



Fayette County Public Schools

Executive Summary Fayette County Public Schools Board Meeting Agenda Item

MEETING: Regular

DATE: June 10, 2024

TOPIC: Approval of a Proposed Change Order (No. Eight) to the Contract for the Renovation of the New Combined CTE School at Midland Avenue BG# 22-167

PREPARED BY: Myron Thompson, Chief Operating Officer @ 381-4165

Recommended Action on: 6/24/2024
Consent Item

Superintendent Prior Approval: No

Recommendation/Motion: Approve the proposed additive Change Order No. Eight to the contract with D.W. Wilburn, Inc. for the renovation of the Combined CTE School at Midland Avenue in the amount of \$369,135.52 (Three Hundred Sixty-nine Thousand, One Hundred Thirty-five Dollars and Fifty-two Cents), with an equivalent transfer of funds from Object Code 0840 to 0450, and a corresponding transfer of \$9,568.86 (Nine Thousand, Five Hundred Sixty-eight Dollars and Eighty-six Cents) for design consultant fees from Object Code 0840 to 0346.

Background/Rationale: The renovation of the Combined CTE School at Midland Avenue is listed as priority 1b.2. on FCPS's 2021 District Facility Plan. EOP Architects produced final Construction Documents for bidding describing the renovation of the facility yielding a final project of approximately 162,405 SF to serve 1000 students. Bids were received on November 4, 2022, and construction began in December 2022. The Office of Facility Design & Construction, the design consultants and the local building code officials have reviewed the progress of the work. Changes to the original plans and specifications have been necessary in order to satisfy the requirements described below. Approval of these changes allows the work to be completed. The description and cost of these items are summarized as follows:

	Change to DPOs	Change to GC Contract	4.6% A/E FEE*
To correct deficient plans and specs:			
• Provide labor, materials and equipment to add snow guards at the insulated metal panel roof; add:		\$40,254.60	\$0
• Provide labor, materials and equipment to add visual fire alarm strobes in single occupant restrooms; add:		\$35,851.51	\$0
• Provide labor, materials and equipment to revise thicker mesh railing at throughout building; add:		\$6,169.75	\$0
• Provide labor, materials and equipment to add additional duct wrapping and duct painting; add:		\$36,846.00	\$0
• Provide labor, materials and equipment to add metal framing and lathe to the underside of the new insulated metal panel roofing; add:		\$83,599.00	\$0
To improve original plans and specs:			
• Provide labor, materials and equipment to add a dedicated sidewalk connection to the obstacle course for safety; add:		\$59,474.55	\$3,419.79
• Provide labor, materials and equipment to revise exterior signage to reflect the new name (The HILL); add:		\$11,451.06	\$658.44

- Provide labor, materials and equipment to replace sidewalk along Indiana Avenue; add:
- Provide labor, materials and equipment to change grout at restrooms to epoxy; add:

To resolve unforeseen conflict:

- Provide labor, materials and equipment to add required casings to several geothermal wells due to soil conditions in the field; add:
- Add 10 days to construction schedule due to abnormal inclement weather during month of January (substantial completion date changed to February 9, 2025.)

	\$16,159.80	\$929.19
	\$1,960.75	\$112.74
	\$77,368.50	\$4,448.69
	\$0	\$0
Total Change Order No. Eight:	\$0	\$369,135.52
Design consultant fees:		\$9,568.85
Total Cost:	\$378,704.37	

*Per KDE guidelines, A/E fee is 4.6% with 1.25 renovation factor.

A 6% contingency of \$3,042,017.28 is included in the project's available funds. There have been seven previous change orders on this project. The cost of the current and all changes orders represents a 2.08% change in the construction cost.

Strategic Priority:

- ☐ Student Achievement ☐ Diversity, Equity, Inclusion & Belonging
☐ Highly Effective & Culturally Responsive Workforce
☐ Stakeholder Engagement & Outreach ☒ Organizational Health & Efficiency

Data Considerations: District Facility Plan

Policy: 702 KAR 4:160

Fiscal Impact:

<u>Fund</u>	<u>Org. Code</u>	<u>Project Code</u>	<u>Object Code</u>	<u>Balance</u>
Construction 360	0003610	22167	0840	\$2,359,976.61

Attachments: N/A