

Request for City Council Committee Action From the Department of Public Works

Date: February 28, 2006

To: Honorable Sandra Colvin Roy, Chair Transportation & Public Works Committee

Subject: Harriet Maintenance Facility – Mechanical Upgrades Change Order No. 1 (Final)

Recommendation:

The proper City officials are authorized to execute Change Order No. 1(Final) to Contract No. C-22237, with Northern Air Corporation. The total amount of Change Order No. 1 is \$22,903. Therefore, the current contract amount of \$568,603 would be increased for a revised contract amount of \$591,506 (approximately 4% increase). The construction contingency provided as part of the original Project budget (4100/923/9242 FACIM603) is adequate for Change Order No. 1 and no additional appropriation is required.

Previous Directives:

 July 22, 2005: Resolution 2005R-428 granting approval of bids for OP# 6460, low bid of Northern Air Corporation in the amount of \$568,603.

Prepared by: Paul Miller, Project Manager	r, 673-3603			
Approved by:				
Klara Fabry, P.E., City Engir	neer, Director of Public	Works		
Presenter: Paul Miller, Project Manager, Department of Public Works, Property Services				
Permanent Review Committee (PRC)	Approval	Not applicable _	NA	
Policy review Group (PRG)	Annroval	Not applicable	NΑ	

Financ	cial Impact (Check those that apply)
X	No financial impact - or - Action is within current department budget (If checked, go directly to Background/Supporting Information)
	Action requires an appropriation increase to the Capital Budget Action requires an appropriation increase to the Operating Budget Action provides increased revenue for appropriation increase Action requires use of contingency or reserves Business Plan: Action is within the plan Action requires a change to plan.
_	Other financial impact (Explain): Request provided to department's Finance Dept. contact when provided to the Committee Coordinator
Community Impact Neighborhood Notification: Not Applicable City Goals: Maintain the physical infrastructure to ensure a healthy, vital and safe city	
	Comprehensive Plan: Not Applicable Zoning Code: Not Applicable

Background/Supporting Information

On July 22, 2005 the City Council and Mayor awarded the bid for mechanical and electrical upgrades to the Harriet Maintenance Facility to Northern Air Corporation in the amount of \$568,603.

The scope of the Harriet Maintenance Facility Project includes upgrades to the mechanical and electrical systems throughout the facility. A construction contingency was included in the original budget to provide for plan revisions, unforeseen conditions, and changes that typically would be encountered in Projects of this type but are not included within the original scope of work in the Contract. Since the start of construction a variety of these revisions, unforeseen conditions, and changes have been encountered resulting in the need for Change Order No. 1 (Final). Specifically, these changes include: modifications to the existing electrical switch gear and control cabinets found throughout the facility, addition of HVAC direct digital controls to the locker rooms, removal of re-circulating pumps and associated mechanical systems related to the existing heating system that are no longer necessary as part of the new mechanical upgrades, and modifications to the make-up-air (MAU) systems in the equipment garage.

The construction contingency provided as part of the original Project budget is adequate for Change Order No. 1 (Final) and no additional appropriation is required. This Project will be completed by the Contractor in 2006.