

LEGISLATIVE FILE

File ID No. 13-0143

Introduction Date 1-23-13

Enactment No. 13-0255

Enactment Date 1-23-13

By [Signature]

OAKLAND UNIFIED SCHOOL DISTRICT
Office of the Board of Education
January 23, 2013

To: Board of Education

From: Tony Smith, Ph.D., Superintendent
Timothy E. White, Associate Superintendent of Planning & Management,
Building & Grounds and Custodial Services



Subject: Change Order No. 03 with Alten Construction , Inc for Montera Fire Alarm Replacement in an amount of (\$13,735.00) decreasing the current contract from \$741,814.00 to \$728,079.00.

ACTION REQUESTED

Authorize the President and Secretary of the Board to enter into and execute Change Order No. 03 on behalf of the District with Alten Construction, Inc. for additional work due to District requested improvements and DSA or Agency requested changes to Montera Fire Alarm Replacement in the amount not to exceed (\$13,735.00) decreasing the current contract from \$741,814.00 to \$728,079.00.

BACKGROUND

The scope of work for the original contract was to provide modernization construction services for the **Montera Fire Alarm Replacement**. Funding for the project is General Obligation Bonds-Measure B.

All costs associated with this change order have been thoroughly monitored and documented by the Architect, Inspector of Record, and Project Manager.

All changes pertaining to this change order, amount to -1.92% of original contract sum, have been categorized as to source. Percentage figures relate amount of change (by source), to the original contract sum of \$714,300.00.

	Amount \$	Percent %
Changes Due to Owner Requested Change		
<i>(Preliminary Change Order Nos. 7)</i>	(\$13,735.00)	-1.92%
TOTAL	(\$13,735.00)	-1.92%

DISCUSSION

Under a separate series of actions not related to this change order approval, the District will review and adjust the consultant fees to acknowledge costs resulting from their errors and omissions.

Original Contract Sum:	\$714,300.00
Sum of previously approved Change Orders:	\$ 27,514.00
Contract sum prior to this Change Order:	\$741,814.00
Cost of current Change Order No. 03	(\$ 13,735.00)
New Contract Sum:	\$728,079.00
Current Change Order(s) as % of contract	-1.92%
Contract completion date as of this Change Order No. 03	No Change

RECOMMENDATION

Authorize the President and Secretary of the Board to enter into and execute Change Order No. 03 on behalf of the District with Alten Construction, Inc. for additional work due to District requested improvements and DSA or Agency requested changes to Montera Fire Alarm Replacement in the amount not to exceed (\$13,735.00) decreasing the current contract from \$741,814.00 to \$728,079.00.

All remaining portions of the agreement shall remain in full force and effect as originally stated.

FUNDING SOURCE

The funding source for this change order is the General Obligation Bonds- Measure B. The scope of work is included in the Board of Education approved total budget for the Montera Fire Alarm Replacement. The total budget for this project is \$728,079.00.

ATTACHMENT

Change Order No. 03 which includes: Montera Fire Alarm Replacement PCO (Preliminary Change Order) Number: 7

Key Codes: 2119901813-6271

OAKLAND UNIFIED SCHOOL DISTRICT

Division of Facilities Planning and Management - Phone 510-879-8385 - FAX 510-879-1860

CHANGE ORDER NO. 03 INCREMENT 2.

#09

PROJECT: Montera
Fire Alarm Replacement

DATE: 10/11/2011

OWNER: Oakland Unified School District

DSA FILE NO.: 1-29

CONTRACTOR: Alten Construction, Inc.
720 12th Street
Richmond, CA 94801

DSA APP NO.: 01-110288

OUSD PROJECT#: 07020

PROJECT MGR.: John Esposito

File ID Number: 13-0143
 Introduction Date: 1-23-13
 Enactment Number: 13-0255
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 By: *[Signature]*

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
 Net Change by previously authorized Change Orders
 The Contract sum prior to this change order
 The Contract sum will be increased/decreased
 The New Contract Sum including the Change Order will be
 Change Order percentage of base contract
 The Contract is changed by **(0) Zero Calendar Days**
 Contract completion date as of this Change Order therefore is:

V058657


1

\$714,300.00
 \$27,514.00
 \$741,814.00
 (\$13,735.00)
 \$728,079.00
 -1.92%
 0 days
 7/5/2011

David Kakishiba, President, Board of Education

Summary reference attached items : 7

[Signature]
Edgar Rakestraw, Secretary,

<p>Approved: Architect of Record</p> <div style="text-align: center;">  </div> <p>Signature: _____ Date: 10/20/11</p>	<p>Approved: Board of Education General Contractor</p> <p style="text-align: center;"><i>[Signature]</i></p> <p>Signature: _____ Date: 10/20/11</p>	<p>Approved: Director of Facilities</p> <p style="text-align: center;"><i>[Signature]</i></p> <p>Signature: _____ Date: _____</p> <p>Approved: Asst. Superintendent</p> <p style="text-align: center;"><i>[Signature]</i></p> <p>Signature: _____ Date: _____</p>
<p>Approved: Electrical or Structural Engineer</p> <p>Signature: _____ Date: _____</p>	<p>Approved: Mechanical Engineer</p> <p>Signature: _____ Date: _____</p>	<p>Approved: Division of the State Architect</p> <p>Signature: _____ Date: _____</p>

