

Memorandum

To: Bill Hanson
School Board Members

From: Kerry M. Leider



Date: September 12, 2016

Re: Bid #1247 – Denfeld CTE Addition Johnson Wilson, Inc. - Change Order #3

Bid #1247 – Denfeld High School CTE Addition – Johnson Wilson, Inc. was approved at the School Board Meeting on March 15, 2016 with a base bid plus alternate for a total of \$639,000.00.

This change order #3 to this bid is for the cost to replace non-code compliant sanitary sewer pipe that was located below the new addition and further to reroute the same in order to avoid additional delay in project completion. The additional cost is \$9,255.69 for CO#3, with a total revised contract cost including CO#1 & #2 of \$684,615.86

Recommendation:

It is recommended the School Board approve the change order as listed above; the additional cost is \$9,255.69 for CO#3, with a total revised contract cost including CO#1 & #2 of \$684,615.86.

Attachment



AIA Document G701™ – 2001

Change Order

PROJECT (Name and address): 15-074 Denfeld High School - CTE Addition 4405 West 4th Street, Duluth, MN 55807	CHANGE ORDER NUMBER: 003 DATE: September 12, 2016	OWNER: <input type="checkbox"/> ARCHITECT: <input type="checkbox"/> CONTRACTOR: <input type="checkbox"/> FIELD: <input type="checkbox"/> OTHER: <input type="checkbox"/>
TO CONTRACTOR (Name and address): Johnson Wilson Constructors, Inc. PO Box 16006 4431 West Michigan Street Duluth, MN 55816	ARCHITECT'S PROJECT NUMBER: 15-074 CONTRACT DATE: March 11, 2016 CONTRACT FOR: General Construction	

THE CONTRACT IS CHANGED AS FOLLOWS:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives)

Cost to revise below grade auto shop sanitary piping located below the CTE Addition to replace existing SD35 pipe to SD40 per MN Plumbing Code.	\$5,899.00
Additional cost to route below grade auto shop sanitary piping per the attached revised drawing RM1.1-3 in lieu of straight below the addition to minimize impact on project schedule.	\$3,356.69
Change Order #3 Total	\$9,255.69

The original Contract Sum was	\$ 639,000.00
The net change by previously authorized Change Orders	\$ 33,570.86
The Contract Sum prior to this Change Order was	\$ 672,570.86
The Contract Sum will be increased by this Change Order in the amount of	\$ 9,255.69
The new Contract Sum including this Change Order will be	\$ 681,826.55

The Contract Time will be increased by fourteen (14) days.
The date of Substantial Completion as of the date of this Change Order therefore is September 7, 2016.

NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which 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>Architectural Resources, Inc.</u> ARCHITECT (Firm name)	<u>Johnson Wilson Constructors, Inc.</u> CONTRACTOR (Firm name)	<u>Independent School District #709</u> OWNER (Firm name)
126 East Superior Street, Duluth, MN 55802 ADDRESS	PO Box 16006, 4431 West Michigan Street, Duluth, MN 55816 ADDRESS	215 North 1st Avenue East, Duluth, MN 55802 ADDRESS
 BY (Signature)	 BY (Signature)	 BY (Signature)
Ryan Erspamer, Principal/Architect (Typed name)	Dean E. Johnson, President (Typed name)	Annie Harala, School Board Chairperson (Typed name)
9-13-16 DATE	9-13-16 DATE	DATE



August 25, 2016

Ryan Erspamer
Architectural Resources, Inc.
126 East Superior Street
Duluth, MN 55802

RE: Denfeld CTE Addition – Auto Shop Sanitary Line Replacement

Dear Mr. Erspamer,

The following estimated costs are for performing the replacement of the Auto Shop sanitary sewer pipe *if it had been included in the original bid documents*. This proposal includes all associated work with removing the existing SD35 sanitary sewer pipe beneath the proposed CTE Addition and replacing it with SD40 sanitary sewer pipe, as required by code.

AW Kuettel Total	\$ 3,094
Veit Total	\$ 2,269
10% JWC OH&P	\$ 536
TOTAL COST	\$ 5,899

Please review the attached cost detail and let me know if you have any questions.

Thank you.

Sincerely,

JOHNSON WILSON CONSTRUCTORS

A handwritten signature in black ink, appearing to read 'Ben Nickila', written over a horizontal line.

Ben Nickila



August 31, 2016

REVISED

Ryan Erspamer
 Architectural Resources, Inc.
 126 East Superior Street
 Duluth, MN 55802

RE: Denfeld CTE Addition – Auto Shop Sanitary Line Replacement Actual Costs

Dear Mr. Erspamer,

The following **actual costs** are for performing the replacement of the Auto Shop sanitary sewer pipe as shown in ARI drawing RM1.1-3 dated 8/16/2016. This proposal includes all associated work with removing the existing SD35 sanitary sewer pipe beneath the proposed CTE Addition and replacing it with SD40 sanitary sewer pipe, as required by code. These costs were tracked on a daily time & materials basis per contractor.

Contractor	8/12/2016	8/17/2016	8/18/2016	8/19/2016	8/22/2016	8/23/2016	TOTALS
Johnson Wilson		\$ 268.91	\$ 154.58		\$3,143.57	\$ 610.78	\$ 4,177.84
AW Kuettel		\$6,079.51	\$2,319.24	\$2,069.76	\$1,911.25	\$ 304.26	\$ 12,684.02
Hunt		\$ 409.50		\$ 182.00	\$ 728.00	\$ 423.00	\$ 1,742.50
Veit	\$1,535.50				\$2,318.00		\$ 3,853.50
SUBTOTAL							\$ 22,457.86
1% JWC Bond							\$ 224.58
TOTAL							\$ 22,682.44
ISD 709 Value-Added Change Amount							\$ (5,899.00)
Remaining balance to be split							\$ 16,783.44
Remaining Balance Divided 5-ways							\$ 3,356.69

Please review the attached cost detail and let me know if you have any questions.

Thank you.

Sincerely,

JOHNSON WILSON CONSTRUCTORS

Ben Nickila