

PERALTA COMMUNITY COLLEGE DISTRICT
Board of Trustees Agenda Report
For the Trustee Meeting Date of April 27, 2010

ITEM # 11

ITEM TITLE:

Consider Ratification of Change Order No. 1, Infrastructure Upgrades of 4 New Portables and Refurbishment of 2 Counseling Portables as Tower Swing Space Project at Laney College, Dan Electric

SPECIFIC BOARD ACTION REQUESTED:

Ratification is requested for Change Order No. 1 to the contract with Dan Electric for the Infrastructure Upgrades of 4 New Portables & Refurbishment of 2 Counseling Portables as Tower Swing Space Project at Laney College, in the amount of \$20,839.75.

ITEM SUMMARY:

On November 10, 2009, this Board awarded a contract to Dan Electric for the Infrastructure Upgrades of 4 New Portables and Refurbishment of 2 Counseling Portables as Tower Swing Space Project at Laney College. Ratification is now requested for Change Order No. 1 to the contract with Dan Electric, in the amount of \$20,839.75, which is 5.9% of the original contract amount (\$355,000.00).

The change work includes the following:

- Design-build of the HVAC system for Counseling portables 1 and 2 (deferred submittal)
- Design-build of data and phone cabling (design omission and requested changes by college IT staff)
- Credit for a chain link fence not necessary for inclusion in this project
- Credit for a retaining wall not necessary to accomplish the access ramp design
- Upgrade of door hardware to meet District standards
- A non-compensatory time extension to March 21, 2010, in response to weather delays and additional project scope

It was necessary to proceed with this work immediately because the changes were on the critical path of construction progress for the contractor. The change order work was required to better support the operational needs of the Counseling portables and to comply with District design standards. It has been determined that it is in the best interests of the District and financially prudent to authorize the change order. In accordance with Board Policy 6.83, approval was requested from the Chancellor for the change order work, and the items are now brought before the Board for ratification.

BACKGROUND/ANALYSIS:

This project is swing space for the Tower Modernization Project, which is one of the previously approved Laney College Modernization and Short-Term Projects, funded by Measure A. The modernization and short-term project allocations were discussed by

the Board Facilities and Land Use Committee and approved by the Board of Trustees at the meetings of March 13, 2007 and October 9, 2007.

The changes have been reviewed and approved by the project architect, the project manager, Consolidated CM, and the General Services Department. It was necessary for the contractor to perform this work to better support the operational needs of the Counseling trailers and to comply with District design standards.

ALTERNATIVES/OPTIONS:

Not applicable.

EVALUATION AND RECOMMENDED ACTION:

Ratification is recommended for Change Order No. 1 to the contract with Dan Electric for the Infrastructure Upgrades of 4 New Portables & Refurbishment of 2 Counseling Portables as Tower Swing Space Project at Laney College, in the amount of \$20,839.75.

SOURCE OF FUNDS (AND FISCAL/BUDGETARY IMPACT):

Measure A, as approved by the voters in Peralta's constituency and authorized under Resolution 05/06-45, Exhibit A-1, Laney College, Swing space for "Administration – Tower building repairs, upgrades, and renovations."

Budget code: 1-63-390-6120-1-710000-2336-00.

OTHER DEPARTMENTS IMPACTED BY THIS ACTION (E.G. INFORMATION TECHNOLOGY):

YES _____ No X

COMMENTS:

All Board recommended contracts are subject to negotiation and execution by the Chancellor.

WHO WILL BE PRESENTING THIS ITEM AT THE BOARD MEETING?

Vice Chancellor Ikharo

DID A BOARD STANDING COMMITTEE RECOMMEND THE ITEM? Yes X No _____

IF "YES", PLEASE INCLUDE THAT INFORMATION IN YOUR SUMMARY.

PLEASE ACQUIRE SIGNATURES IN THIS ORDER:

DOCUMENT PREPARED BY:
Prepared by: Sadiq B. Ikharo Date: 4-20-10
Dr. Sadiq B. Ikharo
Vice Chancellor of General Services

DOCUMENT PRESENTED BY:
Sadiq B. Ikharo Date: 4-20-10
Dr. Sadiq B. Ikharo
Vice Chancellor of General Services

FINANCE DEPARTMENT REVIEW
 Finance review required Finance review *not* required
If Finance review is required, determination is: Approved Not Approved
If not approved, please give reason: _____
Signature: [Signature] Date: 4/21/10
For Finance and Administration

GENERAL COUNSEL (Legality and Format/adherence to Education Codes):
 Legal review required Legal review *not* required
If Legal review is required, determination is: Approved Not Approved
Signature: [Signature] Date: 4/20/10
Thuy T. Nguyen, General Counsel

CHANCELLOR'S OFFICE APPROVAL
 Approved, and Place on Agenda Not Approved, but Place on Agenda
Signature: [Signature] Date: 4/20/10
Elihu Harris, Chancellor Interim Chancellor

PERALTA COMMUNITY COLLEGE DISTRICT

Office of General Services • 333 East 8th Street Oakland, California 94606 • Phone 510/466-7200 • Fax 510/466-7315

CHANGE ORDER NO. 1

PROJECT: INFRASTRUCTURE UPGRADES OF 4 NEW PORTABLES & REFURBISHMENT OF 2 COUNSEL PORTABLES AS TOWER SWING SPACE PROJECT @ LANEY COLLEGE

DATE: 03/04/2010

OWNER: Peralta Community College District

CONTRACTOR: DAN ELECTRIC COMPANY

BID # 09-10/10

DSA APP NO.: 111140

DSA FILE NO.: 111140

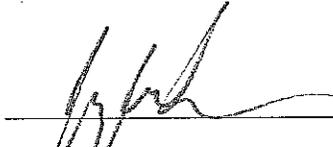
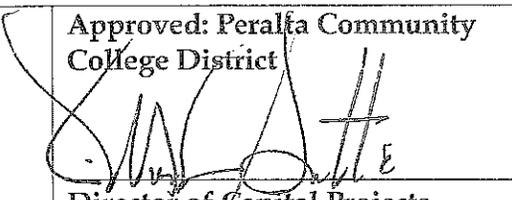
PCCD PROJECT #: 2314

PROJECT MANAGER: CCM

The Contractor is authorized to make the changes listed in the **Summary** and described in **Change Order Attachment** when this Change Order has been approved.

