



Kenton County School District | It's about ALL kids.

Issue Paper

DATE:

6/16/2022

AGENDA ITEM (ACTION ITEM):

Consider/Approve Change Order No. 2 with Morel Construction for the Scott High School Phase V, Taylor Mill Site Circulation, and Woodland Middle School Addition and Renovation Project – BG 21-083.

APPLICABLE BOARD POLICY:

01.1 Legal Status of the Board; 04.31 Authority to Encumber and Expend Funds; Capital Construction Process – 702 KAR 4:160

HISTORY/BACKGROUND:

This is the second (2nd) change order for the Scott High School Phase V, Taylor Mill Site Circulation, and Woodland Middle School Addition and Renovation Project associated with Morel Construction. The original contract was \$31,401,986.00. This change order for an additional \$1,424.00 with a previous change order of \$18,164.00 makes the new contract sum \$31,421,574.00.

Item No 1: Furnish and install fire dampers at two (2) second floor ducts penetrating fire wall north of (K, 11). **ADD: \$ 1,981.00**

Item No 2: Furnish and install Silencure cure and seal in lieu of penetrating water repellent specified at all site concrete flat work. **DEDUCT: \$ 7,000.00**

Item No 3: Furnish and install encapsulation of abatement adhesive remover residue to maintain warranty on Forbo flooring products at areas of remediation at Woodland Middle School. **ADD: \$ 6,443.00**

TOTAL ADD: \$ 1,424.00

SUMMARY OF CHANGE ORDER FOR SCOTT PHASE V, TAYLOR MILL SITE CIRCULATION, AND WOODLAND MIDDLE ADDITION AND RENOVATION BG 21-083

The original contingency for this project	\$2,274,655.00
Total for prior approved change orders	(\$ 18,164.00)
Total for prior Material/Equipment purchase order changes	\$ 25,547.00
Total for current change orders	<u>(\$ 1,424.00)</u>
Contingency Balance	\$2,279,614.00

FISCAL/BUDGETARY IMPACT:

Addition of \$1,424.00 to the existing contract for Morel Construction.

RECOMMENDATION:

Approve Change Order No. 2 with Morel Construction for the Scott High School Phase V, Taylor Mill Site Circulation, and Woodland Middle School Addition and Renovation Project – BG 21-083.

CONTACT PERSON:

Rob Haney, Chief Operations Officer

Principal/Administrator

Rob Haney

District Administrator



Superintendent

AIA[®] Document G701[™] – 2017

Change Order

PROJECT: <i>(Name and address)</i> 20-032 Scott High School Renovation - Phase V 5400 Pride Parkway Taylor Mill, KY 41015	CONTRACT INFORMATION: Contract For: General Construction Date: 12/17/2021	CHANGE ORDER INFORMATION: Change Order Number: 002 Date: 6/13/2022
OWNER: <i>(Name and address)</i> Kenton County Board of Education 1055 Eaton Drive Ft. Wright, KY 41017	ARCHITECT: <i>(Name and address)</i> PCA Architecture, PSC 906 Monmouth Street Newport, KY 41071	CONTRACTOR: <i>(Name and address)</i> Morel Construction Co., LLC 627 West Main Street Louisville, KY 40202

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

Item No. 02-01 (RFCO No. 20 / RFI No. 44)

Furnish and install fire dampers at two second floor ducts penetrating fire wall north of (K,11). Requested by Engineer.
Cost Benefit to Owner: Required for code compliance.

ADD: \$1,981.00

Item No. 02-02 (RFCO No. 21)

Furnish and install Silencure cure and seal in lieu of penetrating water repellent specified at all site concrete flat work.
Requested by General Contractor.

Cost Benefit to Owner: Allows earlier use of site concrete areas by use of single step application product in lieu of separate application of water repellent after required waiting period.

DEDUCT: \$7,000.00

Item No. 02-03 (RFCO No. 22)

Furnish and install encapsulation of abatement adhesive remover residue to maintain warranty on Forbo flooring products at areas of remediation at Woodland Middle School. Requested by General Contractor.

Cost Benefit to Owner: Required to maintain flooring warranty at areas remediated by Owner's abatement contractor.

ADD: \$6,443.00

TOTAL ADD: \$1,424.00

The original Contract Sum was	\$	31,401,986.00
The net change by previously authorized Change Orders	\$	18,164.00
The Contract Sum prior to this Change Order was	\$	31,420,150.00
The Contract Sum will be increased by this Change Order in the amount of	\$	1,424.00
The new Contract Sum including this Change Order will be	\$	31,421,574.00

The Contract Time will be increased by Zero (0) days.

The new date of Substantial Completion will be October 6, 2023 for pool spaces

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that 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.

PCA Architecture, PSC
ARCHITECT *(Firm name)*

Morel Construction Co., LLC
CONTRACTOR *(Firm name)*

Kenton County Board of Education
OWNER *(Firm name)*

Mark Perry
SIGNATURE

Mark Perry, Sr. Project Manager

PRINTED NAME AND TITLE

6/13/2022

DATE

Adolph F Zell IV
SIGNATURE

Adolph F Zell IV, Vice President

PRINTED NAME AND TITLE

6/13/22

DATE

Digitally signed by Adolph F Zell IV
DN: cn=US, email=afzell@monitconstruction.net,
c=United States of America, ou=Vice
President, cn=Adolph F Zell IV
Date: 2022.06.13 13:02:49-0400

SIGNATURE

Rob Haney, Executive Director of Support
Operations

PRINTED NAME AND TITLE

DATE