

COUNCIL WORKSHOP ITEM

ITEM:	VILLAGE OF DOWNERS GROVE PARKING FACILITY PROJECT #14-00		
DATE:	July 19, 2004		
PREPARED BY:	David H. Barber, P.E. - Director of Public Works Michael D. Millette, P.E. – Assistant Director of Public Works, Eng. Brian Parks, Senior Staff Engineer - Public Works		
PURPOSE:	To authorize execution of contract Change Order #15 for the Village of Downers Grove Parking Facility, Project #14-00		
BASE BID AMOUNT:	\$11,486,390.00	ACCOUNT:	107.541.0000.5805
BUDGET AMOUNT:	\$12,250,000.00		

DISCUSSION:

As part of the ongoing Parking Deck construction, the attached Change Order is submitted for approval based on extra work and changes in the contract documents. The Change Order falls into two general categories. Item correction errors and items related to changed conditions. These categories come from three sources: those initiated by the Architect, those initiated by the Owner, and those initiated by the Contractor. Each item is categorized by type and initiating entity.

Change Order #15 is as follows:
Items A, B & C:

- A. Replace section of retaining wall for outlet pipe to detention basin (Corr, Con)-----\$1,250.00
- B. Additional intermediate stiffeners to the security screens (Corr, Arch)-----\$10,810.00
- C. Premium time for Saturday work during installation of storm sewers (Coor, Own)--\$4,868.00

Total #15 Change Order Request-----\$16,928.00

ATTACHMENTS:

Memo of Comments on Draft Change Order No. 015
Change Order No. 015

RECOMMENDATION:

Funding for this project was planned for in the TIF and accounted for in Fund 107.541.0000.5805



Change Order No. 015 - Revised

Date: 30 July 2004

Subject: Replacement of Ten Feet of RW10, Intermediate Stiffeners for Security Screens,
Premium time for Saturday Work Installing Storm Sewers

Reference: COR No.'s 050, 051, 048

CCD No.'s 051, 061

The following is hereby agreed upon as a change in the Agreement between the Village of Downers Grove and Turner Construction Company for construction of the Village of Downers Grove Parking Facility, as provided for in Article 7.2 of the General Conditions of the Contract:

Description of Change in the Work:

- A. Replace the ten-foot section of retaining wall RW10 as shown in the sketch issued with Construction Change Directive 051. This work shall be paid for by the unit price for "Concrete: reinforcing, forming and placement in footings and/or foundation walls."
- B. Add intermediate stiffener plates to certain security screens as shown on the sketches from Desman Associates, issued with Construction Change Directive 061.
- C. Accelerate installation of site utilities on the west side by working six Saturdays in March and April 2004.

Reason for Change in the Work:

- A. Ten feet of RW10 was removed by Dawn Companies, as directed by the Village, to facilitate the installation of the 36" detention basin discharge pipe between 1- and 2-lines. This was done with approval of the Engineer of Record. The removal shortened the time Dawn Companies required virtually exclusive use of the west side of the site, thus expediting the entire project.
- B. The indicated security screens are too tall for the vertical members to be adequately stiff without intermediate stiffener plates.
- C. Village agreed to pay for acceleration of this portion of the work because it was interrupted by removal of fuel-impacted soil.

Construction Schedule Adjustment:

Calendar days added or subtracted (+ or -): **0**

Revised date of substantial completion: _____

Construction Cost Adjustment:

Cost or credit amount (+ or -):	A. \$1,250.00
	B. \$10,810.00
	C. <u>\$4,868.00</u>
Net cost adjustment:	\$16,928.00
Revised amount * of Contract Sum:	\$12,117,646.00

* May not include adjustments for all other pending or recently signed Change Orders.

