

Facility and Support Services

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July 17, 2015

To: Dee Bruemmer
Scott County Administrator

From: Tammy Speidel, Director
Facility and Support Services

Subj: Courthouse Phase 1 and 2 – Approval of Change Order #4

Attached is a summary of change orders for the Courthouse project. While I am seeking approval for Change Order #4, I have included information in the summary for Change Orders #1-3. Those three change orders were each under \$10,000.00.

You may recall that this project had a budgeted 5% contingency setting the contingency budget at \$96,400.00.

I wanted to update you about the particulars concerning Change Order #4 and explain some of the items in that amount. As you can see, that change is made up of 8 items. Of those, 2 items (PR#14 and PR#25) account for the majority of this change order.

PR #14 is the revision of the north walls and openings from the new magistrate courtroom into the entrance pavilion. This change is necessary because of a situation that was uncovered during construction. In that area the structure that was visible during design included fireproofing that was thought to be non-asbestos. When the plaster ceilings were demolished it was found that the beams in that area had a mix of non-fire proofed structure and non-encased fire proofing. Further testing indicated that the fire proofing material contained asbestos.

This unforeseen condition left us with two options: 1) install additional fire proofing to exposed structure & encase the existing asbestos fire proofing, leaving the entire building under its current occupancy classification, or 2) abate the asbestos & change the entire building occupancy classification to one that does not require fire proofed structure. Option #2 proved to be the most cost effective, which this cost reflects (includes rated walls, doors, dampers, etc.), but it requires any room with an occupancy greater than 50 people to be classified as "Assembly" & include a 2-hour rating. The Magistrate Courtroom exceeds this occupancy limit.

PR #25, while included on this change order should not entirely be considered part of this project and I plan to utilize \$20,000.00 from the general Courthouse capital fund towards this item. We have had an ongoing issue over the last several years with a leak above the Information Technology Programmer work space. Each time FSS staff worked to determine what the issue was and try to correct it. Quite simply, while we were able to temporarily fix

the problem each time, we were never able to truly fix the issue since the plumbing was buried in the walls and ceiling. Since there was minor plumbing work scheduled in the area we asked Hometown Plumbing to work on rerouting that plumbing so it would no longer be overhead of the programmer's desks. This also will be helpful in the Courthouse Phase 3 & 4 project as the IT server room and racks will be located just to the north of this area, and it is best practice to avoid having plumbing in a data room due to the potential of leaks and the risk in losing equipment. When Hometown uncovered the plumbing pipes it was determined that they were installed incorrectly back in the 1950's when the building was built, lacking the correct amount of slope. This issue resulted in sewage sitting in the pipes over an extended period of time which caused the pipes to literally rot. Working with Wold we quickly determined that the pipes had to be replaced and needed to be brought up to code. As Hometown was on site already working in the area, and due to the fact that IT staff were displaced from their work areas, Hometown was given the approval to go ahead and perform the work.

The remaining items in Change Order #4 are either credits or small dollar items that were the result of conditions uncovered during construction.

The work in this change order had been verbally approved back in April and May 2015, however as the architectural team reviewed them we asked for clarification on costs for one of the items which resulted in a delay in getting the hardcopy of Change Order #4.

I will be available at the next Committee of the Whole meeting to answer any questions you or the Board may have.

CHANGE ORDER	DATE	AMOUNT
#1	12/01/14	\$3,937.01
#2	02/16/15	\$8,018.19
#3	04/23/15	\$9,597.46
#4	07/09/15*	\$72,523.32

*Pending Board Approval

The total contingency expenditure for the for change orders is \$74,075.98 or 76% of the contingency budget.

