



Committee: Board of Public Works	Date: 12/7/2023
Common Council Item Number: ID #23-8249	Date: 12/19/2023
Submitted By: Alex Damien, Director of Public Works	City Administrator Approval: Anthony W. Brown, City Administrator
Finance Department Review: Joseph P. Ciurro, Finance Director	City Attorney's Office Review: Brian Running, City Attorney
Subject: Review and act on Contract Change Order No. 2 with The MRD Group Inc. for the Demolition and Asbestos Abatement of 315 N. West Ave. project.	

Description of change: To create the Limited Pre-Demolition Asbestos Report that was included in the bid package, a PSI/Intertek Asbestos Technician was only able to enter 2 units and had to extrapolate that information throughout the remainder of the building. They were not allowed to conduct an exploratory investigation as the City did not own the property. Similar to any bid, the contractor's bid only includes work listed in this contract. The asbestos that was listed in the limited pre-demolition report for removal is the only asbestos included in the bid to be removed and any other discovered is an additional cost. The DNR did a site inspection the week of Thanksgiving and questioned material that was used as infill under concrete slab repair locations. These were exposed after additional demolition work was completed. The tests came back positive for ACM and it became a requirement to jackhammer out 60 different locations and safely dispose of per Asbestos Standards. This additional ACM was not identified in the report contained within the contract documents and had to be removed according to DNR requirements prior to final demolition. 1. Disposal of an additional 20 tons of Asbestos Containing Material (ACM) – and 240 additional labor hours\$23,000.00 Amount of this Change Order.....\$23,000.00 Net Contract Amount after this Change Order\$1,198,150.00

Options & Alternatives:

Financial Remarks: PO# 230546 Contract No. 4308 Original Contract: \$873,000.00 Change Order No. 1: \$302,150.00 Change Order No. 2: \$ 23,000.00 (Acct #8117-68290) Total Contract after Change Order No. 2 - \$1,198,150.00 Change order is planned to be cash funded and reimbursed by TID Increments in the future.

Executive Recommendation: Recommend approval of Contract Change Order No. 2 with The MRD Group Inc. for the Demolition and Asbestos Abatement of 315 N. West Ave. project.
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