2119901813-6271

RECEIVED

11-10-11

OAKLAND UNIFIED SCHOOL DISTRICT

Division of Facilities Planning and Management - Phone 510-879-8385 - FAX 510-879-1860

Change Order 1-2 (Revised 1/19/2006)

SUMMARY OF CHANGE ORDER NO. 03

PROJECT:	Montera Fire Alarm Replacement	DATE:	10/11/2011
OWNER:	Oakland Unified School District	DSA FILE NO.:	1-29
CONTRACTOR:	Alten Construction, Inc. 720 12th Street Richmond, CA 94801	DSA APP NO.:	01-110288
		OUSD PROJECT#:	07020
		PROJECT MGR.:	John Esposito

1	PCO # 7	DEDUCT	(\$13,735.00)
		ADD/DEDUCT	

Description: Unused allowance balancing of contract.
Reason: This credit is to adjust the overall contract amount for allowance monies that were not used.
Requested By: 2 Owner Requested Change
DSA Prelim approval date:

CO #3 (1 PCO's)	
Total:	(\$13,735.00)

Change Order 2-2 (Revised 1/19/2006)

OAKLAND UNIFIED SCHOOL DISTRICT

Division of Facilities Planning and Management - Phone 510-879-8385 - FAX 510-879-1860

PRELIMINARY CHANGE ORDER NO. 7

PROJECT: **Montera**
Fire Alarm Replacement

DATE: **10/12/2011**

CONTRACTOR: **Alten Construction, Inc.**

DSA FILE: **1-29**

PROJECT MGR: **John Esposito**

DSA APP: **01-110288**

OUSD PROJ: **07020**

You are hereby directed to make the indicated change(s) in the Contract. When signed by the Owner and received by the Contractor, this document becomes effective immediately and the Contractor shall proceed as with the changes described below. An official change order shall be issued to follow up on this preliminary change proposal as soon as possible.

CONTRACTOR TO COMPLETE THIS SECTION ONLY

DESCRIPTION:

Unused allowance balancing of contract.
The existing contract had a contingency allowance of \$50,000. AED's 1-6 only utilized \$36,265. A credit of <\$13,735> is required to balance the contract.

CODE: 2 Owner Requested Change

REASON:

This credit is to adjust the overall contract amount for allowance monies that were not used.

ATTACHMENTS: Finalized AED & PCO Log

Amount of Change: ADD DEDUCT Final Price: \$13,735.00
 Lump Sum Time / Materials Not To Exceed Date: 10/20/11
 Contractor to proceed with work described herein, cost not to exceed (\$13,735); final cost to be determined after review and negotiation.
Time Extension: 0 calendar days

INITIATED BY: [Signature] 10/20/11
Architect of Record Date

REVIEWED BY: [Signature] 10/20/11
Project Manager Date

ACKNOWLEDGED BY: [Signature] 10/20/11
Contractor Date

OAKLAND UNIFIED SCHOOL DISTRICT APPROVAL
[Signature] 11/1/11
Director of Facilities Date

[Signature]
Assistant Superintendent Date



OAKLAND UNIFIED
SCHOOL DISTRICT

Oakland Unified School District
Capital Improvement Program

Project AED / PCO Summary Log



Community Schools, Thriving Students

Monterey Fire Alarm Replacement - No. 07020

AED No.	GC COR	Subject	Contractor Proposal / N.T.E.	OUSD Review Estimate (\$)	Δ (\$)	Δ %	Approved Amount	Status
1	1	VOID, See PCO #1	\$ -	\$ -	\$ -	#DIV/0!		VOID
2	2	VOID, See PCO #2	\$ -	\$ -	\$ -	#DIV/0!		VOID
3	3	VOID, See PCO #5	\$ -	\$ -	\$ -	#DIV/0!		VOID
4	4	RFI #92 - Fire Alarm Conduit at Portables 2 & 3	\$ 5,860.00	\$ 5,818.00	\$ 42.00	0.7%	\$ 5,818.00	Completed
5	5	Fire Alarm Acceleration at Administration Building	\$ 2,212.00	\$ 2,189.00	\$ 23.00	1.1%	\$ 2,212.00	Completed
6	6	F/S Damper Disconnects - Pending	\$ 5,801.00	\$ -	\$ 5,801.00	#DIV/0!		VOID
7	7	Fire Alarm Overtime	\$ 29,585.00	\$ 27,509.00	\$ 2,076.00	7.5%	\$ 27,509.00	Completed
8	8	VOID, See PCO #3	\$ -	\$ -	\$ -	#DIV/0!		VOID
9	9	RFI #89 - Deleted Smoke Detector at Corridor 122	\$ (322.00)	\$ -	\$ (322.00)	#DIV/0!	\$ (322.00)	Approved
10	10	VOID, See PCO #4	\$ -	\$ -	\$ -	#DIV/0!		VOID
11	11	VOID, See PCO #6	\$ -	\$ -	\$ -	#DIV/0!	\$ -	VOID
12	12	Underground FA Conduit Between Buildings 300 - 400	TBD	\$ -	\$ -	#VALUE!	\$ -	Pricing
13	13	RFI #189 - Damaged FA Device in Room 515	\$ 281.00	\$ -	\$ -	-100.0%	\$ 281.00	Approved
14	14	Dialer Programming on Overtime	\$ 767.00	\$ 767.00	\$ -	0.0%	\$ 767.00	Approved