CC: FSS Management Team

Scott County
 First Floor Courthouse Renovations Phase II
 Change Order Summary

Wold Architects and Engineers
 July 16, 2015

Item No.	Contractor Document	Description	Wold A&E		Contractor		Wold A&E Response		Contractor Resubmittal		Owner Approval		Change Order Type			
			Issue Date	Cost Estimate	Date Received	Cost Submitted	Date Replied	Action	Date Received	Cost Submitted	Action	Final Cost	C.O. Number	Unforeseen Conditions	Owner Requested	Value Added/Value Frg.
	PR#1, 1.1	Additional plumbing demolition	10/3/14	-	11/2/14	\$ 2,893.33	11/14/14	Approved	-	-	-	\$ 2,893.33	1	\$ 2,893.33	\$ -	\$ -
	PR#2, 2.1	Additional HVAC demolition	10/3/14	-	10/21/14	\$ (20,086.75)	11/5/14	Approved	-	-	-	\$ (20,086.75)	1	\$ -	\$ -	\$ (20,086.75)
	PR#2, 2.2	Removal of items from Trane's contract	10/3/14	-	10/21/14	Incd. Above	11/5/14	Approved	-	-	-	Incd. Above	1	\$ -	\$ -	\$ -
	PR#3, 3.1	Removal of electrical panel from existing mesh room	10/6/14	-	10/27/14	\$ 2,549.46	11/5/14	Revised	-	-	-	\$ 2,226.58	1	\$ 2,226.58	\$ -	\$ -
	PR#4, 4.1	Revision of chilled water pipe sizes and associated electrical requirements for chiller revisions	10/8/14	-	10/27/14	\$ 7,879.58	11/5/14	Revised	-	-	-	\$ 7,194.40	1	\$ -	\$ -	\$ 7,149.40
	PR#6, 6.1	Additional steel support posts at Clerks front counter	10/29/14	-	11/7/14	\$ 233.20	11/24/14	Approved	-	-	-	\$ 233.20	1	\$ -	\$ -	\$ 233.20
	PR#7, 7.1	Encapsulate asbestos w/ gyp enclosures	10/23/14	-	11/7/14	\$ 54,788.00	11/24/14	Rejected	-	-	-	\$ -	-	\$ -	\$ -	\$ -
	CC#1	Encapsulate asbestos w/ spray on product	-	-	11/7/14	\$ 17,673.00	11/24/14	Rejected	-	-	-	\$ -	-	\$ -	\$ -	\$ -
	PR#8, 8.1	Revise opening A102B and ductwork at this location	10/23/14	-	-	-	-	PR #8 replaced with PR #12	-	-	-	\$ -	-	\$ -	\$ -	\$ -
	PR#10, 10.1	Revise wall type at Rooms A112 and A111	10/24/14	-	11/3/14	\$ 26,616.00	11/17/14	Rejected	-	-	-	\$ 8,400.00	1	\$ 8,400.00	\$ -	\$ -
	PR#10, 10.2	Add furring at Room A105	10/24/14	-	11/3/14	Incd. Above	11/17/14	Rejected	-	-	-	Incd. Above	1	\$ -	\$ -	\$ -
	PR#10, 10.3	Add 2-hour rated beam enclosure at elevator shaft	10/24/14	-	11/3/14	Incd. Above	-	Rejected	-	-	-	Incd. Above	1	\$ -	\$ -	\$ -
	PR#10, 10.4	Add furring at Room A156	10/24/14	-	11/3/14	Incd. Above	-	Rejected	-	-	-	Incd. Above	1	\$ -	\$ -	\$ -
	PR#10, 10.5	Add furring at Room A153	10/24/14	-	11/3/14	Incd. Above	-	Rejected	-	-	-	\$ -	-	\$ -	\$ -	\$ -
	PR#10, 10.6	Reverse floor plan key note #19 (infill at removed mailboxes)	10/24/14	-	11/3/14	Incd. Above	-	Rejected	-	-	-	Incd. Above	1	\$ -	\$ -	\$ -
	PR#11, 11.1	Provide 120V outlet for high density lighting	11/3/14	-	11/17/14	\$ -	11/24/14	Approved	-	-	-	\$ -	1	\$ -	\$ -	\$ -
	PR#13, 13.1	Extension of condensing loads to electrical panel B1	11/7/14	-	11/7/14	\$ 2,569.95	Verbal 11/17/14	Rejected	-	-	-	\$ 3,080.25	-	\$ -	\$ -	\$ 3,080.25
	PR#13, 13.2	Expand electrical panel B1 for additional breaker space	11/7/14	-	11/7/14	Incd. Above	-	Rejected	-	-	-	\$ -	-	\$ -	\$ -	\$ -
		CHANGE ORDER #1 TOTAL										\$ 3,937.01				

