC  
Change Order increase for additional mobilizations

**Add: \$1,800.00**

#### **Eastern (Ordean) HS LRFP – Massonry**

Change Order #1, Bid #1175, BP #4 (Contract #0420) – Harbor City Masonry, Inc.  
Change Order decrease for changes due to the City plan review and to delete case stone beneath storefronts and curtainwalls

**Deduct: \$5,556.00**

#### **Eastern (Ordean) HS LRFP – Doors and Frames**

Change Order #1, Bid #1175, BP #4 (Contract #0810) – Sell Hardware, Inc.  
Change Order increase due to City plan review changes

**Add: \$2,714.00**

#### **Eastern (Ordean) HS LRFP – Doors and Frames**

Change Order #2, Bid #1175, BP #4 (Contract #0810) – Sell Hardware, Inc.  
Change Order increase for door hardware changes

**Add: \$10,395.00**

#### **Eastern (Ordean) HS LRFP – Tile Work**

Change Order #1, Bid #1175, BP #4 (Contract #0930) – Contract Tile and Carpet, LLC  
Change Order increase for City plan review changes and to add tile to walls in the vestibules

**Add: \$8,257.00**

#### **Eastern (Ordean) HS LRFP – Earthwork**

Change Order #1, Bid #1175, BP #4 (Contract #3123) – Veit and Company, Inc.  
Change Order increase for existing auditorium structural slab, geofoam fill, and footing changes and manhole corrections

**Add: \$15,130.00**

All Change Orders for Eastern (Ordean) High School as listed above reflect a total project increase of \$32,740.00 and with this expense, the project remains within the budgeted amount at this site.

## **Laura MacArthur Elementary School**

### **Laura MacArthur ES LRFP – Cast-in-Place Concrete/Slabs**

Change Order #1, Bid #1178, BP #4 (Contract #0332) – Northland Concrete and Masonry Company, Inc.

Change Order increase to provide fluid waterproofing in lieu of concrete sealer

**Add: \$9,008.00**

### **Laura MacArthur ES LRFP – Metal Doors/Frames/Wood Doors/Hardware – Supply**

Change Order #1, Bid #1178, BP #4 (Contract #0810) – Northern Door and Hardware, Inc.

Change Order increase to provide doors per modified schedule

**Add: \$1,745.00**

### **Laura MacArthur ES LRFP – Plumbing and Heating Piping**

Change Order #1, Bid #1178, BP #4 (Contract #2200) – Gorham Oien Mechanical

Change Order at no cost to provide a 200 gallon expansion tank in lieu of an 850 gallon tank and provide a floor drain

**Add: 0.00**

All Change Orders for Laura MacArthur Elementary School as listed above reflect a total project increase of \$10,753.00 and with this expense, the project remains within the budgeted amount at this site.

## **Lester Park Elementary School**

### **Lester Park ES LRFP – Home Building Demolition**

Change Order #1, Bid 1154 – Alliance Steel Construction, Inc.

Change Order decrease for a credit on asbestos abatement work on four homes, credit for remaining abatement allowance and an add for installation of a silt fence and dandy shack in the storm manholes

**Deduct: \$726.00**

### **Lester Park ES LRFP – Concrete**

Change Order #3, Bid 1164, WS #3 – Kelleher Construction Corporation

Change Order increase to lower the footing elevation around the elevator and changes to the nurses, media, art, and music rooms

**Add: \$2,680.00**

### **Lester Park ES LRFP – Precast Concrete**

Change Order #1, Bid 1164, WS #4 – Molin Concrete Products Company

Change Order no cost for art, music plan room and nurse's area revisions

**Add: \$0.00**

**Lester Park ES LRFP – Masonry/Damproofing and Waterproofing**

Change Order #3, Bid 1164, WS #5 – Harbor City Masonry, Inc.

Change Order increase to revise the cast stone joint pattern at the windows

**Add: \$9,759.00**

**Lester Park ES LRFP – Steel/Metal Fabrication - Supply**

Change Order #2, Bid 1164, WS #6 – Dynamic Structural Steel, LLC

Change Order increase for additional masonry expansion joints

**Add: \$375.00**

**Lester Park ES LRFP – Carpentry**

Change Order #2, Bid 1164, WS #8 – Lipe Brothers Construction, Inc.

Change Order increase for labor related to toilet room revisions

**Add: \$544.00**

**Lester Park ES LRFP – Hollow Metal Doors/Finish Hardware/HM Frames/Wood Doors**

Change Order #1, Bid 1164, WS #12 – Kendell Doors and Hardware, Inc.

