

FACPAC Contract Change Order Supplemental Information Form**(Ref# 52127)**

Form Status: Saved

Project: Ignite Institute
 BG Number: 17-279 (Imported Project)
 Status: Active

District: Boone County (035)
 Phase: No Data

Contract: Monarch Construction Company, 0002, Renovations to existing building to create new Ignite Institute
 Type: General Contractor
 Proposed

Change Order Number Six (6)
 Time Extension Required No
 Date Of Change Order 9/30/2019
 Change Order Amount To Date Increase

Construction Contingency

Calculations below are project wide. Remaining negative Construction Contingency may require the submission of a revised BG1.

Current Approved Amount	\$2,341,557.00
Net Approved COs	\$2,270,804.00
Remaining After Approved COs	\$70,753.00
Net All COs	\$2,473,607.00
Remaining After All COs	\$-132,050.00

This Requested Change Order Amount +/- \$202,803.00
 Change In A/E Fee This Change Order +/-
 Change In CM Fee This Change Order +/-
 Remaining Construction Contingency Balance (\$132,050.00)
 Contract Change Requested By Architect/Engineer; Code Enforcement Official; General Contractor; Local Board of Education
 Contract Change Reason Code Code Compliance; Expansion of Scope; Found Condition; Improved Plans/Specs; Reduction of Scope; allowance adjustment

Change Order Description And Justification

Proposal #25R -- Add a drywall enclosure around a steel truss that stuck through the serpentine wall. ADD \$3,515

Proposal #55R -- Fire alarm devices designed for the above ceiling areas were determined to be redundant to duct smoke detectors. Design was modified and credit can be offered back to the District. DEDUCT \$11,487

Proposal #56R3 -- Second floor upgrades including a new break room with sink; new paint in offices, new carpet, etc. ADD \$42,679

Proposal #57R -- Additional concrete sidewalk pavement at two exterior doors -- concrete had to be replaced due to some areas having a hump to them and preventing door operation. ADD \$16,812

Proposal #60 -- Restore (5) existing exterior hollow metal frames -- rusted door frames were cut off and new pieces welded back and restored. ADD \$4,889

Proposal #65 -- Provide soffit to close off underside of stair and allow for installation of sprinkler heads. ADD \$5,840

Proposal #66R -- External recirculating pumps at loading dock area required additional electrical circuits. ADD \$1,561

Proposal #67 -- Adjust sectional door soffit in Art Room to allow motor to be installed. The drywall soffit in the Art Room had to be lowered to allow for proper motor clearance since structure was lower than anticipated. ADD \$2,972

Proposal #68 -- Add stud supports for foam "Ignite" letters in Media Center. Additional support was required to anchor letters since the wall below was narrower than expected. ADD \$4,088

Proposal #69 -- Removal of some areas of flooring in the kiln and art room that could not be salvaged. ADD \$1,684

Proposal #71R -- Ceiling heaters in Vestibule were changed to wall mounted units that had different electrical requirements. ADD \$5,830

Proposal #73 -- Add soffit and expansion joint to close off existing joint in previous building phases; add soffit at west entrance to hide

existing beam above entry doors. Included adding a large expansion joint where the two additions connect and a building joint was discovered. ADD \$29,252

Proposal #74 – Emergency egress lighting modifications per building department. Outdoor light sconces with associated wiring were installed above/around all exterior doors. ADD \$4,491

Proposal #75 – Louvers were added in doors due to drop ceiling condition in Locker Rooms. ADD \$1,739

Proposal #77-1 – Areas of the concrete topping in the Fab lab came off during the polishing process so repairs were required to be made. ADD \$8,705

Proposal #78 – Run dedicated emergency circuits in all existing MDF closets for powering data racks and equipment. Existing data racks were equipped with power strips that require direct connection for emergency power. ADD \$2,091

Proposal #79 – Two remote kitchen hoods were provided with suppression system that require emergency shutdown of circuits underneath and connection to the fire alarm system. ADD \$5,202

