

**PUBLIC WORKS DEPARTMENT
MEMORANDUM #2018 – 42**

DATE: July 9, 2018
TO: Honorable Mayor Carol Dodge and City Council Members
FROM: Robert Webber, MBA – Interim City Manager *RW*
Nathan Haasis, P.E. – Interim Operations Manager *NH*
SUBJECT: CR – 90 - Northglenn Justice Center Road/Traffic Signal Improvements
Change Order for Asphalt Pavement

PURPOSE

City Council will be considering a Resolution to approve a Change Order to the GMP to complete the roadway and traffic signal improvements necessary to operate the Northglenn Justice Center.

BACKGROUND

The Justice Center construction project was initiated and approved through City Council on March 27, 2017. FCI Constructors provided the City with a Guaranteed Maximum Price (GMP) to complete all site work and the building construction. Ground breaking occurred April 14, 2017.

ROADWAY/TRAFFIC SIGNAL

The pavement in front of the Justice Center on Community Center Drive has settled, and in need of repair prior to the Justice Center opening. A full depth asphalt reclamation has been recommended by the design consultant. In addition, the new traffic signal will create a stopping condition on the pavement that was not present before the traffic signal was installed. This will cause further damage to the pavement if left untreated.

On October 23rd, 2017, Council approved an Addendum to the Justice Center's contract to construct the new traffic signal and roadway improvements. At that time, it was believed by the construction team that revisiting the asphalt in 2018 would produce a lower price for the asphalt work.

On June 25th, 2018 Council approved the supplemental appropriation, authorizing the use of premium from the bond sale for the Justice Center project. Although the funding for the project was approved, the change order for the intersection work also requires council approval. We are requesting approval of this Change Order after work has begun due to the following reasons. 1.) The paving contractor has notified us that the July 5th start date is the only date they can guarantee asphalt availability. 2.) Road Closure information and detour signs have been in place for two weeks and to reschedule the work would be very costly and confusing to motorists. 3.) The Justice Center is scheduled to have the Grand Opening and start operations September 11. If the work is not completed as scheduled the work would have to occur after the Justice Center is open.

BUDGET IMPLICATIONS

The cost to provide construction services for asphalt paving work is \$107,632.13. The services will be expensed to the CIP-Northglenn Justice Center Fund.

RECOMMENDATION

Northglenn Justice Center
July 9, 2018

Attached to this memorandum is a Resolution that, if approved, would authorize the Mayor to execute a contract addendum between the City of Northglenn and **FCI Constructors, Inc.** for construction services in the amount not to exceed **\$107,632.13**, to be added to the GMP.

Staff recommends approval of this Resolution.

STAFF REFERENCE

Robert Webber, MBA, Interim City Manager

rwebber@northglenn.org 303.450.4077

Nathan Haasis P.E., Interim Operations Manager

nhaasis@northglenn.org 303.450.8837

ATTACHMENT

PCO 029

CHANGE ORDER #17 TO CMAR CONTRACT

TO: City Manager

FROM: Engineering Division

SUBJECT: Northglenn Justice Center

Project Name

Northglenn Justice Center

Project Description

The Justice Center construction project was initiated and approved through City Council on March 27, 2017. FCI Constructors provided the City with a Guaranteed Maximum Price (GMP) to complete all site work and the building construction.

The Building Construction Team:

- City of Northglenn, Owner
- Hoeffler Wysocki Architects (HWA), architecture and engineering
- FCI Constructors, Inc. (FCI), construction manager

The pavement in front of the Justice Center on Community Center Drive has settled, for whatever reason. A full depth asphalt reclamation has been recommended by the design consultant. In addition, the new traffic signal will create a stopping condition on the pavement that was not present before the traffic signal was installed. This will cause further damage to the pavement if left untreated.

On October 23rd, 2017, Council approved an Addendum to the Justice Center's contract to construct the new traffic signal and roadway improvements. At that time, it was believed by the construction team that revisiting the asphalt in 2018 would produce a better, lower, price for the asphalt work.

On June 25th, 2018 Council approved the supplemental appropriation, authorizing the use of premiums, from the bond purchase of the Justice Center project, back into the project.

It was mistakenly assumed this change order was approved with this supplemental appropriation. Paving contractors are at the peak of paving season and is difficult to schedule any work within one to two months of the scheduled time. This resulted in the decision to authorize the contractor to proceed with paving, before Council's approval of this change order.

