

# **AMES TRANSIT AGENCY BOARD OF TRUSTEES**

## **CYRIDE CONFERENCE CALL**

September 25, 2013

1. CALL TO ORDER: 8:00 A.M.
2. CyRide Facility Construction Change Orders
3. Date and Time of Fall Semester Meetings:
  - October 30 – 4:00 pm
  - December 5 – 4:00 pm
4. Adjourn

**CITY OF AMES, Iowa**

**MEMO TO:** Ames Transit Board of Trustees  
**FROM:** Sheri Kyras  
**DATE:** September 25, 2013  
**SUBJECT:** CyRide Facility Construction Change Orders

**BACKGROUND:** CyRide’s facility construction project began in March 2013 to include bus storage expansion, flood wall/gate, and storage building duct work to raise the ceiling height. Henkel Construction Company was awarded a contract for this work at a total price of \$4,489,000, approximately \$600,000 less than the final pre-bid estimate, and available funds. An eight percent construction contingency, totaling \$362,120, was included in the total project budget.

The project is currently scheduled for substantial completion May 30, 2014; however, the contractor has indicated that the project could be completed by the end of this year.

**INFORMATION:** The facility project has been plagued with numerous challenges including extremely wet weather conditions at a critical time in the project for concrete work as well as significant unforeseen underground challenges with storm sewer, water pipe and electrical connections (see attached “Change Order Log” for approved and pending change orders). To date, there have been nine change orders approved totaling \$152,339.21. In an effort to “catch up” on change orders, the architect recently submitted ten change orders, Change Orders #10-19, for approval. One of these change orders, #10, requires Transit Board and City Council approval. This change order is explained below as well as Change Orders #11-19, which can be administratively approved by CyRide and City of Ames staff:

**Change Order #10 (Waterline Relocation/Replacement)**- This change order (attached) is for relocation and replacement of waterlines extending from Iowa State University to/through CyRide’s property that conflict with the new bus storage expansion building. The current location of these lines was not correctly identified on existing as-built construction documents. As a result, three sections of waterlines were identified that need to be relocated or replaced. **The total cost of this change order is \$88,723.02.**

**Change Orders #11 – 19** – These change orders total \$42,741.82 for the following work: waterproofing lift pits, revision to the south floodwall, reinforcing in concrete, power cable at the fuel pumps, mechanical penthouse framing modifications, site lighting removal at the south

floodwall, replacement of concrete at the south intake, and FSC lumber (LEED point-requirement).

**The project's contingency budget is \$362,120. With Change Orders #1 -19, \$283,804.05 of this contingency will be committed, leaving \$78,315.95 remaining. The original construction contract cost is for \$4,489,000 but will increase to \$4,772,804.21 through Change Order #19.** Several additional change orders are anticipated prior to completion of this project; therefore, it is anticipated that the project will be approximately \$75,000 - \$100,000 over budget. CyRide currently has approximately \$500,000 in uncommitted federal/local funding to complete the project.

The Ames City Council will consider action on change order #10 at their September 24, 2013 meeting.

**ALTERNATIVES:**

1. Approve CyRide Facility change order #10 totaling \$88,723.02 for payment to Henkel Construction.
2. Do not approve change order #10.

**RECOMMENDATION:**

The Transit Director recommends approval of alternative #1 to approve change order #10. Without this change, CyRide's Facility construction project cannot be completed, eliminating its ability to expand the bus storage facility to match recent growth. Completion of this project will allow eleven more buses to be housed indoors.