Change Order increase for door and frame changes and an upgrade to D restricted keyway

**Add: \$3,820.00**

**Lester Park ES LRFP – Hollow Metal Doors/Finish Hardware/HM Frames/Wood Doors**

Change Order #2, Bid 1164, WS #12 – Kendell Doors and Hardware, Inc.

Change Order increase for security system revisions to provide a door positioning switch

**Add: \$238.00**

**Lester Park ES LRFP – Hollow Metal Doors/Finish Hardware/HM Frames/Wood Doors**

Change Order #3, Bid 1164, WS #12 – Kendell Doors and Hardware, Inc.

Change Order increase to partition off and add toilet doors

**Add: \$5,778.00**

**Lester Park ES LRFP – Aluminum Entrances/Curtainwalls/Windows**

Change Order #1, Bid 1164, WS #14A – St. Germain's Glass, Inc.

Change Order increase for art, music and media center revisions

**Add: \$1,463.00**

**Lester Park ES LRFP – Carpet/Resilient Flooring**

Change Order #1, Bid 1164, WS #19 – Northland Flooring and Design, LLC

Change Order increase for carpet changes

**Add: \$1,765.00**

**Lester Park ES LRFP – Finish Carpentry**

Change Order #1, Bid 1164, WS #27 – O’Keefe, Inc.

Change Order increase to provide solid surface sills in the art and music room; deduct back wall casework and add a countertop, panel, cable tray and supports in the media room; and to deduct for three lineal feet of countertop and upper cabinet in the nurse’s area

**Add: \$936.00**

**Lester Park ES LRFP – Window Treatments/Roller Shades**

Change Order #1, Bid 1164, WS #28 – CE, LLC dba Custom Expressions

Change Order increase to furnish and install a mecho shade in the music room

**Add: \$180.00**

**Lester Park ES LRFP – Fire Protection**

Change Order #1, Bid 1164, WS #30 – Brothers Fire Protection

Change Order no cost for media and nurse’s station revisions

**Add: \$0.00**

**Lester Park ES LRFP – Fire Protection**

Change Order #2, Bid 1164, WS #30 – Brothers Fire Protection

Change Order increase to add four sprinklers

**Add: \$780.00**

**Lester Park ES LRFP – Plumbing/HVAC/Temperature Controls**

Change Order #2, Bid 1164, WS #31 – MD Mechanical

Change Order increase for mechanical changes to the toilet room and addition of floor drains

**Add: \$7,150.00**

**Lester Park ES LRFP – Electrical**

Change Order #3 Bid 1164, WS #32 – Town and Country Electric

Change Order increase to reduce conduit and amp size and add one type BB fixture

**Add: \$2,524.00**

**Lester Park ES LRFP – Electrical**

Change Order #4 Bid 1164, WS #32 – Town and Country Electric

Change Order increase for nurses, art, music and media changes

**Add: \$5,462.00**

**Lester Park ES LRFP – Demolition, Earthwork and Site Utilities**

Change Order #2, Bid 1164, WS #33 – Ulland Brothers, Inc.

Change Order increase for revisions to the retaining wall due to rock

**Add: \$9,443.00**

**Lester Park ES LRFP – Demolition, Earthwork and Site Utilities**

Change Order #3, Bid 1164, WS #33 – Ulland Brothers, Inc.

Change Order increase to reconfigure and construct a new structure and remove and replace unsuitable soils

**Add: \$5,793.00**

**Lester Park ES LRFP – Demolition, Earthwork and Site Utilities**

Change Order #4, Bid 1164, WS #33 – Ulland Brothers, Inc.

Change Order increase to remove rock out crop in the footing alignment

**Add: \$3,816.00**

All Change Orders for Lester Park Elementary School as listed above reflect a total project increase of \$61,780.00 and with this expense, the project remains within the budgeted amount at this site.

**Piedmont Elementary School**

**Piedmont ES LRFP – Existing School Demolition**

Change Order #2, Bid 1172 – Alliance Steel Construction

Change Order decrease due to a credit for 4,500 cubic yards of fill

**Deduct: \$36,660.00**

**Piedmont ES LRFP – Existing School Demolition**

Change Order #2, Bid 1183, WS #33 – Northland Constructors of Duluth, LLC

Change Order increase to install 4,130 cubic yards of fill

**Add: \$79,158.00**

All Change Orders for Piedmont Elementary School as listed above reflect a total project increase of \$42,498.00 and with this expense, the project remains within the budgeted amount at this site.

All project Change Orders listed on this report are available for review by School Board members upon request. If you wish to have copies of this information, please contact the Facilities Management Office.