Village of Downer's Grove Representative	Position	Date
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Turner Construction Company Representative	Position	Date
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Memo

Date: 30 July 2004

To: Michael Millette, Assistant Director of Public Works - Engineering

From: Sara L. Davis, Alfred Benesch & Company, Owner's Representative

Subject: Village of Downers Grove Parking Facility, Project No. 14-00
Comments on Draft Change Order No. 015-Revised

Revised Draft Change Order No. 015 includes three items, A, B and C, that have been reviewed by the Architect, Village staff and the Owner's Representative, as described below.

Item A provides for replacement of the section of retaining wall that was removed to facilitate installation of the outlet pipe for the detention basin. That installation could have been done most easily, without removing any of RW10, if it had not been postponed due to removal of fuel-impacted soil. As written, it constitutes approval of Turner's revised COR No. 050, based on CCD 051. Jeff Henriksen of Desman has reviewed Turner's COR 050 and responded that the cost is reasonable. It is all based on unit cost. See attached e-mail. Mark-ups have been checked by Benesch and are per Contract Specifications.

Item B adds intermediate stiffeners to the security screens. Desman determined that they ought to be added when reviewing the shop drawings, due to the unsupported length of the vertical bars. Without the added stiffeners the bars would be excessively flexible and subject to bending damage. As written, it constitutes approval of Turner's COR No. 051, based on CCD 061. Jeff Henriksen of Desman has reviewed Turner's COR 051 and responded that the cost is reasonable. See attached e-mail. Mark-ups have been checked by Benesch and are per Contract Specifications.

Item C pertains to premium costs of overtime work installing storm sewers that was done to make up for time lost on that operation due to contaminated soil removal. The Village agreed to the overtime work at the time it was done. Turner's COR 048 requested \$5,222. Village staff review found it included \$354 of inappropriate mark-ups. At your direction, and after discussions with John Doherty, (see attached e-mails) the change order has been drafted for \$4,868.

The above items are recommended for approval.

Attachments

Cc: File

Turner

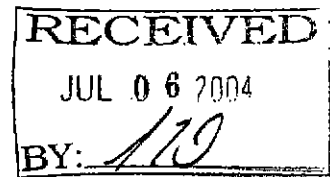
A.

Turner Construction Company
945 Curtiss Street
Downers Grove, Illinois 60515
phone: 630.663.0431
fax: 630.663.0415

Monday, July 05, 2004

Ms. Sara Davis
Alfred Benesch & Company
5202 Washington Ave. Suite No. 9
Downers Grove, IL 60515

RE: Downers Grove Parking Deck
945 Curtiss St. Downers Grove. IL 60515
Project #: 9252
Change Order Request Number 050



Dear Ms. Davis,

We have finalized the required quotations for PCO number 076 for the following extra work CCD No. 051: **Replace 10 lf of RW10**. We have reviewed the scopes of work and have verified that they are in compliance with our contract agreement. The following is a detailed itemization of all extra costs:

Item	Description	Amount Proposed	Contractor
001	CCD No. 051: Replace 10' of RW10	\$1,160.00	CONSTR
002	CCIP Workmen Comp - 3.35%	\$39.00	TURCON
003	CCIP Liability - 1.55%	\$18.00	TURCON
004	SubGuard - Bond - 1.0%	\$12.00	TURCON
005	Turner Bond - 0.75%	\$9.00	TURCON
006	CCIP & Bond Markup - 15%	\$12.00	TURCON

Total Amount **\$1,250.00**


See the attached for a detailed breakdown of the costs included in this Change Order Request.

Downers Grove Parking Deck
COR No. 050 / CCD No. 051 / PCO No. 076

July 5, 2004
Page 2 of 2

Please return one (1) copy of this letter indicating your approval of this Turner Change Order which increases our Contract by One thousand two hundred fifty and 00/100 (\$1,250.00). This approval will also authorize us to issue Subcontract Change Orders as listed on attachment.

