City of Carroll

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MEMO TO: Honorable Mayor and City Council Members

FROM: Mike Pogge-Weaver, City Manager MP-W

DATE: August 22, 2019

SUBJECT: Carroll Public Library/Carroll City Hall
Change Order No. 7

During construction at the Library site and the future City Hall site, there were a number of unexpected items that were discovered that needed to be addressed. The items are detailed in the attached, proposed Change Order No. 7 and summarized as follows:

East Stair Final Time & Materials	$19, 738.00
East Wall Time & Materials	$40,262.00
Council Desk Modifications Related to Floor Conditions	$1,622.00
Total Change Order No. 7	$61,622.00

The proposed Change Order No. 7 also adds 20 working days to the contract for completion of the City Hall portion of the project and no days for the Library portion of the project. The completion date of City Hall is November 1, 2019 and the completion date for the Library is January 24, 2020 at this time.

The effect of the proposed Change Order No. 7 on the Contract is as follows:

	Cost	City Hall Completion Date	Library Completion Date
Original Contract	$ 4,526,100.00	August 2, 2019	October 25, 2019
Change Order No. 1 (Approved)	$ 29,087.00	9 days	0 days
Contract with Change Order #1	$ 4,555,187.00	August 11, 2019	October 25, 2019
Change Order No. 2 (Approved)	$ 56,451.00	8 days	11 days
Contract with Change Order #2	$ 4,611,638.00	August 21, 2019	November 11, 2019
Change Order No. 3 (Approved)	$ 86,606.00	21 days	25 days
Contract with Change Order #3	$ 4,698,244.00	September 20, 2019	December 17, 2019
Change Order No. 4 (Approved)	$ 38,363.00	11 days	4 days
Contract with Change Order #4	$ 4,736,607.00	October 1, 2019	December 19, 2019
Change Order No. 5 (Approved)	$ 17,800.00	2 days	8 days
Contract with Change Order #5	$ 4,754,407.00	October 3, 2019	January 2, 2020
Change Order No. 6 (Approved)	$ 63,267.00	No days	16 days
Contract with Change Order #6	$ 4,817,674.00	October 3, 2019	January 24, 2020
Change Order No. 7 (Proposed)	$ 61, 622.00	20 days	No days
Contract with Change Order #7	$4,879,296.00	November 1, 2019	January 24, 2020

The budget for the Carroll Public Library/Carroll City Hall included a planned construction contingency of $362,088.00. After approval of the sixth change order, $70,514.00 of the planned construction contingency remains. If the seventh change order is approved, $8,892.00 of the construction contingency will remain for the project.

RECOMMENDATION: Mayor and City Council consideration and approval of Change Order No. 7 to the Carroll Public Library/Carroll City Hall project in the amount of $61,622.00.