

**LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT
CONTRACT CHANGE ORDER**

Page 1 of 2

R-480-2017
Original R-133-2017
Contract # 054-2017

Date:	June 30, 2017
Project:	Black & Williams Center Roof Replacement & Repairs
Location:	498 Georgetown St
Contract No.	054-2017
Original Contract Amt.	\$207,890.00
Cumulative Amount of Previous Change Orders	\$17,359.00
Percent Change - Previous Change Orders	8.35%
Total Contract Amount Prior to this Change Order	\$225,249.00
Change Order No.	2

To (Contractor):
Tri-State Roofing & Sheet Metal Company
1624 Old Frankfort Pike
Lexington, KY 40504

You are hereby requested to comply with the following changes from the contract plans and specification;

Current Change Order

Item No.	Description of changes-quantities, unit prices, change in completion date, etc.	Decrease in contract price	Increase in contract price
1	Additional Masonry Repairs and 42 calendar days	\$0.00	\$29,800.00
	Total decrease	\$0.00	
	Total increase		\$29,800.00
	Net Amount of this Change Order	\$29,800.00	
	New Contract Amount Including this Change Order	\$255,049.00	
	Percent Change - This Change Order		14.33%
	Percent Change - All Change Orders		22.68%

The time provided for the completion in the contract and all provisions of the contract will apply hereto.

Recommended by	<i>Jessica Walker</i> JESSICA WALKER (Project Manager)	Date	6/30/17
Reviewed / Accepted by	<i>Margaret Smith</i> (Consultant)	Date	7-3-17
Accepted by	<i>Bryce Bregman</i> (Contractor)	Date	6/30/17
Approved by	<i>OP</i> (Director)	Date	7-2-17
Approved by	<i>Jeffrey Reed</i> (Commissioner)	Date	6/30/17
Approved by	<i>Jim Gray</i> (Mayor or CAO)	Date	Jul 11 2017

JUSTIFICATION FOR CHANGE

PROJECT: Black & Williams Center Roof Replacement & Repairs

CONTRACT NO. 054-2017

CHANGE ORDER #: 2

1. Necessity for change: Gilpin Masonry had long term concerns for parapet walls. The area needing repair is the southwest corner of the building along the front wall approximately 25 feet from the coping to the second floor window lintel, and along the side wall at Booker Street approximately 20 feet from the coping down approximately twelve courses of brick including the stone belt course. See attached correspondence for conditions and scope of work. Cost of this work is \$29,800.00 and an additional 42 calendar days to the construction schedule.
2. Is proposed change an alternate bid? ___ Yes X No
3. Will proposed change alter the physical size of the project? ___ Yes X No
If "Yes", explain.
4. Effect of this change on other prime contractors: N/A
5. Has consent of surety been obtained? ___ Yes X Not Necessary
6. Will this change affect expiration or extent of insurance coverage? ___ Yes X No
If "Yes", will the policies be extended? ___ Yes ___ No
7. Effect on operation and maintenance costs: N/A
8. Effect on contract completion date: additional 42 calendar days to the construction schedule



 Mayor



 Date

Jessica Walker

From: Greg Meegan <gmeegan@tri-stateservice.com>
Sent: Friday, June 30, 2017 8:26 AM
To: Jessica Walker; 'Margie Jacobs'
Cc: Jamshid Baradaran; Jim Powell
Subject: RE: Additional Masonry Repair

[EXTERNAL] Use caution before clicking links and/or opening attachments.

Jessica:

Per your request, below is itemized pricing for the additional masonry repairs. Please let me know if the description with each item is all you need to itemize the scope.

As we mentioned, this work will take an additional 5-6 weeks to complete.

Let me know if you have any questions...

Scaffold Erection, Removal, Rental	\$ 6,900.00
Masonry Equipment Rental	\$ 3,700.00
Masonry Labor	\$ 12,200.00
Roof Labor	\$ 4,900.00
Roof Material	<u>\$ 2,100.00</u>
	\$ 29,800.00

I'm available anytime in the event you need my signature.

Thanks,

Greg Meegan
Tri-State Roofing & Sheet Metal Company
1624 Old Frankfort Pike
Lexington, KY 40588

Phone: 859 233-4546
Cell: 859 338-9071



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From: Margie Jacobs [mailto:margie@thjarch.com]

Sent: Wednesday, June 21, 2017 2:15 PM

To: Jim Powell <jpowell@lexingtonky.gov>; Jessica Walker <jwalker3@lexingtonky.gov>; 'Greg Meegan' <gmeegan@tri-stateservice.com>

Cc: Jamshid Baradaran <jbaradaran@lexingtonky.gov>

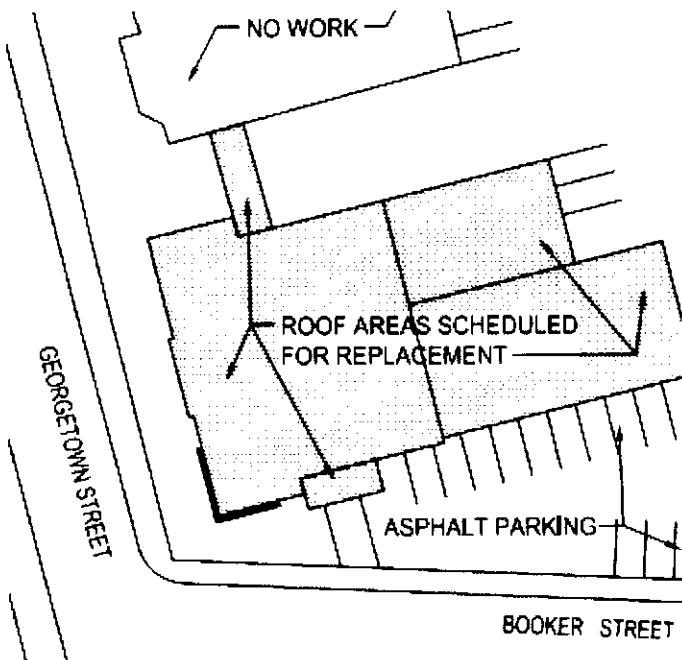
Subject: RE: Additional Masonry Repair

GREG: Please identify the time required to complete the additional work.

