



City of Grand Island

Tuesday, May 23, 2006

Council Session

Item G18

#2006-170 - Approving Change Order No. 1 with Tri Valley Builders, Inc. for Construction of Fire Station No. 1

Staff Contact: Jim Rowell

Council Agenda Memo

From: Jim Rowell, Fire Chief
Meeting: May 23, 2006
Subject: Change Order Fire Station One
Item #'s: G-18
Presenter(s): Jim Rowell, Fire Chief

Background

The new fire station construction was approved by council on April 11, 2006 at a total dollar amount of \$2,455,500. The amount approved included four alternates which were a fourth bay, preparation work for the exhaust system, a natural gas generator and a storage building.

Discussion

The amount approved including the four alternates was based on some materials for which we have found less expensive sources or alternate materials. These changes are accomplished by change order and are based on the original dollar amount submitted for the building without the alternates. The alternates are then added to the base bid amount.

The changes in materials used include changes in the base bid and the alternates so that the change from block to brick construction reduces the cost of both the building and the storage building. This change to brick similarly reduces the cost of the fourth bay. A list of the individual changes is provided in the change order and in the resolution.

The fire station committee has worked on these changes and recommends their approval. The change order provides a contract total of \$2,331,879, a reduction of \$123,621 in the original amount.

In addition to the reduced construction cost, the project architectural firm, Cannon Moss Brygger & Assoc. has voluntarily reduced their fee from 7.75 % to 7.3%. Based on the reduced cost figure in the change order, the fee reduction will save the City \$10,493.45.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand.
The Council may:

1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council approve change order number one.

Sample Motion

Motion to approve change order number one.

Cannon Moss



Brygger & Assoc.

A R C H I T E C T S

April 12, 2006

Curt Rohling, Operations Division Chief
Grand Island Fire Department
P.O. Box 1968
Grand Island, NE 68802

RE: Architectural/Engineering Fees for
New Grand Island Fire Station No. 1

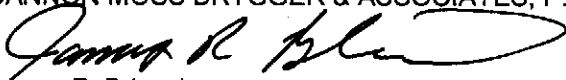
Dear Curt:

As a goodwill gesture to the City of Grand Island, CMBA will reduce our architectural/engineering fee for the above referenced project from 7.75% to 7.3%.

We look forward to a successful construction project after a long hard planning and design phase.

Sincerely,

CANNON MOSS BRYGGER & ASSOCIATES, P.C.


James R. Brisnehan

JRB:lag

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exceptional design services
with the highest level of
integrity and creativity.*

401 Douglas St., Suite 500

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Change Order

PROJECT (Name and address): GRAND ISLAND FIRE STATION #1 GRAND ISLAND, NEBRASKA	CHANGE ORDER NUMBER: 1 DATE: April 21, 2006	OWNER: <input checked="" type="checkbox"/>
TO CONTRACTOR (Name and address): TRI VALLEY BUILDERS, INC. PO BOX 2341 GRAND ISLAND, NE 68802-2341	ARCHITECT'S PROJECT NUMBER: 05140 CONTRACT DATE: April 04, 2006 CONTRACT FOR: General Construction	ARCHITECT: <input checked="" type="checkbox"/> CONTRACTOR: <input checked="" type="checkbox"/> FIELD: <input type="checkbox"/> OTHER: <input type="checkbox"/>

THE CONTRACT IS CHANGED AS FOLLOWS:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives)

Item 1: Alternate No. 1 - Fourth drive-through bay.	ADD \$125,000.00
Item 2: Alternate No. 2 - Plymovent exhaust system.	ADD \$ 3,500.00
Item 3: Alternate No. 3 - Natural gas generator.	ADD \$ 55,000.00
Item 4: Alternate No. 4 - Storage building.	ADD \$ 77,000.00
Item 5: Delete colored concrete.	DEDUCT (\$ 3,480.00)
Item 6: Delete colored mortar, provide face brick in lieu of concrete block. Window sills and wall caps to remain precast stone. Water table deleted.	DEDUCT (\$93,136.00)
Item 7: Use Simple Saver insulation in lieu of High-R insulation over living quarters/office area.	DEDUCT (\$ 4,250.00)
Item 8: Delete waterproofing coat inside cavity wall.	DEDUCT (\$ 3,000.00)
Item 9: Change 3" vent-top thermalac to 2-5/8".	DEDUCT (\$ 1,500.00)
Item 10: Change Thermax ceiling insulation to Raylite ceiling insulation - apparatus bays.	DEDUCT (\$ 3,520.00)
Item 11: Change paint system in office area to enamel.	DEDUCT (\$ 2,500.00)
Item 12: Alternate No. 1 - Change exterior finish material to face brick.	DEDUCT (\$ 4,835.00)
Item 13: Alternate No. 2 - Change exterior finish material to face brick.	DEDUCT (\$ 7,400.00)

TOTAL ADD THIS CHANGE ORDER	\$136,879.00
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The original Contract Sum was	\$ 2,195,000.00
The net change by previously authorized Change Orders	\$ 0.00
The Contract Sum prior to this Change Order was	\$ 2,195,000.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 136,879.00
The new Contract Sum including this Change Order will be	\$ 2,331,879.00

The Contract Time will be unchanged by Zero (0) days.
The date of Substantial Completion as of the date of this Change Order therefore is unchanged.

NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which 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.

CANNON MOSS BRYGGER & ASSOC.
ARCHITECT (Firm name)

2535 CARLETON AVENUE, SUITE A
GRAND ISLAND, NE 68803

ADDRESS



BY (Signature)

JAMES R. BRISNEHAN

(Typed name)

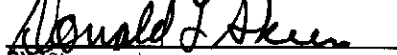
4-21-06

DATE

TRI VALLEY BUILDERS, INC.
CONTRACTOR (Firm name)

PO BOX 2341
GRAND ISLAND, NE 68802-2341

ADDRESS



BY (Signature)

DONALD L. SKEEN

(Typed name)


4-21-06

DATE

CITY OF GRAND ISLAND
OWNER (Firm name)

P.O. BOX 1968
GRAND ISLAND, NE 68802-1968

ADDRESS



BY (Signature)

JAY VAVRICEK

(Typed name)

DATE



GENERAL CONTRACTORS
3630 OLD WEST HIGHWAY 30
P.O. BOX 2341
GRAND ISLAND, NEBRASKA 68802
(308) 384-6821 FAX (308) 384-5545



April 19, 2006

Cannon Moss Brygger & Associates
2535 Carleton Ave., Suite A
Grand Island, NE 68803

Attn: Jim Brisnehan

RE: New Fire Station #1

ITEMS TO DEDUCT

- | | |
|--|----------------|
| 1. Delete colored concrete. | (\$ 3,480.00) |
| 2. Delete colored mortar, provide face brick in lieu of concrete block. Window sills and wall caps to remain precast stone. Water table deleted. | (\$ 93,136.00) |
| 3. Use Simple Saver insulation in lieu of High-R insulation over living quarters/office area. | (\$ 4,250.00) |
| 4. Delete waterproofing coat inside cavity wall. | (\$ 3,000.00) |
| 5. Change 3" vent-top thermacal to 2 5/8". | (\$ 1,500.00) |
| 6. Change Thermax ceiling insulation to Raylite ceiling insulation-apparatus bays. | (\$ 3,520.00) |
| 7. Change paint system in office area to enamel. | (\$ 2,500.00) |

8. ALTERNATE #1 DEDUCT	(\$ 4,835.00)
9. ALTERNATE #4 DEDUCT	<u>(\$ 7,400.00)</u>
TOTAL DEDUCTS	(\$123,621.00)

Sincerely,



Donald L. Skeen
TRI VALLEY BUILDERS, INC.

DLS/sj

RESOLUTION 2006-170

WHEREAS, on April 11, 2006, by Resolution 2006-123, the City Council of the City of Grand Island awarded Tri Valley Builders, Inc. of Grand Island, Nebraska, the bid for the construction of Fire Station No. 1 at a base bid of \$2,195,000 plus four alternates resulting in a total bid cost of \$2,455,500; and

WHEREAS, it is recommended that modifications to the work to be done by Tri Valley Builders, Inc. are necessary; and

WHEREAS, such modifications have been incorporated into Change Order No. 1; and

WHEREAS, the result of such modification will decrease the contract amount by \$123,621.00 for a revised contract price of \$2,331,879.00.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Mayor be, and hereby is, authorized and directed to execute Change Order No. 1 between the City of Grand Island and Tri Valley Builders, Inc. of Grand Island, Nebraska to provide the modifications set out as follows:

- Delete colored concrete (3,480.00)
- Delete colored mortar, replace concrete block with face brick; water table deleted(93,136.00)
- Replace High-R insulation with Simple Saver insulation in living quarters/office area..... (4,250.00)
- Delete waterproofing coat inside cavity wall..... (3,000.00)
- Change 3" vent-top thermacal to 2-5/8" (1,500.00)
- Replace Raylite ceiling insulation with Thermax ceiling insulation in apparatus bays (3,520.00)
- Change paint system in office area to enamel (2,500.00)
- Change exterior finish material to face brick on Alternate No. 1..... (4,835.00)
- Change exterior finish material to face brick on Alternate No. 2..... (7,400.00)

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, May 23, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form ☐ _____
May 17, 2006 ☐ City Attorney