

State College Area School District
Office of Physical Plant
Ed Poprik, Director

To: Board of School Directors
From: Ed Poprik
RE: Change Orders, High School Project
Date: December 19, 2016

Recommend that the Board of School Directors approve the following Change Orders for the High School Project:

General Contractor CO #45, in the amount of \$2,063.46
General Contractor CO #46, in the amount of \$13,010.68
Site Contractor CO #20, in the amount of \$23,092.50
Mechanical Contractor CO #05, in the amount of \$4,243.00

Background-

GC-45: This change is for steel modifications in area G. The original structural drawings showed a support beam for the gym floor resting on a masonry wall. Modifications to the architectural drawings moved the wall; however, the structural drawings did not reflect the change. The beam had to be extended to meet the new wall location.

GC-46: This change is to add “smoke screen glass” in the main entry stair. This stair is open and extends 3 stories. In order for the fire and smoke detectors to operate properly, added glass was needed in the landing areas to prevent migration of smoke through the tower.

High School Project Change Orders, December 19, 2016

SC-20: This change is for rock encountered and removed during the months of October and November. The quantities have been verified by the district's testing agency and costs are determined by unit pricing.

MC-05: This change is the net amount to delete 2 unneeded baseboard electric heaters and add 6 electric baseboard heaters, which were not shown in the drawings.

Attached: HS Change Order Log

CHANGE ORDER LOG FOR HIGH SCHOOL: SUMMARY PAGE

	Original Contract	APPROVED					Total approved	Current Contract	PENDING	EXPOSURE
		CODING REGULATORY	DOCUMENT	OWNER	UNFORESEEN					
SUMMARY OF CHANGES										
TOTAL SP15 CHANGES	\$1,609,700	\$0	-\$5,000	-\$11,426	\$266,898	\$250,472	\$1,860,172	\$0	\$0	
TOTAL GENERAL CHANGES	\$72,180,800	\$64,602	\$65,822	-\$1,037,939	\$174,784	-\$732,731	\$71,448,069	\$15,074	\$42,900	
TOTAL SITE CHANGES	\$9,719,000	\$0	-\$7,200	-\$135,052	\$219,096	\$76,844	\$9,795,844	\$23,093	\$180,000	
TOTAL KITCHEN EQUIP. CHANGES	\$2,288,000	\$0	\$0	\$0	\$0	\$0	\$2,288,000	\$0	\$0	
TOTAL PLUMBING CHANGES	\$6,915,800	\$218,605	\$93,269	-\$216,700	-\$1,181	\$93,993	\$7,009,793	\$0	\$50,000	
TOTAL FIRE PROTECT. CHANGES	\$1,714,100	\$1,400	\$14,097	\$0	\$0	\$15,497	\$1,729,597	\$0	\$1,500	
TOTAL MECHANICAL CHANGES	\$13,363,000	\$22,575	\$40,279	\$0	\$0	\$62,854	\$13,425,854	\$4,243	\$10,000	
TOTAL ELECTRICAL CHANGES	\$14,321,500	\$115,705	\$10,315	-\$430,980	\$40,395	-\$264,565	\$14,056,935	\$0	\$240,000	
SUBTOTALS	\$122,111,900	\$422,887	\$211,582	-\$1,832,097	\$699,992	-\$497,636	\$121,614,264	\$42,410	\$524,400	

ORIGINAL CONTRACTS	\$122,111,900		
APPROVED CHANGES	-\$497,636		
CURRENT CONTRACT AMT.	\$121,614,264	Current Above Orig. Bid	-0.41%
ORIGINAL CHANGE CONTINGENCY	\$3,320,067		
APPROVED CHANGES	-\$497,636		
CONTINGENCY REMAINING	\$3,817,703		
Projected Soft costs	\$19,072,675		
Grants	\$3,935,393		
Total "Potential" Project cost to date	\$137,249,182		