JESSICA / JIM: I am forwarding communications from Greg Meegan sent in response to your request for Gil Gilpin to identify locations where additional masonry repairs are needed.

I have identified the areas, as I understand if from Greg's message, on the key plan below.

Please let me know if you have questions – and/or whether or not you would like to accept this proposal, pending receipt from Greg on the time required to complete the additional work.



Thanks to all –

margie

From: Greg Meegan [<mailto:gmeegan@tri-stateservice.com>]

Sent: Tuesday, June 20, 2017 10:44 AM

To: 'Margie Jacobs' <margie@thjarch.com>

Subject: Additional Masonry Repair

Margie:

Good Morning... At our last progress meeting, it was reported that Gilpin Masonry had long term concerns for parapet walls at the Black & Williams Center. Based on that report, the request was made to get specific recommendations from Gilpin. The following is Gilpin's scope and the cost for repairs.

This request is for the southwest corner of the building. The area is from the southwest corner along the front wall approximately 25 feet. It goes from the coping to the second floor window lintel. The second wall is from the southwest corner along the side wall at Booker Street approximately 20 feet. This area is from the coping down approximately twelve courses of brick including the stone belt course.

The price is assuming the inner wythe of brick will remain in place and no work is included in this price. The current roof repairs have already covered the coping and inner wall with membrane. This will be damaged to remove and reset the coping. If the inner wythe is relayed, more of the roof fabric will be disturbed.

This work must be done from scaffolding because of the size of the wall being rebuilt. This will require the owner having the electric service at this corner modified by the utility company. It is currently anchored into the brick with will be removed.

The side wall coping has bowed outward approximately 1.5" and the brick another .5" past that. On the front wall, the coping has remained straight but the brick have moved outward approximately 2". An examination of the parapet wall shows the original mortar has deteriorated severely and has no strength remaining. The sections we have already repaired were so damaged that the mortar was little more than dust, no bond remained. The parapet was repointed in the past but it was shallow and only serves to prevent the deteriorated mortar from being eroded from the wall. This section has moved and is likely to fall in the future. The remainder of the parapet mortar is similar but the brick have not moved as significantly as this section.

The Roofing portion of this project will include the removal and reinstallation of the flashing in the estimated 45' area of repair.

Masonry Repair Price:	\$22,900.00
Roof Repair:	\$6,900.00

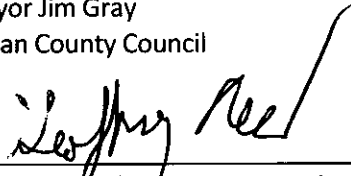
Please let me know if you have any questions. We can meet on-site with Gilpin Masonry if necessary.

Thanks,

Greg Meegan
Tri-State Roofing & Sheet Metal Company
1624 Old Frankfort Pike



TO: Mayor Jim Gray
Urban County Council

FROM: 
Geoffrey Reed, Commissioner, General Services

CC: Jamshid Baradaran, Director, Facilities and Fleet Management
Jessica Walker, Administrative Officer, General Services
Jim Powell, Project Manager, Facilities Management
Sandra Lopez, Administrative Officer, General Services

DATE: June 30, 2017

SUBJECT: Request a Resolution authorizing the Mayor, on behalf of the Urban County Government, to execute Change Order No. Two (2) to the Contract with Tri-State Roofing and Sheet Metal Co., for the Black & Williams Center Roof Replacement & Repairs Project, increasing the contract price in the amount of \$29,800.00 from \$225,249.00 to \$255,049.00 with a 42 calendar day extension to the construction schedule.

Request

Authorization to: Execute Change Order #2 with Tri-State Roofing and Sheet Metal Co. in the amount of \$29,800.00 with a 42 calendar day extension to the construction schedule for the Black & Williams Center Roof Replacement & Repairs Project Contract #054-2017. The new contract amount including this change order is \$255,049.00.

Why are you requesting? Necessity for change: Gilpin Masonry had long term concerns for parapet walls. The area needing repair is the southwest corner of the building along the front wall approximately 25 feet from the coping to the second floor window lintel, and along the side wall at Booker Street approximately 20 feet from the coping down approximately twelve courses of brick including the stone belt course. See attached correspondence for conditions and scope of work. Cost of this work is \$29,800.00 and an additional 42 calendar days to the construction schedule.

Department needs this action completed because: To adjust the contract as required for construction.

What is the cost in this budget year and future budget years?

The cost for this FY is: \$29,800.00

The cost for future FY is: N/A



Are the funds budgeted?

The funds are budgeted or a budget amendment is in process: Budgeted

Account number:

FUND	DEPT ID	SECTION	ACCOUNT	BUDGET REF	AMOUNT
2607	707201	0001	76101	2017	\$29,800.00

File Number: Tri-State Roofing and Sheet Metal Co. Contract #054-2017

Commissioner/ Director: Geoffrey Reed, Commissioner, General Services
Jamshid Baradaran, Director, Facilities and Fleet Management

