



Administration

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Committee: Board of Public Works	Date: 11/18/2021
Common Council Item Number: ID #21-3073	Date : 12/7/2021
Submitted By: Alex Damien, Interim Director of Public Works	City Administrator Approval: Kevin Lahner, City Administrator
Finance Department Review: Bridget M. Souffrant, Finance Director	City Attorney's Office Review: Brian Running, City Attorney

Subject:

Review and act on Contract Change Order No. 1 with Ray Stadler Construction Co, LLC, for the Hillcrest Pavilion project.

Details:

Contract Change Order No. 1 is for additional work performed for the Hillcrest Park Pavilion awarded to Ray Stadler Construction Co, LLC. Additional costs for lumber price increase by the supplier and additional costs for changing the roofing materials:

1. Additional costs for wood trusses

Description: Lumber prices were only good for ten (10) days, contract was awarded after that time expired, contractor could not purchase ahead without an executed contract with the City.

2. Additional costs for owner change in roof materials

Description: During the submittal process it was determined a change in the metal roofing type was required because the product specified would not work with the design without extensive modification. A change from steel shingles to steel sheets is proposed as it was determined to be the lowest cost option following multiple meetings with the architect and contractor. Our options were to either change the design to meet the specified roof or change the roof to meet the design. Keeping the original structure design and changing to a steel sheet roof has a cost increase of \$121,753.46 (after a credit of \$85,075 from the original bid has been applied to this cost). The second option re-designing the roof support structure to allow for the original specified steel shingles has an additional cost of \$175,100 for the added labor. steel support beams, and trusses.

Due to the delays on correcting the issues with the original roof and current schedules for materials and sub-contractor's availability, an extension of time is necessary on this contract. The contract will need to be extended to April 11, 2022. The architect has also reviewed the schedule and agrees with the City on the proposed extension.

Total Contract Change Order No. 1.....\$133,721.36

Options & Alternatives:

- 1. Keep the original structure design and change the roofing type from steel shingles to steel sheets at a cost increase of \$121,753.46.
- 2. Adjust the structure design to work with the specified roofing type at a cost increase of \$175,100

Alternative 1 is recommended due to the lower added cost.

Financial Remarks:

PO# 210339-00 Contract No. 4214



Original Contract: \$526,844.28

Change Order No. 1: \$ 133,721.36 Total Contract after Change Order No. 1 - \$ 660,565.64 Acct # 5550.68290 - \$133,721.36

Executive Recommendation:

Recommend approval of Contract Change Order No. 1 with Ray Stadler Construction Co, LLC, for the Hillcrest Pavilion project.