

Board of Trustees Agenda Item

Board Meeting Date: July 2, 2012

Title of Item: Measure C Consent

Background and Analysis:

The aggregate of these items is: \$243,524

De Anza College –

- A) Sundt Construction, Inc. – Change Order #15 – Media and Learning Center - \$143,524
- B) The Ratcliff Architects – Revision #16 to Standard Agreement - \$100,000

Executive Director of Facilities, Operations, and Construction Management Charles Allen; Director, Bond Program Management, De Anza College, Tom Armstrong; Director, Bond Program Management, Foothill College, Art Heinrich; and Carmen Redmond, Director, Purchasing Services, recommend ratification/approval of the Measure C consent items

Submitted by:	Charles Allen, Executive Director, Facilities, Operations, & Construction Management
Additional contact names:	Tom Armstrong, Director, Bond Program Management, De Anza College, Art Heinrich, Director, Bond Program Management, Foothill College Gina Bailey, Senior Buyer, Purchasing Services
Is backup provided?	Yes

Title: Prime Contract Change Order #15

Vendor: Sundt Construction, Inc.

Agreement Date: December 17, 2010

Campus: De Anza College

Project Number: 261

Project Name: MEDIATED LEARNING CENTER

Amount: \$143,524

For: PCCO #15 revises the Facilities Lease Agreement between the District and Sundt Construction, Inc (SCI) by a net increase to the value of the Guaranteed Maximum Price (GMP). This change is for the following scope:

Architect-directed changes include revisions for additional suspended ceiling at classrooms, emergency vehicle paving concrete section increase, and fiber optic cabling revisions to Building A8 to ensure backbone connectivity. Owner-directed changes include replacement of deteriorating asphalt paving with new concrete flatwork at MLC/East Cottage entry for ADA compliance and visual continuity with adjacent flatwork, Cat 6/6a cabling upgrade, TV studio stage pin whip connections, added plywood to IDF/MDF rooms for future equipment placement, and irrigation extension to support existing trees along Campus Drive. Field Condition changes include adjustment to existing utility boxes for proper placement and drainage.

Total Change Order spending to date, including this change, is 1.97% of the original contract amount. Funding for this change is included in the current budget.

Action Requested: Approval



Prime Contract Change Order

Detailed, Based on Unit Prices, Architect - De Anza

261 - Mediated Learning Center

Project # 261

Gilbane/MAAS

Tel: Fax:

Date: 7/2/2012

To Contractor:

Sundt Construction, Inc.
2860 Gateway Oaks Drive
Suite 300
Sacramento, CA 95833

DSA Number

43-C2 110956

Project #

Ratcliff #27046.01

Contract Date:

12/17/2010

Contract Number: MC111053

Change Order Number: 015

The Contract is hereby revised by the following items:

PCO	Description	Amount
101	Bulletin #97 / COR 88R1 - Additional suspended ceiling at classrooms, and additional steel supports at projection screen lighting. Architect Directive.	\$29,872
126	Bulletin #118.1 / COR 91R1 - Provide Cat 6/6A product revision and additional cabling pathways. Owner and Architect Directive.	\$14,902
139	Bulletin #116 / COR 101 - Extend existing irrigation along NW roadway between Flint Garage & HWY 85. Owner directive.	\$22,229
141	Bulletin #137 / COR 118 - Provide stage pin whip connections at TV studio. Owner directive.	\$10,634
151	Bulletin #129 / COR 119 - Revise telecom fiber routing and connection at building A8. Architect directive.	\$8,124
153	Bulletin #144 / COR 113 - Replace existing deteriorating asphalt with concrete flatwork at East Cottage walkway for ADA compliance and visual continuity with adjacent flatwork. Owner Directive	\$27,481
167	Bulletin #99 / COR 112 - Add plywood to IDF/MDF room walls to allow for future wall mounted equipment per ETS request. Owner directive.	\$1,643
169	COR 111R1 - Revise fire access lane pavement type and concrete section to accommodate emergency vehicle weight loads. Architect directive.	\$24,167
170	Bulletin #135 / COR 114 - Provide additional area drain and storm sewer line at northeast entrance. Architect directive.	\$2,094
171	COR 115 - Relocate (9) existing utility boxes along east walkway. Field Condition.	\$2,378

The original Contract Value was.....	\$34,982,355
Sum of changes by prior Prime Contract Change Orders.....	\$545,098
The Contract Value prior to this Prime Contract Change Order was.....	\$35,527,453
The Contract Value will be changed by this Prime Contract Change Order in the amount of.....	\$143,524
The new Contract Value including this Prime Contract Change Order will be.....	\$35,670,977
The Contract duration will be changed by.....	0 Days
The revised Substantial Completion date as of this Prime Contract Change Order is.....	6/30/2012

The Contract documents are hereby amended to include the additional work described above. The contractor will furnish all labor, material and supervision to complete the work above. The contractor agrees to release the Owner from all additional costs, cost overruns, delay damages, whether known or unknown that arise out of this change order.

PCCO -

Detailed, Based on Unit Prices, Architect - De Anza with
DSA Number

Ratcliff Architects

ARCHITECT

5856 Doyle Street
Emeryville, CA 94608

Address

By Mike Matson

SIGNATURE _____

DATE _____

Sundt Construction, Inc.

