

3H-10

Agenda Item #:

**PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY**

Meeting Date: February 6, 2007

☒ **Consent**

☐ **Regular**

☐ **Workshop**

☐ **Public Hearing**

Department: Facilities Development and Operations

I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: Change Order No. 30 to the contract with The Weitz Company (R2002-1868) in the amount of \$139,891 and adding 30 days to the contract time for the South County Courthouse expansion project.

Summary: Change Order No. 30 provides for the cost associated with Owner requested changes to the coal tar roofing system, specifically for a Flexlastic membrane system to eliminate loose gravel in the finished system and to mitigate delays in the supply of the specified roofing materials. The change order also includes the cost for a temporary roof to allow for interior work to continue during this change. The change order includes a time extension of 30 days to the contract due to delays in securing the roofing materials. The M/WBE goal for this project is 15% overall with 5% Black participation. This change order includes 0% overall and 0% Black participation. When combined with previous work done under this contract, the M/WBE percentages are 16.7 % overall with 0.75% Black. **(Capital Improvements Division) District 7/Countywide (JM)**

Background and Justification: The Weitz Company is under contract to provide CM services for the construction of the courthouse expansion project. This contract provided for construction management services associated with Phase 2 and 3 of the South County Courthouse Expansion project. A GMP was established for Phase 2, the 75,000 sq. ft. expansion, and Phase 3, the renovation of the existing courthouse, in the amount of \$24,418,267 in September, 2005. The specified roofing system included a gravel topping. Subsequent to the design and bidding of this project, it was decided to eliminate the use of such roofing systems due to the possibility of the gravel becoming airborne during a hurricane. In addition, the pitch used in the installation of the original system had become in short supply. Due to the difficulties in securing the required materials for the roof system, the project was delayed by 30 days.

Attachments:

1. Location Map
2. Budget Availability Statement
3. Change Order No. 30

Recommended by: _____


Department Director


Date

Approved by: _____


County Administrator


Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2007	2008	2009	2010	2011
Capital Expenditures	<u>\$139,891</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
Operating Costs	<u></u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
External Revenues	<u></u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
Program Income (County)	<u></u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
In-Kind Match (County)	<u></u>	<u></u>	<u></u>	<u></u>	<u></u>
NET FISCAL IMPACT	<u><u>\$139,891</u></u>	<u></u>	<u></u>	<u></u>	<u></u>
# ADDITIONAL FTE					
POSITIONS (Cumulative)	<u></u>	<u></u>	<u></u>	<u></u>	<u></u>

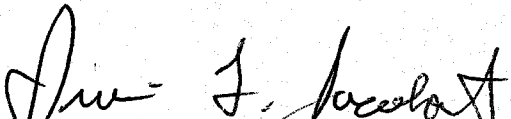
Is Item Included in Current Budget? Yes X No

B. Recommended Sources of Funds/Summary of Fiscal Impact:

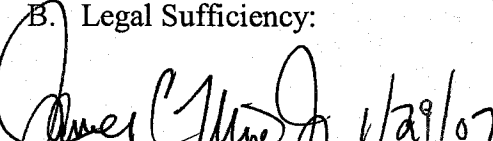
Budget Account No: Fund 3032 Dept 411 Unit B201 Object 6502
Reporting Category _____

III. REVIEW COMMENTS:

A. OFMB Fiscal and/or Contract Development and Control Comments:


 Contract Administrator
 6. Jones 1/26/07

This item complies with current
 County policies.


 Assistant County Attorney

C. Other Department Review:

Department Director

This summary is not to be used as a basis for payment.

**FACILITIES DEVELOPMENT & OPERATIONS
BUDGET AVAILABILITY STATEMENT**

REQUEST DATE: December 29, 2006

REQUESTED BY: Jack Breland

PHONE: 233-0286

FAX: 233-0270

PROJECT TITLE: South County Courthouse Expansion

PROJECT NO.: 01229

ORIGINAL CONTRACT AMOUNT: \$24,418,267.00

BCC RESOLUTION#: R2002-1868

DATE: March 22, 2002

REQUESTED AMOUNT: \$139,891

~~CSA~~ or CHANGE ORDER NUMBER: Change Order No. 30

CONSULTANT/CONTRACTOR: The Weitz Company

PROVIDE A BRIEF STATEMENT OF THE SCOPE OF SERVICES TO BE PROVIDED BY THE CONSULTANT/CONTRACTOR:

CCP #39 - Owner requested changes to coal tar roofing system.

