



## FACILITIES MANAGEMENT

Independent School District No. 709

Located at 730 East Central Entrance

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:** Bill Hanson  
School Board Members

**From:** Kerry M. Leider 

**Date:** January 30, 2013

**Re:** Bid #1165 – Eastern Middle School Project – WS #2– Concrete – Northland  
Concrete & Masonry, LLC – Change Order #25

Bid #1165, WS #2 – Concrete at Eastern Middle School was approved at the Special School Board Meeting on October 6, 2009 with a base bid of \$565,000.00.

Change Order #25 to this bid is to saw and chip tile floor patches in the electrical room, infill interior floor slab at various locations and pour one exterior AC pad, and for extra mobilization to pour a slab on the roof deck due to structural issues resulting in an increase of \$2,374.00.

**Recommendation:**

It is recommended the School Board approve the change order as listed above pertaining to Bid #1165, WS #2 – Concrete at Eastern Middle School adding \$2,374.00 to the previously awarded base bid and change orders for a new contract total of \$694,502.00.

Attachment



# AIA Document G701/CMa™ - 1992

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JAN 15 2013  
I.S.D. #709  
FACILITIES MGMT

## Change Order - Construction Manager-Adviser Edition

PROJECT (Name and address):  
Eastern Middle School - Bid #1165  
2900 East 4<sup>th</sup> Street  
Duluth, MN 55812

CHANGE ORDER NUMBER: 025  
INITIATION DATE: October 20, 2012

OWNER:   
CONSTRUCTION MANAGER:   
ARCHITECT:   
CONTRACTOR:   
FIELD:   
OTHER:

TO CONTRACTOR (Name and address):  
Northland Concrete & Masonry  
Company, LLC  
12026 Riverwood Drive  
Burnsville, MN 55337

PROJECT NUMBERS: 080331 /  
90281-2  
CONTRACT DATE: October 7, 2009  
CONTRACT FOR: Work Scope 02

### THE CONTRACT IS CHANGED AS FOLLOWS:

- Item No. 001 - PCO #626 - Saw and chip tile floor patches in electrical room.  
Total Amount Item No. 001: \$535.00
- Item No. 002 - PCO #626 - Labor and materials to infill interior floor slab at various locations.  
Total Amount Item No. 002 - \$989.00
- Item No. 003 - PCO #698 - Extra mobilization to pour slab on deck at roof.  
Total Amount Item No. 003 - \$850.00

Total Amount This Change Order: \$2,374.00

The original Contract Sum was	\$	565,000.00
Net change by previously authorized Change Orders	\$	127,128.00
The Contract Sum prior to this Change Order was	\$	692,128.00
The Contract Sum will be increased by this Change Order in the amount of	\$	2,374.00
The new Contract Sum including this Change Order will be	\$	694,502.00

The Contract Time will be unchanged by Zero (0) days.  
The date of Substantial Completion as of the date of this Change Order therefore is June 1, 2012.

NOTE: This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

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

Kraus-Anderson Construction Company  
CONSTRUCTION MANAGER (Firm name)  
8625 Rendova Street NE, PO Box 158, Circle Pines, MN  
55014

LHB Engineers & Architects  
ARCHITECT (Firm name)  
21 West Superior Street Suite 500, Duluth, MN 55802

#### ADDRESS

BY (Signature)  
Patrick Mulcahey  
(Typed name) DATE: 10-29-12

#### ADDRESS

BY (Signature)  
Kevin Holm  
(Typed name) DATE: 1-4-13

Northland Concrete & Masonry, LLC  
CONTRACTOR (Firm name)  
12026 Riverwood Drive, Burnsville, MN 55337

Duluth Public Schools - ISD #709  
OWNER (Firm name)  
215 North 1st Avenue East, Duluth, MN 55802

#### ADDRESS

BY (Signature)  
Brad Streater  
(Typed name) DATE: 10/23/12

#### ADDRESS

BY (Signature)  
(Typed name) DATE:

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User Notes:

(1130654550)



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Fax (218) 336-8909

# Memorandum

**To:** Bill Hanson  
School Board Members

**From:** Kerry M. Leider 

**Date:** January 30, 2013

**Re:** Bid #1165 – Eastern Middle School Project – WS #7– Carpentry Materials and Installation – Lipe Brothers Construction, Inc. – Change Order #28

Bid #1165, WS #7 – Carpentry Materials and Installation at Eastern Middle School was approved at the Special School Board Meeting on October 6, 2009 with a base bid of \$89,580.00.