Item No.	Contractor	Document	Description	Wold A&E		Contractor		Wold A&E Response		Contractor Resubmittal		Owner Approval		Unforeseen Conditions	Change Order Type	Value Added/Value Est.
				Issue Date	Cost Estimate	Date Received	Cost Submitted	Date Replied	Action	Date Received	Cost Submitted	Action	Final Cost			
PR#5, 5.1			Revised chilled water piping sizes	10/23/14	-	12/11/14	\$ 3,164.18	1/27/15	Rejected	2/10/15	\$ -	Approved	\$ -			\$ -
PR#5, 5.2			Revised control damper locations	10/23/14	-	12/11/14	Incl. Above	1/27/15	Rejected	2/10/15	\$ -	Approved	\$ -			\$ -
PR#9, 9.1			Revise structural beams at room A155	10/24/14	-	1/26/15	\$ 1,703.10	1/27/15	Approved	-	-	-	\$ 1,703.10			\$ -
PR#12, 12.1			Revise soffit at exterior canopy	11/7/14	-	11/17/14	\$ 5,367.60	11/18/14	Rejected	1/16/15	\$ 5,234.78	Approved	\$ 5,234.78			\$ 5,234.78
PR#12, 12.2			Revisior relief duct sizing and exhaust grille	11/7/14	-	-	Incl. Above	1/16/15	-	1/16/15	Incl. Above	Approved	\$ -			\$ -
PR#12, 12.3			Additional of smoke detector at damper	11/7/14	-	-	Incl. Above	-	-	1/16/15	Incl. Above	Approved	\$ -			\$ -
PR#12, 12.4			Revision of head condition at opening A102B	11/7/14	-	-	Incl. Above	-	-	1/16/15	Incl. Above	Approved	\$ -			\$ -
PR#15, 15.1			Relocate new door to existing opening	12/3/14	-	-	\$ -	-	Approved	-	-	Approved	\$ -			\$ -
PR#15, 15.3			Remove sawcutting keynote #2 from new door opening	12/3/14	-	-	\$ -	-	Approved	-	-	Approved	\$ -			\$ -
PR#16, 16.1			Option #1 to finish corners at corridor acrovrn	12/4/14	-	1/27/15	\$ 729.75	-	Approved	-	-	-	\$ 729.75			\$ 729.75
PR#16, 16.2			Option #2 to finish corners at corridor acrovrn	12/4/14	-	1/27/15	Incl. Above	-	Rejected	-	-	-	\$ -			\$ -
PR#16, 16.3			Option #3 to finish corners at corridor acrovrn	12/4/14	-	1/27/15	Incl. Above	-	Rejected	-	-	-	\$ -			\$ -
PR#19, 19.1			Additional tie rated plywood at room A155	1/30/15	-	2/5/15	\$ 350.46	-	Approved	-	-	-	\$ 350.46			\$ -
CHANGE ORDER #2 TOTAL																
PR#17, 17.1			Revise electrical panel connection to CRAC-1	1/6/15	-	-	\$ -	-	Approved	-	-	-	\$ -			\$ -
PR#18, 18.1			Provide power connections to security doors	1/30/15	-	2/10/15	\$ 7,212.11	-	Approved	-	-	-	\$ 7,212.11			\$ 7,212.11
PR#18, 18.2			Provide smoke detectors at elevator recall	1/30/15	-	2/10/15	Incl. Above	-	Approved	-	-	-	\$ -			\$ -
CC#2			Supply and install 6" gate valve at existing steam piping	-	-	2/10/15	\$ 1,302.80	-	Approved	-	-	-	\$ 1,302.80			\$ 1,302.80
PR#21, 21.1			Provide Smoke detector at IDF Room	3/10/15	-	3/24/15	\$ 362.25	-	Approved	-	-	-	\$ 362.25			\$ -
CC#3			Patching at holes/cracks in existing marble panels	-	-	3/24/15	\$ 630.00	-	Approved	-	-	-	\$ 630.00			\$ -
CC#4			Provide framing at added door in corridor A116	-	-	4/20/15	\$ 90.30	-	Approved	-	-	-	\$ 90.30			\$ -
CHANGE ORDER #3 TOTAL															\$ 9,597.46	

