

DATE:

3/20/2024

AGENDA ITEM (ACTION ITEM):

Consider/Approve Change Order No. 4 with Morel Construction for the Support Operations Center Project – BG 23-173.

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 fourth (4th) change order for the Support Operations Center Project associated with Morel Construction. The original contract was \$20,518,787.00. This change order for an addition of \$51,925.00 with previous change orders of \$395,156.00 making the new contract sum \$20,965,868.00.

Item No 1: Furnish and install revisions in Supplemental Instructions No 3 dated 11/6/2023. Revised sanitary sewer line in coordination with undocumented existing utilities. Increased size of concrete fuel distribution pad in coordination with fuel tank/ fueling station shop drawing requirements. Revised guard rail at Stair B adding vertical pickets at 4" O.C. per code enforcement review comments / requirements. Revised electrical plans in coordination with shop drawing submittal requirements.
ADD: \$ 71,425.00

Item No 2: Provide hook and eye pintel brick ties in lieu of the two (2) weal veneer anchors.
DEDUCTION: \$ 19,500.00

Item No 3: Provide 20 calendar days time extension for inclement weather for January 2024. This includes nine (9) cold weather days significantly below normal as well as eleven (11) days of rain in which work could not proceed. The contract time will be extended 20 days.
ADD: \$ 0.00

TOTAL ADD: \$ 51,925.00

**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	\$1,485,150.00
Total for prior approved change orders	(\$ 395,156.00)
Total for prior Material/Equipment purchase order changes	\$ 0.00
Total for current change orders	<u>(\$ 51,925.00)</u>
Contingency Balance	\$ 1,038,069.00

FISCAL/BUDGETARY IMPACT:

Addition of \$51,925.00 to the existing contract for Morel Construction.

RECOMMENDATION:

Approve Change Order No. 4 with Morel Construction for the Support Operations Center Project – BG 23-173.

CONTACT PERSON:

Matt Rigg, Chief Operations Officer

Principal/Administrator



District Administrator



Superintendent



AIA®

Document G701® – 2017

Change Order

PROJECT: (Name and address)
KCSO Support Operations Center
11800 Taylor Mill Road.
Independence, Kentucky 41051

CONTRACT INFORMATION:
Contract For: General Construction
Date: 6/6/2023

CHANGE ORDER INFORMATION:
Change Order Number: 004
Date: 3/25/2024

OWNER: (Name and address)
Kenton County School District
1055 Eaton Drive
Ft. Wright, Kentucky 41017

ARCHITECT: (Name and address)
GRW
801 Corporate Drive
Lexington, Kentucky 40503

CONTRACTOR: (Name and address)
Morel Construction Co., LLC
2801 Alexandria Way
Highland Heights, Kentucky 41076

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.)

Request for change order #9. Furnish and install revisions in Supplemental Instructions No. 3 dated 11/06/2023. Revised sanitary sewer line in coordination with undocumented existing utilities. Increased size of concrete fuel distribution pad in coordination with fuel tank / fueling station shop drawing requirements. Revised guard rail at Stair B adding vertical pickets at 4" O.C. per code enforcement review comments / requirements. Revised electrical plans in coordination with shop drawing submittal requirements. See attached exhibit request for change order #9 in the amount of \$71,425.00. The contract time will be extended 0 days.

Request for change order #11. Provide hook and eye pintel brick ties in line of the 2 seal veneer anchors. See attached exhibit request for change order #11 for a credit of (\$19,500.00). The contract time will be extended 0 days.

Request for change order #12. Provide 20 days time extension for inclement weather for January 2024. This includes 9 cold weather days significantly below normal as well as 11 days of rain in which work could not proceed. See attached exhibit request for change order #12. The contract time will be extended 20 days.

The original Contract Sum was	\$ 20,518,787.00
The net change by previously authorized Change Orders	\$ 395,156.00
The Contract Sum prior to this Change Order was	\$ 20,913,943.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 51,925.00
The new Contract Sum including this Change Order will be	\$ 20,965,868.00

The Contract Time will be increased by twenty (20) days.
The new date of Substantial Completion will be February 25, 2025.

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.

GRW

ARCHITECT (Firm name)

SIGNATURE

David Vaught, Project Manager
PRINTED NAME AND TITLE

3/25/24

DATE

Morel Construction Co., LLC

CONTRACTOR (Firm name)

SIGNATURE

Adolph F. Zell, Vice President
PRINTED NAME AND TITLE

3/25/24

DATE

Kenton County School District

OWNER (Firm name)

SIGNATURE

Matthew Rigg, C.O.O.
PRINTED NAME AND TITLE

DATE