\$36,265.00 \$ 36,283.00 -\$18.00 \$ 36,265.00

AED No.	GC COR	Subject	Contractor Proposal / N.T.E.	OUSD Review Estimate (\$)	Δ (\$)	Δ %	Approved Amount	Status
PCO No.	GC COR	Subject	Contractor Proposal / N.T.E.	OUSD Review Estimate (\$)	Δ (\$)	Δ %	Approved Amount	Status
1	1	RFI # 62 - Move FA Panel	\$ 2,330.00	\$ 2,313.00	\$ 17.00	0.7%	\$ 2,330.00	Completed
2R1	2R1	RFI #45 - Added Heat Detectors Admin Ceiling	\$ 15,656.00	\$ 15,830.00	\$ (174.00)	1.1%	\$ 15,656.00	Completed
3	8	RFI #31 - Delete 9 Fire Alarm Strobes in Girl's Locker Room	\$ (3,597.00)	\$ (3,769.00)	\$ 172.00	4.8%	\$ (3,597.00)	Completed
4	10	ASI #10 - Delete Heat Detectors Above Practice Room in Building 100	\$ (1,689.00)	\$ (1,330.00)	\$ (359.00)	27.0%	\$ (1,689.00)	Completed
5	3	ASI #5 - Fire Alarm Changes	\$ 10,159.00	\$ 10,129.00	\$ 30.00	0.3%	\$ 10,129.00	Completed
6	11	RFI #132 - Building 500 Restroom Heat Detectors	\$ 4,685.00	\$ 4,685.00	\$ -	0.0%	\$ 4,685.00	Completed

\$27,514.00 \$ 42,471.00 \$ (14,957.00) \$ 27,514.00

GKK/McCarthy/TAG

Oakland Unified School District
Facilities Planning and Management
955 High Street
Oakland, CA 94601
(510) 879-8385
(510) 879-1860

LETTER OF TRANSMITTAL

Date	Thursday, November 17, 2011
To	Facilities Accounting
Address	955 High Street Oakland, CA 94601
Attention	Susie BB
Regarding	Change Order No. 3
Project #	07020
Project Name:	Montera Fire Alarm Replacement

Delivered Via: Pick-Up
Package Transmitted: For Approval

Copies	Date	Description
1	10/11/2011	Change Order No. 3

REMARKS:

CHANGE ORDER ROUTING FORM

Project Information					
Project Name	Montera Fire Alarm Replacement Project	Site	Montera Middle School		
Basic Directions					
Services cannot be provided until the contract is fully approved and a Purchase Order has been issued.					
Attachment Checklist	<input type="checkbox"/> Proof of general liability insurance, including certificates and endorsements, if contract is over \$15,000 <input type="checkbox"/> Workers compensation insurance certification, unless vendor is a sole provider				

Contractor Information					
Contractor Name	Alten Construction	Agency's Contact	Bob Alten		
OUSD Vendor ID #	V059657	Title	Project Manager		
Street Address	720-12 th Street	City	Richmond	State	CA Zip 94801
Telephone	510-658-7225	Policy Expires	12/10/2010		
Contractor History	Previously been an OUSD contractor? <input type="checkbox"/> Yes <input type="checkbox"/> No		Worked as an OUSD employee? <input type="checkbox"/> Yes <input type="checkbox"/> No		
OUSD Project #	07020				

Term			
Date Work Will Begin	06/24/2010	Date Work Will End By <small>(not more than 5 years from start date)</small>	7/5/2012

Compensation			
Total Contract Amount	\$	Total Contract Not To Exceed	\$728,079.00
Pay Rate Per Hour (If Hourly)	\$	If Amendment, Changed Amount	(\$13,735.00)
Other Expenses		Requisition Number	

Budget Information				
<i>If you are planning to multi-fund a contract using LEP funds, please contact the State and Federal Office before completing requisition.</i>				
Resource #	Resource Name	Org Key	Object Code	Amount
9399, 9599, 9699	Measure B	2119901813	6271	(\$ 13,735.00)
				\$

Approval and Routing (in order of approval steps)						
Services cannot be provided before the contract is fully approved and a Purchase Order is issued. Signing this document affirms that to your knowledge services were not provided before a PO was issued.						
1.	Division Head	Charles Love	Phone	510-535-7081	Fax	510-535-7082
	Capital Program Contract & Accounting Manager					
	Signature		Date Approved	12-19-12		
2.	General Counsel, Department of Facilities Planning and Management					
	Signature				Date Approved	
3.	Assistant Superintendent, Facilities Planning and Management					
	Signature				Date Approved	
4.	President, Board of Education					
	Signature				Date Approved	