Scott County
 First Floor Courthouse Renovations Phase III
 Change Order Summary

Wold Architects and Engineers
 July 16, 2015

Item No.	Description	Issue Date	Wold A&E Cost Estimate	Date Received	Contractor Cost Submitted	Wold A&E Response Date	Action	Contractor Resubmittal Date	Contractor Resubmittal Cost Submitted	Action	Owner Approval Final Cost	C.O. Number	Unforeseen Conditions	Change Order Type Requested	Value Added/ Value End	
PR#14, 14.1	Revise perimeter walls at Magistrate to provide 2-hour rating	11/7/14	-	12/2/14	\$ 22,811.00	12/29/14	Approved NTE	-	-	-	\$ 22,153.67	4	\$ 22,153.67	-	\$ -	
PR#14, 14.2	Revise openings A145, A146A, A146B, A146C	11/7/14	-	12/2/14	\$ 8,097.33	-	Approved	-	-	-	\$ 8,097.33	4	\$ 8,097.33	-	\$ -	
PR#14, 14.3	Additional smoke dampers at Magistrate area	11/7/14	-	12/2/14	Incl. Above	-	Approved	-	-	-	-	4	-	-	\$ -	
PR#20, 20.1	Provide power outlet at accessible microwave cabinet	2/17/15	-	3/24/15	\$ -	-	Rejected - Call to Lisa about work	4/28/15	\$ 273.00	Approved	\$ 273.00	4	-	-	\$ 273.00	
PR#23, 23.1	Extend wing walls in toilets to cover removed glazed tile	3/28/15	-	5/11/15	\$ -	-	Approved	-	-	-	-	4	-	-	\$ -	
PR#24, 24.1	Revise framing to cover existing piping to remain at A146	4/9/15	-	6/30/15	\$ 642.05	-	Approved	-	-	-	\$ 642.05	4	\$ 642.05	-	\$ -	
PR#24, 24.2	Revise framing to cover existing piping to remain at A152 and A153	4/9/15	-	6/30/15	Incl. Above	-	Approved	-	-	-	-	4	-	-	\$ -	
PR#24, 24.3	Add access panel to provide access to existing electrical panels to remain	4/9/15	-	6/30/15	\$ 283.00	-	Approved	-	-	-	\$ 283.00	4	\$ 283.00	-	\$ -	
PR#24, 24.4	Remove work to remove/relocate electrical panel in A153	4/9/15	-	6/30/15	\$ (3,348.16)	-	Approved	-	-	-	\$ (3,348.16)	4	\$ (3,348.16)	-	\$ -	
PR#25, 25.1	Additional soffits and ACT to accommodate new plumbing routing	4/10/15	-	4/21/15	\$ 4,000.00	-	Verbal NTE - Need Back Up	6/30/15	\$ 3,013.50	Approved	\$ 3,013.50	4	\$ 3,013.50	-	\$ -	
PR#25, 25.2	Modifications to existing piping due to existing conditions	4/10/15	-	4/14/15	\$ 39,000.00	-	Approved as T&M Work	7/6/15	\$ 41,645.77	Approved	\$ 41,645.77	4	\$ 41,645.77	-	\$ -	
PR#26, 26.1	Addition of supply and return air at holding cells	5/1/15	-	5/19/15	\$ 815.71	-	Approved	-	-	-	\$ 815.71	4	-	-	\$ 815.71	
PR#27, 27.1	Remove work associated with opening A141 (worked moved to phases 3&4)	5/13/15	-	5/19/15	\$ (1,935.00)	-	Rejected	5/19/15	\$ (2,860.00)	Approved	\$ (2,860.00)	4	-	-	\$ (2,860.00)	
PR#27, 27.2	Remove work associated with patching south wall and WMC (worked moved to phases 3&4)	5/13/15	-	5/19/15	Incl. Above	-	Rejected	-	Incl. Above	Approved	-	4	-	-	\$ -	
PR#27, 27.3	Revise ceiling/fixture layout at west hallway	5/13/15	-	5/19/15	Incl. Above	-	Rejected	-	Incl. Above	Approved	-	4	-	-	\$ -	
PR#27, 27.4	Relocate security camera at west hallway	5/13/15	-	5/19/15	Incl. Above	-	Rejected	-	Incl. Above	Approved	-	4	-	-	\$ -	
PR#28, 28.1	Revise wall locations at Magistrate ramp	5/14/15	-	12/2/14	Submit w/ PR #14 T&M	7/6/15	Approved	-	-	-	\$ 807.45	4	\$ 807.45	-	\$ -	
PR#29, 29.1	Revise HC water closet and grab bars to accommodate plumbing conditions	5/21/15	-	6/15/15	\$ -	-	Approved	-	-	-	-	4	-	-	\$ -	
CHANGE ORDER #4 TOTAL											\$ 71,523.32					

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS ON

DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

July 30, 2015

A RESOLUTION APPROVING COURTHOUSE PHASE ONE AND TWO CHANGE
ORDER #4 IN THE AMOUNT OF \$71,523.32.

BE IT RESOLVED BY the Scott County Board of Supervisors as follows:

- Section 1. Change Order #4 in the amount of \$71,532.32 is hereby approved.
- Section 2. That the Director of Facility & Support Services is authorized to sign the Change Order.
- Section 3. This resolution shall take effect immediately.