General Contract

	APPROVED				PENDING	EXPOSURE	
	CODING						
GENERAL PRIME CONTRACT	REGULATORY	DOCUMENT	OWNER	UNFORESEEN			
GC-01	Metal Panel Manufacturer substitution			-\$130,000.00			
GC-02	Roof adherence and coping system			-\$100,000.00			
GC-03	new roof in lieu of restoration			-\$116,000.00			
GC-04	shop fabricated roof edge			-\$44,000.00			
GC-05	stone veneer substitution - SouthA			-\$69,550.00			
GC-06	stone veneer substitution - SouthB				failed		
GC-07	stone veneer substitution - North			-\$71,051.00			
GC-08	Brick substitution - North			-\$7,500.00			
GC-09	ceramic tile substitutions			-\$198,670.00			
GC-10	additional tile substitution			-\$28,000.00			
GC-11	flooring substitution - fitness center			-\$55,000.00			
GC-12	flooring substitution - stairs			-\$19,000.00			
GC-13	Concrete reduction in amphitheater			-\$13,000.00			
GC-14	ceiling tile substitution - commons			-\$96,000.00			
GC-15	ceiling tile substitution - hall			-\$104,000.00			
GC-16	ceiling tile substitution - media center				failed		
GC-17	Response to Add. 9, code comments	\$61,439.28					
GC-18	unsuitable soils- unit cost			\$0.00			
GC-19	Elevator Door Fire Rating	\$3,163.15					
GC-20	RFI 069 South IT Room wall finish				\$1,268.02		
GC-21	unsuitable soils - part 1				\$96,725.51		
GC-22	unsuitable soils - part 2				\$17,693.83		
GC-23	North Building Phasing			\$13,831.60			
GC-24	unsuitable soils part 3				\$5,894.76		
GC-25	rfi 133 - additional floor diffusers		\$527.55				
GC-26	auditorium hat channel				\$1,632.60		
GC-27	unsuitable soils - part 4				\$8,790.08		
GC-28	COR 14 added roof beams (rfi 168)		\$1,149.00				
GC-29	RFI 110 - stair stringers - A2		\$16,149.31				
GC-30	RFI 110 - stair stringers - B2		\$10,082.00				
GC-31	RFI 110 - stair stringers - C2		\$10,082.00				
GC-32	added steel for expansion COR15		\$8,000.00				
GC-33	CR10 - code changes part 1		\$6,356.14				
GC-34	CR11 - code changes part 2		-\$1,453.18				
GC-35	unsuitable soils - aug/sept				\$19,641.25		
GC-36	North data center wall modifications		-\$2,104.36				
GC-37	rfi-156 chase wall in lab A127		\$793.96				
GC-38	soil bearing issue - at building G				\$19,363.00		
GC-39	October unsuitable soils				\$3,775.09		
GC-40	rfi 175; C011 modification (backflow)		\$5,447.55				
GC-41	rfi 72; heat pump closet door width		\$1,892.17				
GC-42	rfi 103; masonry modifications		\$2,050.50				
GC-43	rfi-216/218; floor support beams		\$3,498.97				
GC-44	CR-14		\$3,350.20				
GC-45	rfi-233; beam support at G1				\$2,063.46		
GC-46	rfi 109; draft curtain (stair)				\$13,010.68		
	CR13-laminated glass					\$3,000.00	
	unsuitable soils - remaining phase1-2					\$15,000.00	
	mep chase floors					\$7,000.00	
	steel and CMU modifications at stair					\$4,000.00	
	rfi-174 CMU walls at F1 (6" to 8")					\$1,000.00	
	rfi-196; Café chase wall					\$1,000.00	
	north data center mesh handrail					-\$500.00	
	rfi-197; G256 chase wall					\$800.00	
	rfi 195; tunnel hatch/access					\$2,500.00	
	rfi 201; hi density storage ceiling					\$1,000.00	
	rfi 206; change in door hardware 306					\$600.00	
	rfi 205; area E1/A lintel					\$6,000.00	
	rfi 219; area G1 boiler lintel modification					\$1,500.00	
	credit to delete painting in heat pumps						
	aquaponics greenhouse water proofing						
	SUBTOTALS	\$64,602.43	\$65,821.81	-\$1,037,939.40	\$174,784.14	\$15,074.14	\$42,900.00

APPROVED CHANGES - \$732,731.02
 ORIGINAL CONTRACT **\$72,180,800.00**
 CURRENT CONTRACT AMT. **\$71,448,068.98**

PENDING CHANGES \$15,074.14
 "POTENTIAL" TOTAL **\$71,463,143.12** GENERAL PRIME

Kitchen Equipment Contract

		APPROVED				PENDING	EXPOSURE
		CODING					
		REGULATORY	DOCUMENT	OWNER	UNFORESEEN		
KITCHEN EQUIPMENT PRIME CONTRACT							
KC-01							
	SUBTOTALS						