Change Order #28 to this bid is for corridor door and hardware installation at the 4-hour walls and for miscellaneous carpentry and demo work resulting in an increase of \$14,196.00.

### **Recommendation:**

It is recommended the School Board approve the change order as listed above pertaining to Bid #1165, WS #7 – Carpentry Materials and Installation at Eastern Middle School adding \$14,196.00 to the previously awarded base bid and change orders for a new contract total of \$309,816.00.

Attachment



**AIA**

**Document G701/CMa™ - 1992**

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FACILITIES MGMT

**Change Order - Construction Manager-Adviser Edition**

**PROJECT (Name and address):**  
Eastern Middle School - Bid #1165  
2900 East 4<sup>th</sup> Street  
Duluth, MN 55812

**CHANGE ORDER NUMBER:** 028  
**INITIATION DATE:** October 20, 2012

**OWNER:**   
**CONSTRUCTION MANAGER:**   
**ARCHITECT:**   
**CONTRACTOR:**   
**FIELD:**   
**OTHER:**

**TO CONTRACTOR (Name and address):**  
Lipe Brothers Construction, Inc.  
5116 Jean Duluth Road  
Duluth, MN 55803

**PROJECT NUMBERS:** 080331 /  
90281-2  
**CONTRACT DATE:** October 7, 2009  
**CONTRACT FOR:** Work Scope 07

**THE CONTRACT IS CHANGED AS FOLLOWS:**

- Item No. 001 - PCO #618 - Labor and material for PCO 618 per LHB PR #152.  
Total Amount Item No. 001: \$6,674.00
- Item No. 002 - PO #689 - Misc. carpentry and demo work per AWA 2310.  
Total Amount Item No. 002: \$7,522.00

Total Amount This Change Order: \$14,196.00

The original Contract Sum was	\$	89,580.00
Net change by previously authorized Change Orders	\$	206,040.00
The Contract Sum prior to this Change Order was	\$	295,620.00
The Contract Sum will be increased by this Change Order in the amount of	\$	14,196.00
The new Contract Sum including this Change Order will be	\$	309,816.00

The Contract Time will be unchanged by Zero (0) days.  
The date of Substantial Completion as of the date of this Change Order therefore is June 1, 2012.

**NOTE:** This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

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

**Kraus-Anderson Construction Company**  
**CONSTRUCTION MANAGER (Firm name)**  
8625 Rendova Street NE, PO Box 158, Circle Pines, MN  
55014

**LHB Engineers & Architects**  
**ARCHITECT (Firm name)**  
21 West Superior Street Suite 500, Duluth, MN 55802

**ADDRESS**  
  
**BY (Signature)**  
Patrick Mulcahey  
**(Typed name)**                      **DATE:** 10-29-12

**ADDRESS**  
  
**BY (Signature)**  
Kevin Holm  
**(Typed name)**                      **DATE:** 1-4-13

**Lipe Brothers Construction, Inc.**  
**CONTRACTOR (Firm name)**  
5116 Jean Duluth Street, Duluth, MN 55803

**Duluth Public Schools - ISD #709**  
**OWNER (Firm name)**  
215 North 1st Avenue East, Duluth, MN 55802

**ADDRESS**  
  
**BY (Signature)**  
David Sundberg  
**(Typed name)**                      **DATE:** 10/23/12

**ADDRESS**  
**BY (Signature)**  
**(Typed name)**                      **DATE:**



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Operations (218) 336-8905

Fax (218) 336-8909

# Memorandum

**To:** Bill Hanson  
School Board Members

**From:** Kerry M. Leider 

**Date:** January 30, 2013

**Re:** Bid #1165 – Eastern Middle School Project – WS #7– Carpentry Materials and Installation – Lipe Brothers Construction, Inc. – Change Order #29

Bid #1165, WS #7 – Carpentry Materials and Installation at Eastern Middle School was approved at the Special School Board Meeting on October 6, 2009 with a base bid of \$89,580.00.

Change Order #29 to this bid is for additional backing at the locker bays, installation of locker room benches, furring in the practice room, kitchen demo, ceiling and door repairs, and for miscellaneous carpentry and demo resulting in an increase of \$6,392.00.

### **Recommendation:**

It is recommended the School Board approve the change order as listed above pertaining to Bid #1165, WS #7 – Carpentry Materials and Installation at Eastern Middle School adding \$6,392.00 to the previously awarded base bid and change orders for a new contract total of \$316,208.00.