CONSTRUCTION	<u>\$139,891</u>
PROFESSIONAL SERVICES	<u> </u>
STAFF COSTS** (Design/Construction Phase)	<u> </u>
MISC. (permits, prints, advertising, etcetera)	<u> </u>
TOTAL	<u>\$139,891</u>

** By signing this BAS your department agrees to these staff costs and your account will be charged upon receipt of this BAS by FD&O. Unless there is a change in the scope of work, no additional staff charges will be billed.

BUDGET ACCOUNT NUMBER (IF KNOWN)

FUND: ~~3018~~ DEPT: 411 UNIT: B201 OBJ: 6502

FUNDING SOURCE (CHECK ALL THAT APPLY): ☐ AD VALOREM ☒ OTHER

☐ FEDERAL/DAVIS BACON

BAS APPROVED BY: Kyr Reif

DATE: 1/3/07

ENCUMBRANCE NUMBER: 110405-160

Revised 03/30/04

ATTACHMENT #2

CHANGE ORDER BRIEF
SOUTH COUNTY COURTHOUSE EXPANSION
PROJECT NO. 01229
DATE: DECEMBER 28, 2006

Prime Contractor The Weitz Company

Change Order No. 30

Change Order Amount \$139,891

Changed Contract Time 30 calendar days

Description of CCP's:

1. CCP #38: Changes to the coal tar roof system. Add 30 days \$139,891

Explanation and Reason-for-Change Code:

- 1 CCP #38: (D) Owner requested change to coal tar roofing system to add a second flood coat of tar and eliminate any loose gravel. Add 30 days due to delay in obtaining additional coal tar materials.

Reason-for-change codes

D = Differing Site Conditions

E = Errors/Omissions in Design

O = Owner-Initiated

Q = Quantity Adjustments

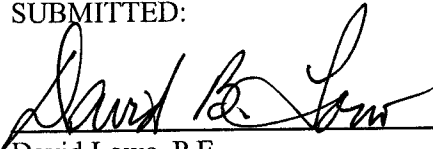
R = Request by another Agency/Outside Party

X = Other (Specify: Sales Tax Recovery Program)

Z = Zoning/Code/Ordinance Change

Estimated premium value of errors/omissions for this change order: \$0

SUBMITTED:

 29 Dec 06

David Lowe, P.E. Date
Project Manager, Capital Improvements Division

ATTACHMENT #3

CHANGE ORDER HISTORY
SOUTH COUNTY COURTHOUSE EXPANSION
PROJECT NO. 01229

CO #	DESCRIPTION	DATE APPROVED	SALES TAX RECOVERY	AMOUNT APPROVED BY DIR	AMOUNT APPROVED BY CRC	AMOUNT APPROVED BY BCC	DAYS APPROVED BY DIR	DAYS APPROVED BY CRC	DAYS APPROVED BY BCC	CODE
Amend #2	GMP Contract					\$24,418,267.00	0			Owners-Initiated
Change Order # 1	Sales Tax Recovery PO# PBC01229-001	03/29/06	<\$14,031.00>							Others-Sales Tax Recovery Program
Change Order #2	Sales Tax Recovery PO# PBC01229-002	03/29/06	<\$17,802.60>							Others-Sales Tax Recovery Program
Change Order #3	Sales Tax Recovery PO# PBC01229-003	03/29/06	<\$14,823.00>							Others-Sales Tax Recovery Program
Change Order #4	Sales Tax Recovery PO# PBC01229-004	04/03/06	<\$330,000.00>							Others-Sales Tax Recovery Program
Change Order #5	Sales Tax Recovery PO#PBC01229-005	04/13/06	<\$204,450.60>							Others-Sales Tax Recovery Program
Change Order #6	Sales Tax Recovery PO#PBC01229-006	04/18/06	<\$413,125.00>							Others-Sales Tax Recovery Program
Change Order #7	Sales Tax Recovery PO#PBC01229-007	07/24/06	<\$35,181.00>							Others-Sales Tax Recovery Program
Change Order #8	Sales Tax Recovery PO#PBC01229-008	07/24/06	<\$5,179.00>							Others-Sales Tax Recovery Program
Change Order #9	Sales Tax Recovery PO#PBC01229-009	07/24/06	<\$186,235.00>							Others-Sales Tax Recovery Program
Change Order #10	Sales Tax Recovery PO#PBC01229-011	07/26/06	<\$72,525.00>							Others-Sales Tax Recovery Program
Change Order #11	Sales Tax Recovery PO#PBC01229-013	07/26/06	<\$63,500.00>							Others-Sales Tax Recovery Program
Change Order #12	Sales Tax Recovery PO#PBC01229-014	07/26/06	<\$108,321.00>							Others-Sales Tax Recovery Program
Change Order #13	Sales Tax Recovery PO#PBC01229-015	07/27/06	<\$7,790.00>							Others-Sales Tax Recovery Program
Change Order #14	Sales Tax Recovery PO#PBC01229-017	07/27/06	<\$11,475.15>							Others-Sales Tax Recovery Program