APPROVED CHANGES	\$0.00	
ORIGINAL CONTRACT	<u>\$2,288,000.00</u>	
CURRENT CONTRACT AMT.	\$2,288,000.00	
PENDING CHANGES	\$0.00	
"POTENTIAL" TOTAL	\$2,288,000.00	KITCHEN EQUIP. PRIME

Plumbing Contract

		APPROVED				PENDING	EXPOSURE
		CODING					
		REGULATORY	DOCUMENT	OWNER	UNFORESEEN		
PLUMBING PRIME CONTRACT							
PC-01	VE-delete rainwater harvesting				-\$152,300.00		
PC-02	change in drain piping				-\$64,400.00		
PC-03	Addendum 9 code changes	\$218,605.00					
PC-04	Delete courtyard manhole					-\$1,181.00	
PC-05	CR11 - code changes part 2		\$65,500.00				
PC-06	CR13 - lab piping		\$8,570.00				
PC-07	data center generator tie-in		\$19,199.00				
	CR10 - code changes part 1						\$19,500.00
	RFI 082 - vent line demo at North						\$1,000.00
	existing sanitary conflict						\$3,000.00
	generator gas delivery issue						\$20,000.00
	rfi 175; C011 modification (backflow)						\$1,000.00
	rfi 134; Area DVU layout mods						\$2,000.00
	CR 14; plumbing fixture changes						\$2,000.00
	rfi 253; headwall layout adjustment						\$1,500.00
	SUBTOTALS	\$218,605.00	\$93,269.00	-\$216,700.00	-\$1,181.00	\$0.00	\$50,000.00

APPROVED CHANGES \$93,993.00

ORIGINAL CONTRACT \$6,915,800.00

CURRENT CONTRACT AMT. \$7,009,793.00

PENDING CHANGES \$0.00

"POTENTIAL" TOTAL **\$7,009,793.00** PLUMBING PRIME

Fire Protection Contract

		APPROVED				PENDING	EXPOSURE
		CODING					
		REGULATORY	DOCUMENT	OWNER	UNFORESEEN		
FIRE PROTECTION PRIME CONTRACT							
FP-01	CR-10	\$1,400.00					
FP-02	RFI-119 - data center expansion		\$14,097.00				
FP-03	RFI-90 - Unit F changes		\$8,057.00				
FP-04	missing heads at loading dock		\$4,585.00				
	rfi-223; hose cabinet locations						\$1,500.00
	SUBTOTALS	\$1,400.00	\$14,097.00			\$0.00	\$1,500.00

APPROVED CHANGES \$15,497.00

ORIGINAL CONTRACT \$1,714,100.00

CURRENT CONTRACT AMT. \$1,729,597.00

PENDING CHANGES \$0.00

"POTENTIAL" TOTAL **\$1,729,597.00** FIRE PROTECTION PRIME

Mechanical Contract

		APPROVED				PENDING	EXPOSURE
		CODING					
		REGULATORY	DOCUMENT	OWNER	UNFORESEEN		
MECHANICAL PRIME CONTRACT							
MC-01	Addendum 9 - code changes	\$22,575.00					
MC-02	RFI 016 - new DW fan		\$1,664.00				
MC-03	RFI 030 - Lab Exhaust controls		\$33,314.00				
MC-04	rfi-37 - duct run out sizes		\$5,301.00				
MC-05	RFI 8, 12, 13 - Elec Baseboards					\$4,243.00	
	CR11 - code changes part 2						\$500.00
	rfi-108 North make up unit piping						\$4,000.00
	rfi-134 direct fired shop units alignment						\$3,000.00
	rfi-157 South auditorium return duct						\$1,500.00
	rfi 201; hi density storage						\$1,000.00
	CR 14						?
	SUBTOTALS	\$22,575.00	\$40,279.00		\$0.00	\$4,243.00	\$10,000.00

APPROVED CHANGES \$62,854.00

ORIGINAL CONTRACT \$13,363,000.00

CURRENT CONTRACT AMT. **\$13,425,854.00**

PENDING CHANGES \$4,243.00

"POTENTIAL" TOTAL **\$13,430,097.00** MECHANICAL PRIME