Attachment



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FACILITIES MGMT

## Change Order - Construction Manager-Adviser Edition

PROJECT (Name and address):  
Eastern Middle School - Bid #1165  
2900 East 4<sup>th</sup> Street  
Duluth, MN 55812

CHANGE ORDER NUMBER: 029  
INITIATION DATE: November 15, 2012

OWNER:   
CONSTRUCTION MANAGER:   
ARCHITECT:   
CONTRACTOR:   
FIELD:   
OTHER:

TO CONTRACTOR (Name and address):  
Lipe Brothers Construction, Inc.  
5116 Jean Duluth Road  
Duluth, MN 55803

PROJECT NUMBERS: 080331 /  
90281-2  
CONTRACT DATE: October 7, 2009  
CONTRACT FOR: Work Scope 07

### THE CONTRACT IS CHANGED AS FOLLOWS:

Item No. 001 - PCO #703 - Backing @ locker bays, locker room benches, demo kitchen, firing, door repairs.  
Total Amount Item No. 001: \$5,270.00  
Item No. 002 - PCO #703 - Miscellaneous carpentry.  
Total Amount Item No. 002: \$1,122.00

Total Amount This Change Order: \$6,392.00

The original Contract Sum was	\$	89,580.00
Net change by previously authorized Change Orders	\$	220,236.00
The Contract Sum prior to this Change Order was	\$	309,816.00
The Contract Sum will be increased by this Change Order in the amount of	\$	6,392.00
The new Contract Sum including this Change Order will be	\$	316,208.00

The Contract Time will be unchanged by Zero (0) days.  
The date of Substantial Completion as of the date of this Change Order therefore is June 1, 2012.

NOTE: This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

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

Kraus-Anderson Construction Company  
CONSTRUCTION MANAGER (Firm name)  
8625 Rendova Street NE, PO Box 158, Circle Pines, MN  
55014

LHB Engineers & Architects  
ARCHITECT (Firm name)  
21 West Superior Street Suite 500, Duluth, MN 55802

ADDRESS  
  
BY (Signature)  
Patrick Mulcahey  
(Typed name) DATE: 11-27-12

ADDRESS  
  
BY (Signature)  
Kevin Holm  
(Typed name) DATE: 12-10-12

Lipe Brothers Construction, Inc.  
CONTRACTOR (Firm name)  
5116 Jean Duluth Street, Duluth, MN 55803

Duluth Public Schools - ISD #709  
OWNER (Firm name)  
215 North 1st Avenue East, Duluth, MN 55802

ADDRESS  
  
BY (Signature)  
David Sundberg  
(Typed name) DATE: 11/21/12

ADDRESS  
  
BY (Signature)  
  
(Typed name) DATE:



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# Memorandum

**To:** Bill Hanson  
School Board Members

**From:** Kerry M. Leide 

**Date:** January 30, 201

**Re:** Bid #1165 – Eastern Middle School Project – WS #16– Drywall and Plaster –  
RTL Construction, Inc. – Change Order #23

Bid #1165, WS #16 – Drywall and Plaster at Eastern Middle School was approved at the Special School Board Meeting on October 6, 2009 with a base bid of \$365,471.00.

Change Order #23 to this bid is for an additional furring wall at room 3410, additional soffit in room 4440, and for additional drywall in rooms 1103, 1104, 2<sup>nd</sup> and 3<sup>rd</sup> floor hallways and stairways and 2<sup>nd</sup> floor bathroom resulting in an increase of \$8,083.00.

### **Recommendation:**

It is recommended the School Board approve the change order as listed above adding \$8,083.00 to the previously awarded base bid and change orders for a new contract total of \$601,388.00.

