

PERALTA COMMUNITY COLLEGE DISTRICT
Board of Trustees Agenda Report
For the Trustee Meeting Date of February 14, 2012

ITEM #

ITEM TITLE:

Consider Ratification of Change Order No. 2, Laney Tower Modernization Project, AJF/BHM, A Joint Venture

SPECIFIC BOARD ACTION REQUESTED:

Ratification is requested for Change Order No. 2 to the contract with AJF/BHM, A Joint Venture for the Laney Administration Tower Renovation Project, in the amount of \$16,319.

ITEM SUMMARY:

On October 11, 2011, this Board awarded a contract to AJF/BHM, A Joint Venture for the Laney Administration Tower Renovation Project. Ratification is now requested for Change Order No. 2, in the amount of \$16,319. Including the previously Board approved Change Order No. 1, the cumulative change order total to date is \$41,943, which is 1.0% of the original contract amount (\$3,997,351).

Change Order No. 2, which is the result of unforeseen conditions, includes the following scope of work:

- Furnish labor, equipment and materials to provide bracing for all existing non-full height walls on Floors 2 through 8
- Furnish labor, equipment and materials to relocate existing communications ground cable in the women's restroom on the 6th floor

In accordance with Board Policy 6.83, approval was requested from the Chancellor for the change order work, and Change Order No. 2 is now brought before the Board for ratification.

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, "Administration – Tower building repairs, upgrades, and renovations."

BACKGROUND/ANALYSIS:

The changes have been reviewed and approved by the project architect, the project IOR (Inspector of Record), the project manager, and the General Services Department. It was necessary for the contractor to perform this work so that the project schedule would not be delayed and the sequencing of the work would not be adversely affected. It is in the best interests of the District and financially prudent to authorize this change order.

DELIVERABLES/SCOPE OF WORK:

See description of change order scope of work above.

ANTICIPATED COMPLETION DATE:

These change order items have been completed and are presented to the Board for ratification.

ALTERNATIVES/OPTIONS:

Not applicable.

EVALUATION AND RECOMMENDED ACTION:

Ratification is recommended for Change Order No. 2 to the contract with AJF/BHM, A Joint Venture for the Laney Administration Tower Renovation Project, in the amount of \$16,319.

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

YES _____ NO X

COMMENTS:

No additional comments.

WHO WILL BE PRESENTING THIS ITEM AT THE BOARD MEETING? (VICE CHANCELLOR)

Vice Chancellor Ikharo

(****Board contract approval is subject to negotiation and execution by the Chancellor.)

DOCUMENT PREPARED BY:

Prepared by: Dr. Sadiq B. Ikharo Date: February 2, 2012
Vice Chancellor for General Services

DOCUMENT PRESENTED AND APPROVED BY:

Presented and approved by: Dr. Sadiq B. Ikharo Date: February 2, 2012
Vice Chancellor for 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: _____
Ron Gerhard, Chief Financial Officer

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: _____ Date: _____
General Counsel

CHANCELLOR'S OFFICE APPROVAL

Approved, and Place on Agenda Not Approved, but Place on Agenda

Signature: _____ Date: _____
Wise E. Allen, 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. 2

PROJECT: LANEY TOWER MODERNIZATION PROJECT DATE: JANUARY 24, 2011

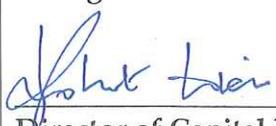
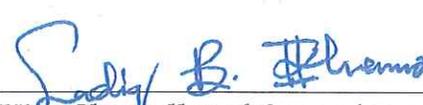
OWNER: Peralta Community College District
 CONTRACTOR: AJF/BHM, A JOINT VENTURE

DSA FILE NO.: 1-C1
 DSA APP NO.: 01-110487
 PCCD PROJECT #: 02389
 PROJECT MANAGER: Trent Tornabene

The Contractor is authorized to make the changes listed in **PRELIMINARY CHANGE ORDER NO. 002, 003** and described in the Change Order Attachments when this Change Order has been approved.

Original Contract Sum.....\$ 3,997,351.00
 Owner Initiated Scope Change.....\$ 16,319.00
 Net Change by previously authorized Change Orders.....\$ 25,624.00
 The Contract sum prior to this Change Order was.....\$ 4,022,975.00
 The Contract sum will be **increased**/decreased by this Change Order.....\$ 4,039,294.00
 The New Contract Sum including this Change Order will be.....\$ 4,022,975.00
 Cumulative Change Order(s) as a percentage of contract including this Change Order 1.04 %
 The Contract is changed by 0 Calendar Days
 Contract completion date as of this Change Order therefore is:

Attachment: PRELIMINARY CHANGE ORDER NO. 002, 003

Approved: Architect of Record  Date: <u>1-30-12</u>	Approved: General Contractor  Date: <u>1/30/12</u>	Approved: Peralta Community College District  Director of Capital Projects Date: <u>01/26/12</u>
Approved: Electrical or Structural Engineer Date:	Approved: Mechanical Engineer Date:	 Vice Chancellor of General Services Date: <u>1/30/2012</u>
Approved: Div. of the State Architect Date:		

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SUMMARY OF CHANGE ORDER No. 2 Attachment

PROJECT: LANEY TOWER MODERNIZATION PROJECT
OWNER: Peralta Community College District
CONTRACTOR: GILBANE BUILDING CO.

DATE: 01/24/12
DSA FILE NO.: 1-C1
DSA APP NO.: 01-110487
PCCD FILE NO.: 02389

1	Executed PCO #02	ADD/DEDUCT \$	15,409.00
		ADD/DEDUCT	0

Description: Furnish labor, equipment and materials to provide bracing for all existing non-full height walls on floors 2 through 8 per attached back-up.

Requested by: A-1: Unforeseen Conditions

Reason: Following demolition of the ceiling it was discovered that the vertical walls were not full-height. The need to install wall bracing was the result of an unforeseen condition, and is required to meet code requirements.

DSA prelim. approval date: 07/14/2011

1	Executed PCO #03	ADD/DEDUCT \$	910.00
		ADD/DEDUCT	0

Description: Furnish labor, equipment and materials to relocate existing communications ground cable in the women's restroom on the 6th floor.

Requested by: A-1: Unforeseen Conditions

Reason: Following interior demolition a communications ground cable needed to support building operations was discovered. The relocation of the cable is the result of an unforeseen condition.

DSA prelim. approval date: 07/19/2011

End of Items