Sincerely,



Mel Cramm
Project Manager

Approved By: _____ Date: _____
Sara Davis
Project Manager

cc: File

Turner

Turner Construction Company
945 Curtiss Street
Downers Grove, Illinois 60515
phone: 630.663.0431
fax: 630.663.0415

Tuesday, July 06, 2004

Ms. Sara Davis
Alfred Benesch & Company
5202 Washington Ave. Suite No. 9
Downers Grove, IL 60515

RE: Downers Grove Parking Deck
945 Curtiss St. Downers Grove, IL 60515
Project #: 9252
Change Order Request Number 051

Dear Ms. Davis,

We have finalized the required quotations for PCO number 090 for the following extra work **CCD No. 061: Add intermediate stiffeners to security screens.** We have reviewed the scopes of work and have verified that they are in compliance with our contract agreement. The following is a detailed itemization of all extra costs:

Item	Description	Amount Proposed	Contractor
001	CCD No. 061	\$9,046.00	PIEIRO
002	CCD No. 061	\$550.00	KRCHRI
003	Turner Overhead & Profit - 5.0%	\$480.00	TURCON
004	CCIP Workmen Comp - 3.35%	\$321.00	TURCON
005	CCIP Liability - 1.55%	\$149.00	TURCON
006	SubGuard - Bond - 1.0%	\$96.00	TURCON
007	Turner Bond - 0.75%	\$72.00	TURCON
008	CCIP & Bond Markup - 15%	\$96.00	TURCON

Total Amount \$10,810.00

See the attached for a detailed breakdown of the costs included in this Change Order Request.

RECEIVED
JUL 08 2004
BY: *AD*

Please return one (1) copy of this letter indicating your approval of this Turner Change Order which increases our Contract by Ten thousand eight hundred ten and 00/100 (\$10,810.00). This approval will also authorize us to issue Subcontract Change Orders as listed on attachment.

Sincerely,



Mel Cramm
Project Manager

Approved By: _____ Date: _____
Sara Davis
Project Manager

cc: File: PCO No. 090

Turner

Turner Construction Company
945 Curtiss Street
Downers Grove, Illinois 60515
phone: 630.663.0431
fax: 630.663.0415

Saturday, May 29, 2004

Ms. Sara Davis
Alfred Bensch & Company
5202 Washington Ave. Suite No. 9
Downers Grove, IL 60515

RE: Downers Grove Parking Deck
945 Curtiss St. Downers Grove, IL 60515
Project #: 9252
Change Order Request Number 048

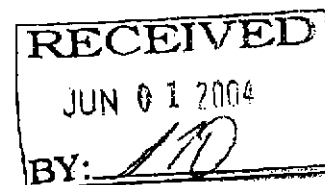
Dear Ms. Davis,

We have finalized the required quotations for PCO number 089 for the following extra work **Premium time for Saturday work during installation of the storm lines.** We have reviewed the scopes of work and have verified that they are in compliance with our contract agreement. The following is a detailed itemization of all extra costs:

Item	Description	Amount Proposed	Contractor
✓ 001	Premium time cost for Saturday work	\$4,636.00	DAWCOM
✓ 002	Turner Overhead & Profit - 5.0%	\$232.00	TURCON
003	CCIP Workmen Comp - 3.35%	\$155.00	TURCON
004	CCIP Liability - 1.55%	\$72.00	TURCON
005	SubGuard - Bond - 1.0%	\$46.00	TURCON
006	Turner Bond - 0.75%	\$35.00	TURCON
007	CCIP & Bond Markup - 15%	\$46.00	TURCON

Total Amount ~~\$5,222.00~~ ^{PAY} \$4,868.⁰⁰

See the attached for a detailed breakdown of the costs included in this Change Order Request.



Downers Grove Parking Deck
Project No. 9252
PCO No. 089 / COR 048

May 29, 2004
Page 2 of 2

Please return one (1) copy of this letter indicating your approval of this Turner Change Order which increases our Contract by Five thousand two hundred twenty two and 00/100 (\$5,222.00). This approval will also authorize us to issue Subcontract Change Orders as listed on attachment.

Sincerely,



Mel Cramm
Project Manager

Approved By: _____ Date: _____
Sara Davis
Project Manager

cc: File