## CyRide Facility Construction Change Order Log

CO #	Description	Cost	Cum. Cost	COA Cum.	Date	Approval By	Pay
				Cost	Approved		Ap. #
1	Soil Remediation @ Rock Fill @ Drive	\$ 93,360.60	\$ 93,360.50	\$ 93,360.50	7/9/2013	City Council	3
2	Geopier and Foundation Changes	\$ (6,370.00)	\$ 86,990.50	\$ 6,370.00	7/10/2013	Sheri Kyras	1
3	Soil Remediation @ Floodwall	\$ 16,004.02	\$ 102,994.52	\$ 22,374.02	8/1/2003	Sheri Kyras	5
4	Fuel Storage Credit	\$ (2,024.61)	\$ 100,969.91	\$ 24,398.63	8/1/2013	Sheri Kyras	5
5	Conduit/Electrical Repair @ Sewer Trenches	\$ 2,477.21	\$ 103,447.12	\$ 26,875.84	8/1/2013	Steve Schainker	5
6	Utilities at Flood Gates	\$ 19,748.86	\$ 123,195.98	\$ 46,624.70	8/15/2013	Melissa Mundt	5
7	LEED Scorecard	\$ -	\$ 123,195.98	\$ 46,624.70	8/15/2013	Melissa Mundt	
8	Dual Dispenser Fueling	\$ 9,979.87	\$ 133,175.85	\$ 56,604.57	8/27/2013	City Council	
9	Bus Lift Pit Extension	\$ 19,163.36	\$ 152,339.21	\$ 19,163.36	8/28/2013	Sheri Kyras	
10	Waterline Relocation/Replacement	\$ 88,723.02	\$ 241,062.23	\$ 129,580.54	9/24/2013	City Council	
11	Waterproofing Lift Pits	\$ 3,470.04	\$ 244,532.27	\$ 3,470.04	9/25/2013	Sheri Kyras	
12	Revisions to South Floodwall	\$ 2,795.82	\$ 247,328.09	\$ 6,265.86	9/25/2013	Sheri Kyras	
13	Reinforcing in Concrete	\$ 2,748.90	\$ 250,076.99	\$ 9,014.76	9/25/2013	Sheri Kyras	
14	Power Cable at Fuel Pumps	\$ 2,142.58	\$ 252,219.57	\$ 11,157.34	9/25/2013	Sheri Kyras	
15	Penthouse Framing Modifications	\$ 676.28	\$ 252,895.85	\$ 11,833.62	9/25/2013	Sheri Kyras	
16	Site Lighting Removal at S. Floodwall	\$ 3,230.48	\$ 256,126.33	\$ 15,064.10	9/25/2013	Sheri Kyras	
17	Replacement of Concrete at S. Intake	\$ 3,584.50	\$ 259,710.83	\$ 18,648.60	9/25/2013	Sheri Kyras	
18	Curb Cut or Moving of South Flood Wall	\$ 22,208.92	\$ 281,919.75	\$ 40,857.52	9/26/2013	Melissa Mundt	
19	FSC Lumber	\$ 1,884.30	\$ 283,804.05	\$ 42,741.82	9/26/2013	Melissa Mundt	
20	Cooling Tower Chilled Water Connection	\$ 75,796.53	\$ 359,600.58	\$ 118,538.35		City Council	
21	Alternate Fuel Charging Station	\$ 6,000.00	\$ 365,600.58	\$ 6,000.00		Sheri Kyras	
22	Development Review - Landscaping/Dumpster Redesign	\$ 13,699.53	\$ 379,300.11	\$ 19,699.53		Sheri Kyras	
23	Headers for OH Doors	\$ 4,628.16	\$ 383,928.27	\$ 24,327.69		Sheri Kyras	
24	Switch to Unpainted Ductwork	\$ (583.44)	\$ 383,344.83	\$ 24,911.13		Melissa Mundt	
25	Sewer Changes at S. Floodgate	\$ 8,000.00	\$ 391,344.83	\$ 32,911.13		Melissa Mundt	
26	Changes to OCS O1 @ Cooling Towers	\$ 10,000.00	\$ 401,344.83	\$ 42,911.13		Melissa Mundt	
27	CMU at Door 14/Move Light at Door 14 for Guillotine	\$ 30,000.00	\$ 431,344.83	\$ 72,911.13		City Council	
28	Controls Replacement by Wash Bay	\$ 12,000.00	\$ 443,344.83	\$ 84,911.13		Sheri Kyras	
	<b>Total</b>	<b>\$ 443,344.93</b>					

Contingency **\$ 362,120.00**  
Contingency Remaining **\$ (81,224.93)**

Estimated Dollars



# AIA Document G701™ – 2001

## Change Order

<b>PROJECT</b> <i>(Name and address):</i> CyRide Bus Facility Expansion, Ames, IA	<b>CHANGE ORDER NUMBER:</b> 010 <b>DATE:</b> September 9, 2013	<b>OWNER:</b> <input checked="" type="checkbox"/> <b>ARCHITECT:</b> <input checked="" type="checkbox"/> <b>CONTRACTOR:</b> <input checked="" type="checkbox"/> <b>FIELD:</b> <input type="checkbox"/> <b>OTHER:</b> <input type="checkbox"/>
<b>TO CONTRACTOR</b> <i>(Name and address):</i> Henkel Construction Company 208 East State Street Mason City, Iowa 50401	<b>ARCHITECT'S PROJECT NUMBER:</b> 14577878 <b>CONTRACT DATE:</b> March 11, 2013 <b>CONTRACT FOR:</b> General Construction	

**THE CONTRACT IS CHANGED AS FOLLOWS:**

*(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives)*  
8" Waterline replacement - Remove, replace and reinstall 8" water line to a depth meeting Iowa State University standards in the area identified in the sketch CCD004 dated 06/05/2013 and Henkel COR#06 dated 8/22/2013. Verify final location, depth, extent of work and connections in the field. Reuse suitable materials including piping, flanges, valves, hydrants, bedding or backfill materials. Relocate the 8" unmarked water main struck during Geopier installation at the building footprint and reroute around building to avoid conflict with footings, including charges for the emergency repair.

The original Contract Sum was	\$ 4,489,000.00
The net change by previously authorized Change Orders	\$ 152,339.31
The Contract Sum prior to this Change Order was	\$ 4,641,339.31
The Contract Sum will be increased by this Change Order in the amount of	\$ 88,723.02
The new Contract Sum including this Change Order will be	\$ 4,730,062.33

The Contract Time will be increased by Zero (0) days.  
The date of Substantial Completion as of the date of this Change Order therefore is June 1, 2014

**NOTE:** This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

**NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.**

<u>URS Corporation</u> <b>ARCHITECT</b> <i>(Firm name)</i>	<u>Henkel Construction Company</u> <b>CONTRACTOR</b> <i>(Firm name)</i>	<u>Ames Transit Agency</u> <b>OWNER</b> <i>(Firm name)</i>
100 South Fifth Street, Suite 1500, Minneapolis, Minnesota 55402	208 East State Street, Mason City, Iowa 50401	1700 University Boulevard, Ames, Iowa 50010
<b>ADDRESS</b>	<b>ADDRESS</b>	<b>ADDRESS</b>
<u></u> <b>BY</b> <i>(Signature)</i>	<u></u> <b>BY</b> <i>(Signature)</i>	<u></u> <b>BY</b> <i>(Signature)</i>
Peter Styx, AIA, LEED AP BD+C <i>(Typed name)</i>	Gary J. Schmit, President <i>(Typed name)</i>	<u></u> <i>(Typed name)</i>
<u>9/10/13</u> <b>DATE</b>	<u>9-11-13</u> <b>DATE</b>	<u></u> <b>DATE</b>