CHANGE ORDER HISTORY
SOUTH COUNTY COURTHOUSE EXPANSION
PROJECT NO. 01229

CO #	DESCRIPTION	DATE APPROVED	SALES TAX RECOVERY	AMOUNT APPROVED BY DIR	AMOUNT APPROVED BY CRC	AMOUNT APPROVED BY BCC	DAYS APPROVED BY DIR	DAYS APPROVED BY CRC	DAYS APPROVED BY BCC	CODE
Change Order #15	Sales Tax Recovery PO#PBC01229-012	07/28/06	<\$34,594.11>							Others-Sales Tax Recovery Program
Change Order #16	Sales Tax Recovery PO#PBC01229-020	09/07/06	<\$151,060.00>							Others-Sales Tax Recovery Program
Change Order #17	Sales Tax Recovery PO#PBC01229-019	09/14/06	<\$217,892.00>							Others-Sales Tax Recovery Program
Change Order #18	Sales Tax Recovery PO#PBC01229-018	09/14/06	<\$439,610.00>							Others-Sales Tax Recovery Program
Change Order #19	Sales Tax Recovery PO#PBC01229-021	10/02/06	<\$153,768.44>							Others-Sales Tax Recovery Program
Change Order #20	CCP's 1R, 2R, 3R, 4R, 5R, 8R, 10R, 11R	10/18/06			\$90,842.00		0			
Change Order #21	Sales Tax Recovery PO#PBC01229-023	10/19/06	<\$48,500.00>							Others-Sales Tax Recovery Program
Change Order #22	Sales Tax Recovery PO#PBC01229-016	10/19/06	<\$17,750.00>							Others-Sales Tax Recovery Program
Change Order #23	Sales Tax Recovery PO#PBC01229-025	10/26/06	<\$15,527.00>							Others-Sales Tax Recovery Program
Change Order #24	Sales Tax Recovery PO#PBC01229-022	10/29/06	<\$362,607.29>							Others-Sales Tax Recovery Program
Change Order #25	CCP #09R2, 15R1, 16R1, 17, 18, 21R1,24,26 (credits & adds)	11/14/06		\$44,658.00			0			CCP 9R2, 15R1 - Differing Site Conditions CCP 16R1, 17 - Other CCP 18 & 24 - E/O CCP-21R,26 Owner Initiated
Change Order #26	Sales Tax Recovery PO#PBC01229-026	11/16/06	<137,506.80>							Others-Sales Tax Recovery Program
Change Order #27	CCP #22R1,23,29 & 31	11/29/06		\$30,066.00						CCP#23,29,31 - E/O CCP #22R1 - Other (Sequencing changes)

CHANGE ORDER HISTORY
SOUTH COUNTY COURTHOUSE EXPANSION
PROJECT NO. 01229

CO #	DESCRIPTION	DATE APPROVED	SALES TAX RECOVERY	AMOUNT APPROVED BY DIR	AMOUNT APPROVED BY CRC	AMOUNT APPROVED BY BCC	DAYS APPROVED BY DIR	DAYS APPROVED BY CRC	DAYS APPROVED BY BCC	CODE
Change Order #28	Sales Tax Recovery PO#PBC01229-027	12/11/06	<15,480.70>							Others-Sales Tax Recovery Program
Change Order #29	Sales Tax Recovery PO#PBC01229-004	Pending	\$237,806.17							Others-Sales Tax Recovery Program
Change Order #30	CCP #39 Changes to coal tar roofing system.	Pending				\$139,891.00			30	Owner Requested
			TOTAL APPROVED TO DATE	TOTAL \$ BY DIR	TOTAL \$ BY CRC	TOTAL \$ BY BCC	TOTAL DAYS BY DIR	TOTAL DAYS BY CRC	TOTAL DAYS BY BCC	
			\$2,840,928.52	\$74,724.00	\$90,842.00	\$24,558,158.00	0	0	30	
			DIR + CRC DOLLARS TO DATE			DIR+ CRC TOTAL DAYS TO DATE				
			\$165,566.00			30				