Change Order Approval

City Council Approval

Contract Amount

Original Contract Amount:	\$48,456.00
Net Change by Previous Change Order:	\$20,597,667.02
Net Change by This Change Order:	\$107,632.13
New Contract Sum:	\$20,705,299.15

CHANGE ORDER #17 TO CMAR CONTRACT

Funding Source

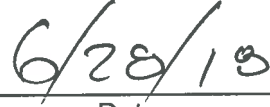
CIP-Northglenn Justice Center

Project Account Number

40-65-800-63999-9110-000



Nathan Haasis, P.E.
Project Manager



Date



PCO 029

Detailed, Grouped by Each Number (w/ PM, Arch, and Owner Approval)

Northglenn Justice Center 50 Community Center Dr. Northglenn, CO 80234	Project # 30-16-048 Tel: Fax:	FCI Constructors, Inc. - Frederick
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5/21/2018	Asphalt at the Intersection	Pending Signature
Category	Reference	PCCO Number


Notes


See Attached Cost Comparison for the Asphalt replacement within the Intersection at 50 Community Center Drive. Scarify, Re-compact sub-grade and Fine Grade; removal of Asphalt Mat full Dept milling up to 7.5"; Replace with 10.5" Asphalt Paving 3", 3", and 2.5" Grade S-Rep. Includes Traffic Control; Saw-cutting, Excavations and Mobilization of all Trades


Itemized Details:

General Description	Quota Rec'd	Proposed
Description of Work: FCI Cost to Asphalt Intersection per Cost Comparison Dated 5/21/2018		\$101,225.00
Description of Work: 1.5% SD Insurance		\$1,518.38
Description of Work: 1% GL BR Insurance		\$1,027.43
Description of Work: .7% Bond		\$726.40
Description of Work: 3% Fee		\$3,134.92

Requested Days: 0
Total Change: 107,632.13

FCI PM Approval: 
Date: 5/21/2018

Owner Approval: 
Date: 6/28/18

Architect Approval: 
Date: 6/28/2018

This proposal includes work clearly itemized herein and attached sub-contractor quotes
Should delivery of materials effected by this change delay the work , time extension and General Conditions cost rights are reserved
The right to cumulative impact costs is reserved
This proposal is good for seven days from date of issuance

SPONSORED BY: MAYOR DODGE

COUNCILMAN'S RESOLUTION

RESOLUTION NO.

No. CR-90
Series of 2018

Series of 2018

A RESOLUTION APPROVING CHANGE ORDER NO. 17 TO THE CONSTRUCTION MANAGER CONTRACT, AS AMENDED, BETWEEN THE CITY OF NORTHGLENN AND FCI CONTRACTORS, INC. FOR ROADWAY IMPROVEMENTS FOR THE NORTHGLENN JUSTICE CENTER PROJECT

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF NORTHGLENN, COLORADO, THAT:

Section 1. Change Order No. 17 to the Construction Manager Contract, as amended, between the City of Northglenn and FCI Contractors, Inc., attached hereto, in an amount not to exceed \$107,632.13 for roadway improvements for the Northglenn Justice Center Project is hereby approved and the Acting City Manager is authorized to execute same on behalf of the City of Northglenn.

DATED, at Northglenn, Colorado, this _____ day of _____, 2018.

CAROL A. DODGE
Mayor

ATTEST:

JOHANNA SMALL, CMC
City Clerk

APPROVED AS TO FORM:

COREY Y. HOFFMANN
City Attorney

Change Order

Project: Northglenn Justice Center

Change Order #: 17

Date: June 28, 2018

To: FCI Constructors, Inc.
 4015 Coriolis Way
 Longmont, CO 80504

Contract Number: 2016-126

Contract Date: September 26, 2016

YOU ARE HEREBY DIRECTED TO MAKE THE FOLLOWING CHANGES TO THE ABOVE NAMED CONTRACT:

Item #	Description	Amount
	Asphalt at Intersection	
1	FCI Cost to Asphalt intersection per cost comparison Dated 5/21/2018	\$101,225.00
2	1.5% SD Insurance	\$1,518.38
3	1.0 % GL BR Insurance	\$1,027.43
4	0.7% Bond	\$726.40
5	3.0% Fee	\$3,134.92
Total		\$107,632.13

Contract Status Per This Change Order

Original Contract Sum	\$48,456.00
Net Change By Previous Change Orders	\$20,549,211.02
Contract Sum Prior To This Change Order	\$20,597,667.02
Net Change Made By This Change Order	\$107,632.13
New Contract Sum	\$20,705,299.15


The Time To Complete The Contract Is:


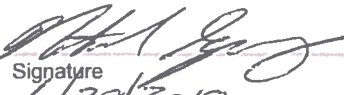
Unchanged x


Increased By _____ Days

Decreased By _____ Days

The Date Of Completion Is Now: _____

City of Northglenn
 Owner
 Robert Webber, MBA
 Name
 Interim City Manager
 Title

 Signature
 6/28/2018
 Date

FCI Constructors, Inc.
 Contractor

 Name
 PROJECT MANAGER
 Title

 Signature
 6/28/2018
 Date

City of Northglenn
 Engineer
 Nathan Haasis, P.E.
 Name
 Project Manager
 Title

 Signature
 6/28/18
 Date