Attachment



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## Change Order - Construction Manager-Adviser Edition

PROJECT (Name and address):  
Eastern Middle School - Bid #1165  
2900 East 4<sup>th</sup> Street  
Duluth, MN 55812

CHANGE ORDER NUMBER: 023  
INITIATION DATE: November 5, 2012

OWNER:   
CONSTRUCTION MANAGER:   
ARCHITECT:   
CONTRACTOR:   
FIELD:   
OTHER:

TO CONTRACTOR (Name and address):  
RTL Construction, Inc.  
4000 Valley Industrial Boulevard  
South  
Shakopee, MN 55379

PROJECT NUMBERS: 080331 /  
90281-2  
CONTRACT DATE: October 7, 2009  
CONTRACT FOR: Work Scope 16

### THE CONTRACT IS CHANGED AS FOLLOWS:

Item No. 001 - PCO #697 - Additional furring wall at Room 3410.  
Total Amount Item No. 001: \$1,881.00

Item No. 002 - PCO #699 - Additional soffit on south wall in Room 4440.  
Total Amount Item No. 002: \$2,343.00

Item No. 003 - PCO #700 - Additional drywall in Rooms 1103, 1104, 2<sup>nd</sup> & 3<sup>rd</sup> floor hallways, 2<sup>nd</sup> & 3<sup>rd</sup> floor stairways, & 2<sup>nd</sup> floor bathroom.  
Total Amount Item No. 003: \$3,859.00

Total Amount This Change Order: \$8,083.000

The original Contract Sum was	\$	365,471.00
Net change by previously authorized Change Orders	\$	227,834.00
The Contract Sum prior to this Change Order was	\$	593,305.00
The Contract Sum will be increased by this Change Order in the amount of	\$	8,083.00
The new Contract Sum including this Change Order will be	\$	601,388.00

The Contract Time will be unchanged by Zero (0) days.

The date of Substantial Completion as of the date of this Change Order therefore is June 1, 2012.

**NOTE:** This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

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# Memorandum

**To:** Bill Hanson  
School Board Members

**From:** Kerry M. Leider

**Date:** January 30, 2013

**Re:** Bid #1165 – Eastern Middle School Project – WS #18– Acoustical Ceilings – W.A. Schaefer & Son Contracting, Inc. - Change Order #20

Bid #1165, WS #18 – Acoustical Ceilings at Eastern Middle School was approved at the Special School Board Meeting on October 6, 2009 with a base bid of \$340,018.00.

Change Order #20 to this bid is for additional acoustical due to ductwork revisions, to run wall angle up the break metal, and a credit for Trim Tex on the tectum clouds in the pool area resulting in an increase of \$12,884.00.

### **Recommendation:**

It is recommended the School Board approve the change order as listed above pertaining to Bid #1165, WS #18 – Acoustical Ceilings at Eastern Middle School adding \$12,884.00 to the previously awarded base bid and change orders for a new contract total of \$396,873.00.

Attachment



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## Change Order - Construction Manager-Adviser Edition

**PROJECT (Name and address):**  
Eastern Middle School - Bid #1165  
2900 East 4<sup>th</sup> Street  
Duluth, MN 55812

**CHANGE ORDER NUMBER:** 020  
**INITIATION DATE:** September 18<sup>th</sup>,  
2012

**OWNER:**   
**CONSTRUCTION MANAGER:**   
**ARCHITECT:**   
**CONTRACTOR:**   
**FIELD:**   
**OTHER:**

**TO CONTRACTOR (Name and address):**  
W.A. Schaefer & Son Contracting, Inc.  
Suite 205  
3947 East Calvary Road  
Duluth, MN 55803

**PROJECT NUMBERS:** 080331 /  
90281-2  
**CONTRACT DATE:** October 7, 2009  
**CONTRACT FOR:** Work Scope 18

### THE CONTRACT IS CHANGED AS FOLLOWS:

- Item No. 001 - PCO #312 - Credit to furnish and install the Trim Tex on the Tectum Clouds.  
Total Amount Item No. 001: \$(2,480.00)
- Item No. 002 - PCO #362R - Additional acoustical per LHB PR #75-R1.  
Total Amount Item No. 002: \$110.00
- Item No. 003 - PCO #677 - Additional break metal at 1<sup>st</sup>, 2<sup>nd</sup>, and 3<sup>rd</sup> floors.  
Total Amount Item No. 003: \$10,647.00
- Item No. 004 - PCO #677 - Additional acoustical work at various locations.  
Total Amount Item No. 004: \$4,607.00

Total Amount This Change Order: \$12,884.00

The original Contract Sum was	\$	340,018.00
Net change by previously authorized Change Orders	\$	43,971.00
The Contract Sum prior to this Change Order was	\$	383,989.00
The Contract Sum will be increased by this Change Order in the amount of	\$	12,884.00
The new Contract Sum including this Change Order will be	\$	396,873.00

The Contract Time will be unchanged by Zero (0) days.  
The date of Substantial Completion as of the date of this Change Order therefore is June 1, 2012.

**NOTE:** This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.