January 5, 2007

Mr. David Lowe
Palm Beach County Capital Improvements Division
3200 Belvedere Road, Bldg. 1169
West Palm Beach, FL 33406

RECEIVED
CAPITAL IMPROVEMENTS DIV

JAN 05 2007

Re: South County Courthouse Expansion – PBC No. 01229
CCP's #038

FILE: 01229
CC: F.7

Dear Mr. Lowe,
We have reviewed the following Construction Change Proposals (CCP's) and make the following recommendations:

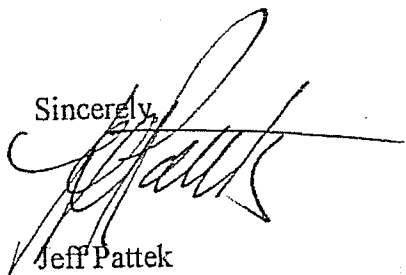
CCP # 038: The change associated with this CCP is for the unforeseen marketing conditions to add a "Dry In" roof System. Please review the detailed CCP from The Weitz Company for the additional costs and credits.

PGAL recommends acceptance, based on scope of work.

\$139,891

Weitz shall resubmit revised C.C.P.'s as necessary after final approval by the County.
Please call if you have any questions or comments.

Sincerely,



Jeff Pattek
Associate

PGAL-Boca

cc: C. Congdon TWC J. Breland PBC File PGAL

The Office of Pierce Goodwin Alexander & Linville, Inc.
791 Park of Commerce Blvd. Suite 400 Boca Raton, Florida 33487 Tel: 561/988-4002 Fax: 561/988-3002
AA 0003337 EB00008240

PALM BEACH COUNTY

CHANGE ORDER

ISSUED TO: The Weitz Company

CHANGE ORDER NO.: 30

REFERENCE CCP NO.: CCP #38

PROJECT: South County Courthouse Expansion

RESOLUTION NO.: R2002-1868

PROJECT NO. 01229

DISTRICT NO.: 7

The completion date, contract price, and all terms, covenants, and conditions of the above referenced contract, except as duly modified by this and previous Change Orders, if any, shall remain in full force and effect.

DESCRIPTION OF CHANGE:

CCP #39: Owner requested changes to coal tar roofing system (add 30 days).....\$139,891.00

CONTRACT PRICE

Original Contract Price:

(Amendment #2) \$ 24,418,267.00

Previous Change Orders \$ 114,696.00

Previous Sales Tax C.O.'s \$ (2,840,928.52)

This Change Order \$ 139,891.00

ADJUSTED Contract Price \$ 21,831,925.48

COMPLETION DATE

Contract Completion Date will be (increased)

by 30 calendar days.

Contract Notice To Proceed Date: 12/07/05

Contract Substantial Completion Date: 10/08/07

ADJUSTED Substantial Completion Date: 11/07/07

CONTRACTOR

Execution of this change order acknowledges final settlement of, and releases, all claims for costs and time associated, directly or indirectly, with the above stated modification(s), including all claims for cumulative delays or disruptions resulting from, caused by, or incident to such modification(s), and including any claim that the above stated modification(s) constitutes, in whole or part, a cardinal change to the contract.

The above changes are accepted:

The Weitz Company

Contractor

By: [Signature]

Title: P.M. Date: 1/4/07

DESIGN PROFESSIONAL

The above changes are recommended for approval by the Owner:

PGAL, Inc.