Proposal #80R – New carpet was provided at second floor collaborative spaces and office areas. ADD \$20,641

Proposal #81 – Several doors had their locksets upgraded to match with District standards. ADD \$399

Proposal #82 – Top out mechanical room wall to create smoke rating. Mechanical Rooms were existing but inspector wanted them smoke proof since they were sealed at the top to the existing structure. Installed spray foam along top of existing walls to stop smoke. ADD \$10,527

Proposal #83R – Add light switch in the Media Center near vending wall. Lights were controlled by schedule only in original design so a switch was added to allow local control. ADD \$1,401

Proposal #84 – Additional work to existing linear light fixtures arranged perpendicular to the wall to modify zoning so lights can be used with projector. Light fixtures at instructional wall were not zoned together. ADD \$3,600

Proposal #85 – Fill concrete under the food court disk. The existing turntable was called to remain but it was later deemed to be unsafe. ADD \$6,626

Proposal #86 – Existing restrooms had cracked tile that was replaced along with adding floor tile at the bottom landing of Stair S1. ADD \$11,056

Proposal #87 – Repair existing floor drain in elevator equipment room closet in Area A; condensate was not draining through floor drain and created puddling in this room. ADD \$555

Proposal #88 – Additional fire alarm monitoring to re-service the existing FM200 system and to add monitoring to the valve pit. Code requires monitoring of both the FM200 system and tamper switches in the fire suppression valve pit. ADD \$3,587

Proposal #89R – The ceiling in Room 116A had to be lowered slightly to accommodate the existing structure. ADD \$3,413

Proposal #90R – Remove 3/4" gas pipe feeding stacked combi ovens in Kitchen and replace with 1" gas pipe. Piping sized for a single combi oven, not stacked. Increased pipe size to feed stacked units. ADD \$9,283

Proposal #91R – Add insulation to PLTW classroom supply duct and drop ductwork to reduce noise coming from ductwork (not return duct). Rooftop Unit location was altered during construction due to existing building conditions, which caused it to be located above a classroom instead of a corridor as intended. Ductwork directly below the unit was determined to be too noisy for a classroom setting. ADD \$13,029

Proposal #92 – Code inspector requested additional egress lighting. Damaged conduit in parking lot was found. TV monitors in serving area did not have circuit designed. ADD \$4,820

Proposal #93 – Create a smoke rated wall in Mechanical Room and stairwells; new acoustical ceiling in the mechanical closet in PE space. Mechanical Rooms were existing but inspector wanted them smoke proof since they were sealed at the top to the existing structure. Installed spray foam at existing holes and pipe penetrations to stop smoke. ADD \$1,696

Proposal #95 – Additional carbon monoxide detectors at the central office equipment storage room behind Fab Lab. Inspector requested detectors be installed since he saw gas powered equipment. ADD \$1,553

Proposal #96 – Additional drywall repair work throughout building over the allowance. An allowance for drywall repairs was estimated during design but it was exceeded due to the poor condition of the existing drywall. ADD \$13,826

Proposal #98 – Added power needs for two site monument/message boards since power requirements were higher than expected. ADD \$4,416

Proposal #99 – This proposal is for adjusting the allowances which were not completely used during construction. DEDUCT \$42,714

Proposal #100R2 – Miscellaneous work at leaking windows on east and west sides of building. Two sets of existing windows were discovered to be leaking after the new interior work was completed. ADD \$5,226

Cost Benefit To Owner

Proposal #25R – The truss is hidden for a clean appearance.

Proposal #55R – Removal of devices complies with code and eliminates hard to access detectors without sacrificing total smoke detection coverage.

Proposal #56R3 – Work was able to be completed most economically while contractor was mobilized on-site.

Proposal #57R – The new exit doors can operate correctly and sidewalk is safe.

Proposal #60 – Door frames were more cost effective to repair rather than replace.