CONTRACTOR

2860 Gateway Oaks Drive
Suite 300
Sacramento, CA 95833

Address

By Michael Whittaker

SIGNATURE _____

DATE _____

Foothill-De Anza Community College
District

OWNER

12345 El Monte Road
Los Altos Hills, CA 94022

Address

By Charles Allen

SIGNATURE _____

DATE _____

College Approval

By: Letha Jeanpierre

Signature _____

Date: _____

Title: Revision #16 to Standard Form of Agreement

Vendor: The Ratcliff Architects

Agreement Date: June 17, 2008

Campus: De Anza College

Project Number: 261

Project Name: Mediated Learning Center

Amount: \$100,000

For: Provide forty-five (45) calendar days of additional construction administration services to align with the extended project construction schedule and to provide all design services required to accomplish owners discretionary change list. Funding for this change is included in the current project budget.

Action Requested: Approval

The Ratcliff Architects – Revision #16

Revision #16 to the Standard Form of Agreement (Purchase Order #G979234) dated June 17, 2008 between Foothill-De Anza Community College District and The Ratcliff Architects.

DATE OF REVISION: July 2, 2012

SCOPE:

Provide construction administration services for the following:

- Align delivery of services for Ratcliff and its consultants with the forty-five (45) calendar day extension to the project construction schedule to achieve Substantial Completion by June 30, 2012. Services also include additional construction administration and design adjustments for District required discretionary changes to complete the construction phase of the project.

COMPENSATION:

Compensation for these scope changes will be on a Not-to-Exceed, Time and Materials basis.

Original contract value:	\$ 4,624,300.00
Net change in contract value from previous revisions:	\$ 583,680.00
Contract value prior to this revision:	\$ 5,207,980.00
Net change in contract value due to this revision:	<u>\$ 100,000.00</u>
New contract value including this revision:	\$ 5,307,980.00

SCHEDULE: Forty-five (45) calendar day project schedule extension. Duration of agreement remains unchanged.

OTHER: All other contract terms are to remain in place per the Standard Form of Agreement referenced above.

Revision agreed to by:

OWNER

_____ Signature Charles Allen FHDACCD - Executive Director of Facilities, Operations, and Construction Management	_____ Date
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CONSULTANT

_____ Signature	_____ Date
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Print Name
The Ratcliff Architects



5856 Doyle Street
Emeryville CA 94608

Tel 510 899 6400
Fax 510 899 6404
www.ratcliffarch.com

June 13, 2012

Mr. Tom Armstrong
Director Bond Program Management, Planning, Design, & Construction Management,
De Anza College
21250 Stevens Creek Blvd
Cupertino, California 95014

Subject: **Proposal for Additional Services (#19 Rev)**
De Anza College Mediated Learning Center (MLC)
Measure C PROJECT NO. 261
Ratcliff Project No. 27046

Dear Mr. Armstrong:

Ratcliff presents this proposal for Additional Services on the De Anza Mediated Learning Center project. Ratcliff understands that the District has negotiated with the Contractor a revision to the original May 15, 2012 "Milestone 1" Substantial Completion date. As of the original date, Ratcliff has furnished 17 months of Construction Phase services to the District in conformance with the June 17, 2008 Standard Form of Agreement Between The Foothill-De Anza Community College District & "New" Architects (*Purchase Order G979234*) and Standard of Care.

Substantial Completion has now been revised to June 30, 2012, which extends the Construction Phase duration beyond the 17 month schedule as defined in the Agreement. Ratcliff is therefore requesting a time extension increase to our original contract to compensate our team's expenses while we continue to furnish basic services as defined in the Agreement.

This letter is to seek formal authorization from you for the performance of Additional Services by Ratcliff and its consultants under Article 3.3.8 and 3.3.9 of the Agreement.

The scope of Additional Services includes on-going Construction Administration Services and Overview Support, including ongoing site observations and reports. This scope will also include direction and oversight of minor adjustments to the design and work in the field as requested by the District.

Ratcliff and its consultants propose to provide the services outlined above on a time and materials basis to a maximum of One Hundred Thousand Dollars (\$100,000) without additional written authorization by the Owner. This agreement is based upon a thirty-

Mr. Tom Armstrong
June 13, 2012
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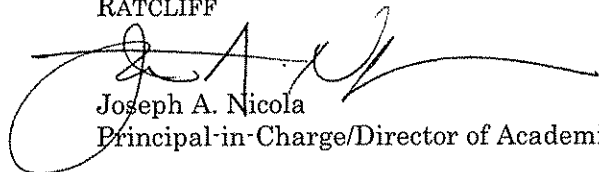
two (32) business day extension of services and is valid provided that Substantial Completion is achieved no later than June 30, 2012, after which the parties shall agree to re-assess the schedule.

We also wish to clarify at this time that activities associated with punch list and DSA project certification will be invoiced under the Post Construction and DSA Closeout Phase. Depending upon the sequence of the Contractor's activities and the District's requests, these activities may run concurrently with Construction Administration Phase activities, and it is possible that activities associated with either category will occur before or after the date of Substantial Completion.

Please feel free to call me should you have any questions regarding our proposal. We look forward to continuing to work with you on this project.

To confirm authorization from you for the performance of the Additional Services set forth above, please return a signed copy of this letter for my file. Upon your approval of all or portions of this Additional Services proposal, we will proceed with the work.

Very truly yours,
RATCLIFF



Joseph A. Nicola
Principal-in-Charge/Director of Academic Practice

cc: Diana Mizuhara, Ratcliff Accounting
Mike Matson, Ratcliff
Bill Blessing, Ratcliff

RATCLIFF