Original Contract Sum.....\$355,000.00
 Net Change by previously authorized Change Orders.....\$ 0.00
 The Contract sum prior to this Change Order was..... \$355,000.00
 The Contract sum will be increased by this Change Order..... \$ 20,839.75
 The New Contract Sum including this Change Order will be..... \$375,839.75
 Cumulative Change Order(s) as a percentage of Contracts including this Change Order: 5.9%
 The Contract is changed by (28) Days
 Contract completion date as of this Change Order therefore is: March 21st 2010

Summary reference attached items P.C.O'. 7, 8, 9, 10, 11 & 13

<p>Approved: Architect of Record</p> <div style="text-align: center; margin-top: 20px;">  _____ Date: 3-6-10 </div>	<p>Approved: General Contractor</p> <div style="text-align: center; margin-top: 20px;">  _____ Date: 3-4-2010 </div>	<p>Approved: Peralta Community College District</p> <div style="text-align: center; margin-top: 20px;">  _____ Director of Capital Projects Date: 20, MARCH 2010 </div> <div style="text-align: center; margin-top: 20px;">  _____ Vice Chancellor of General Services Date: 3/30/10 </div>
<p>Approved: Electrical or Structural Engineer</p> <div style="text-align: center; margin-top: 20px;"> _____ Date: </div>	<p>Approved: Mechanical Engineer</p> <div style="text-align: center; margin-top: 20px;"> _____ Date: </div>	<p>Approved: Div. of the State Architect</p> <div style="text-align: center; margin-top: 20px;"> _____ Date: </div>

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SUMMARY OF CHANGE ORDER NO. 1

PROJECT: INFRASTRUCTURE UPGRADES OF 4 NEW PORTABLES & REFURBISHMENT OF 2 COUNSEL PORTABLES AS TOWER SWING SPACE PROJECT @ LANEY COLLEGE

Bid no: 09-10/10

DATE: MARCH 4, 2010

OWNER: ~~Peralta Community College District~~
CONTRACTOR: DAN ELECTRIC CONSTRUCTION

DSA FILE NO.: 111140
DSA APP NO.: 111140
PCCD FILE NO.: 2314

1	Executed Preliminary Change Order No. 7	ADD/DEDUCT \$2,990.00 ADD/DEDUCT 3 CD
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Description: Design-build HVAC air circulation system within CA1 and CA2 portables.

Requested by: F-5 Regulatory Reasons

Reason: HVAC system scope is to be design-build as needed to meet code and was not part of the original bid scope.

DSA prelim. approval date: NA

2	Executed Preliminary Change Order No. 8	ADD/DEDUCT \$25,000.00 ADD/DEDUCT 13 CD
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Description: Phone and data design-build added scope within CA1 and CA2 portables as per District reviewed and approved Dan Electric's proposal dated Feb 25th 2010.

Requested by: F-2, 4 Owner Requested Change.

Reason: Complete scope for phone and data scope were not as clarified in the bid document as the District needed to provide impute for the full scope within CA1 and CA2

DSA prelim. approval date: NA

3	Executed Preliminary Change Order No. 9	ADD/DEDUCT -\$8,416.00 ADD/DEDUCT 0 CD
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Description: Owner requested credit for the deleted chain link fence scope of work at EV8 and EV9, and for installation of 4" bollards in lieu of specified 8" bollards

Requested by: F2 Owner Requested.

Reason: Deleted scope of work to be performed under a separate future bid package as approved by District.

DSA prelim. approval date: NA

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4	Executed Preliminary Change Order No. 10	ADD/DEDUCT -\$2,500.00 ADD/DEDUCT 0 CD
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Description: Owner requested credit in association with the reduction in retaining wall scope of work around CA1.

Requested by: Unforeseen condition resulting in an Owner Requested Change.

Reason: In order to accommodate the revised ramp landing (by others) the original extent of retaining wall scope was modified.

DSA prelim. approval date: NA

5	Executed Preliminary Change Order No. 11	ADD/DEDUCT \$0.00 ADD/DEDUCT 12 CD
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Description: Non Compensatory time extension of 12 CD as necessary to complete project beyond original date of Feb 23rd, 2010.

Requested by: Contractor /Owner Request and unforeseen site conditions.

Reason: Due to weather rain delay and various added scope of work performed needing time but not compensation.

DSA prelim. approval date: NA

6	Executed Preliminary Change Order No. 13	ADD/DEDUCT \$3,765.75 ADD/DEDUCT 0 CD
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Description: Upgrading of interior door hardware's at CA1 and CA2 to lockset type AL70PD.

Requested by: Agency regulatory - Design Errors or Omissions.

Reason: The specified interior door hardware had to be change to meet ADA acceptable door hardware.

DSA prelim. approval date: NA

End of Items