Proposal #65 – Sprinkler heads and ceilings are now complete.

Proposal #66R – Pump power is needed for proper operation of water heating system.

Proposal #67 – Garage door now has sufficient clearance for proper operation.

Proposal #68 – Letters have proper support and are safely installed.

Proposal #69 – These spaces now have new flooring.

Proposal #71R – Work was required to provide proper circuit to heaters that were changed.

Proposal #73 – The building joint is not compromised and has a finished look.

Proposal #74 – Compliance with requirements of inspector for additional exterior lighting.

Proposal #75 – Door louvers will allow doors to operate properly without pressure issues.

Proposal #77-1 – The concrete floor is now safe and polished.

Proposal #78 – Emergency power at the racks will keep phone/data system functional in the event of power failure.

Proposal #79 – Change is required to meet code for the type of hood provided.

Proposal #80R – The worn carpet in these areas was replaced most economically while the contractor was mobilized on site.

Proposal #81 – Locksets at these seven locations meet District standards.

Proposal #82 – The existing mechanical rooms are upgraded to meet requirements and are safer.

Proposal #83R – Allows local on/off and dimming control of lights in space and not fully reliant on time of day scheduling. Electrical usage will be reduced and lifespan of fixtures will be extended.

Proposal #84 – Instructor can turn off lights at instructional wall to improve viewing of projector image.

Proposal #85 – The turntable was filled in and carpeted over.

Proposal #86 – Cracked tile was left out of original bid because of budget concerns but the tile subcontractor that was on-site was able to perform the work at a reasonable cost.

Proposal #87 – Prevents floor flooding and subsequent damage to other building components.

Proposal #88 – Existing monitoring equipment was found to be demolished for FM200 system and damaged for valve pit. Change brings both back into code compliance.

Proposal #89R – Mechanicals above the ceiling all fit.

Proposal #90R – System gas volume wasn't adequate for stacked combi units.

Proposal #91R – Sound attenuation added to the duct allows the classroom to be utilized for instruction without hindrance from mechanical equipment noise.

Proposal #92 – Existing egress lighting was planned to be reused. These new fixtures will replace older units and come with warranty. TV power in serving area will allow units to function.

Proposal #93 – The existing mechanical rooms are upgraded to meet requirements and are safer.

Proposal #95 – The storage room will be monitored for any excess CO2.

Proposal #96 – The contractor was mobilized on-site to perform these repairs in the most economical manner.

Proposal #98 – Increased power delivered to message boards allows for full functionality of units.

Proposal #99 – Resulting credit can be used to offset other costs of the project.

Proposal #100R2 – The windows were recaulked on the exterior and the interior finishes were repaired as needed.

Contract unit prices have been utilized to support the Yes
cost associated with this change order.

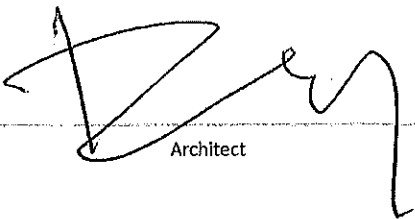
Detailed Cost Breakdown

Contract unit prices have not been utilized, provide a detailed cost breakdown which separates labor, material, profit and overhead.

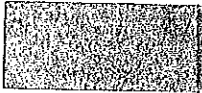
Detail Item	Amount	Percent of Total
Labor	\$117,638.00	58.01 %
Materials	\$48,317.00	23.82 %
Profit and Overhead	\$31,808.00	15.68 %
Bond Insurance	\$5,040.00	2.49 %
Cost Breakdown Total:	\$202,803.00	

Cost for this Change Order supported by an alternate bid No
or competitive price quote
Explain Why

Change Order Supplemental Information Form Signature Page (Online Form Ref# 52127)


Architect

10-22-19
Date



N/A
Construction Manager

Date

Finance Officer

Date

Local Board of Education Designee

Date