Design Professional

By: [Signature]

Title: PRINCIPAL Date: 1/4/07

PALM BEACH COUNTY

Recommended By:

By: [Signature]

Title: Project Manager Date: 4 Jan 07

By: [Signature]

Title: Director - CID Date: 1/5/07

By: [Signature]

Title: Director - FD&O Date: 1/9/07

By: _____

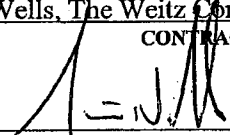
Legal Sufficiency - CAO Date: _____

Approved By:

By: _____

Addie L. Greene

Title: Chairperson, BCC Date: _____

PALM BEACH COUNTY		DEC 07 2006
CONSTRUCTION CHANGE PROPOSAL (CCP)		FILE: <u>01229</u> <u>F.7</u>
TO: PGAL Architects 791 Park Of Commerce Blvd., Suite 400 Boca Raton, FL 33487 ATTENTION: Roberto Beltran REFERENCE: Roof system specification changes	CCP NUMBER: #038 DATE: 12/5/06 PROJECT NAME: South County Courthouse PROJECT NUMBER: 01229 CONTRACT NUMBER: F2002-1868	
<p>We propose to accomplish the MODIFICATIONS identified in FIELD INSTRUCTION FI # _____ and as described herein. Except as modified below, the original contract and all prior amendments shall remain in full force and effect.</p> <p>DESCRIPTION:</p> <p>This change is for the cost associated with the changes made to the roofing specification. The first cost of \$54,000 is to add a "dry in" roof system due to the limited availability of coal tar. Second cost of (\$62,000) is a credit for the deletion of the specified 2nd coal tar flood coat. This cost is the difference between the bid tab cost \$251,500 and the revised cost for a single flood coat \$189,500 → [\$251,000-189,500 = \$62,000]. Third cost of \$137,150 is for the addition of the Koppers Flexlastic membrane flood coat.</p> <div style="text-align: center;"> <p>PROPOSED CONTRACT PRICE CHANGE (increase)</p> <p><u>(Addition to the amount of)</u> \$ 139,891</p> </div> <div style="text-align: center;"> <p>PROPOSED CONTRACT TIME CHANGE (increases) <u>30</u> days</p> </div> <div style="text-align: center;"> <p>PROPOSED NEW SUBSTANTIAL COMPLETION _____ date</p> </div>		
DISTRIBUTION: Palm Beach County – Jack Breland / David Lowe	FROM: <u>Jim Wells, The Weitz Company</u> CONTRACTOR SIGNED: <u></u> DATE: <u>12/5/06</u>	

Construction Change Directive

TWC, Detailed, Grouped by Number

Page 1 of 2

SOUTH COUNTY COURTHOUSE - 01

Project # F100501

200 W. Atlantic Avenue

Delray Beach, FL 33444

Tel: 561-819-0565 Fax: 561-819-0575

Directive Number: 100

Date Created: 8/28/2006

THE WEITZ COMPANY-FLORIDA is hereby directed to make the following change(s) in this contract:

CCP38 Temporary roofing, spec change to flexlastic

Description:

This change is to cover the cost of the "dry-in" roof that was not originally specified. This system is required due to a late decision on the roofing system. Also included is the cost associated with the change to Koppers flexlastic coating in lieu of the second coal tar floor coat.

Itemized Details					
Budget Code	Description	QTY	UOM	Unit Price	Est Amt
1.075000__2500	Roofing - Dry in roofing system	1.00		\$54,000	\$ 54,000
1.075000__2500	Roofing - Second coal tar flood coat	1.00		\$(62,000)	\$ (62,000)
1.075000__2500	Roofing - Flexlastic memberane system	1.00		\$137,150	\$ 137,150
1.011560__2450	Subguard & Sub Bonds	1.00		\$1,832	\$ 1,832
1.075000__2500		1.00		\$0	\$ 0
1.011560__2450	.657% Bond	1.00		\$815	\$ 815
1.011510__2450	.92% Builders Risk	1.00		\$1,148	\$ 1,148
1.011505__2450	.98% Insurance Markup	1.00		\$1,223	\$ 1,223

Proposed Adjustments

1. The proposed basis of adjustment to the Contract Sum or Guaranteed Maximum Price is:

- ☐ Lump Sum (increase/decrease) of
☐ Unit Price of _____ per _____
☐ As provided in Subparagraph 7.3.6 of AIA Document A201, 1997 Edition.
☐ Time and Material not to exceed _____
☐ as follows:

2. The Contract Time as a result of this work will be unchanged.

3. Approval Required by _____ in order to not delay the project.

Upon execution by the Architect and Owner, this directive shall be effective immediately.

ARCHITECT

Address: _____

By: _____

Date: _____

OWNER

Address: _____

By: _____

Date: _____

Printed on: 12/7/2006

Construction Change Directive
TWC, Detailed, Grouped by Number

CCD #: 100 Date Created: 8/28/2006
CCP38 Temporary roofing, spec change to flexlastic
Page 2 of 2

1.Z1020____.7205	4.5% Profit	1.00		\$5,723	\$ 5,723
				Total: \$	139,891

**ROOFING
SYSTEMS
INCORPORATED**
OF PALM BEACH COUNTY

November 14, 2006

Fax: 819-0575

Pages: 1

To: Jim Wells / The Weitz Company

From: Bill Rogers

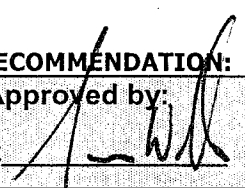
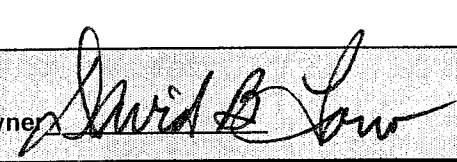
RE: South County Court House Expansion & Renovation

Jim,

The "schedule of values" that we previously discussed, should be as follows:

	BASE BID	ELEV. 435 AREA	CUD (CCP 39)	
1 Basesheet & 1 Flood Coat	\$189,500	<u>\$14,300</u>	\$203,800	
Dry-In	\$49,150	\$4,850	<u>\$54,000</u>	← CCP 38
Flexlastic	\$126,000	\$11,150	<u>\$137,150</u>	←
2" Egg Rock on both roofs	\$18,000	0	\$18,000	← IN-BUY OUT IS ALREADY
	\$382,650	\$30,300	\$412,950	

Please call me to discuss this if you should have any questions.

South County Courthouse Expansion							
Roofing				Ticket Total		07E	
				401,940			
RSI							
Sub/Supplier				Budget	RSI	Triple M	
Addendums							
MWBE Status							
Base Quote							
Description							
02A Work Scope							
Base bid (2 flood coats of coal tar)					\$251,500	\$394,424	
Add 2" gravel 25' on each side of (-1)					\$18,000	\$18,000	
Lightweight concrete (by Cellucrete)					\$96,700	\$96,700	
3rd party roof inspector				\$ 4,800			
Protect roof perimeter				\$ 5,000			
Blocking at curbs				\$ 4,500			
02A SUB TOTAL					\$366,200	\$509,124	
Subguard/bond					\$6,841	\$11,633	
02A TOTAL					\$373,041	\$520,757	
03A Work Scope							
Base bid					\$7,000		
					included	included	
03A SUB TOTAL					\$7,000	\$0	
Subguard/bond					\$140	\$0	
03A TOTAL					\$7,140	\$0	
GMP Total					\$ 401,940	\$ 401,940	
Subcontract Amount					\$ 373,200	\$ 509,124	
Subguard/bond					\$ 6,981	\$ 11,633	
Budget items					\$ 14,300	\$ 14,300	
(Over)/Under					7,460	(133,117)	
REMARKS:							
The cost for the temporary roof is not included in this Quote Tab.							
WEITZ RECOMMENDATION: RSI							
Approved by:  9/8/06							
Weitz  Owner							

SCHEDULE 1

LIST OF PROPOSED SBE-MWBE SUBCONTRACTORS
CHANGE ORDER WORK

PROJECT NAME: South County Courthouse Expansion

PROJECT NO. 01229

NAME OF GENERAL CONTRACTOR: The Weitz Company

CONTACT PERSON: Jim Wells

PHONE NO: 561-819-0565

CCP #: 38

PLEASE IDENTIFY ALL APPLICABLE CATEGORIES OF SUBCONTRACTORS

Name, Address and Phone Number	(Check one or both Categories)		Subcontract Amount					
	Minority Business	Small Business	Black	Hispanic	Women	Caucasian	Other (Please Specify)	
1. NONE	<input type="checkbox"/>	<input type="checkbox"/>	\$	\$	\$	\$	\$	
2.	<input type="checkbox"/>	<input type="checkbox"/>	\$	\$	\$	\$	\$	
3.	<input type="checkbox"/>	<input type="checkbox"/>	\$	\$	\$	\$	\$	
4.	<input type="checkbox"/>	<input type="checkbox"/>	\$	\$	\$	\$	\$	
5.	<input type="checkbox"/>	<input type="checkbox"/>	\$	\$	\$	\$	\$	
(Please use additional sheets if necessary)			Total	\$	\$	\$	\$	\$

Change Order Price \$ 139,891.00

Total Value of SBE Participation \$ 0

MWBE Participation \$ 0