

SOLANO COMMUNITY COLLEGE DISTRICT
GOVERNING BOARD AGENDA ITEM

TO: Members of the Governing Board

SUBJECT: CHANGE ORDER #1 TO DMR BUILDERS FOR THE
BUILDING 300 MODERNIZATION PROJECT

REQUESTED ACTION:

☐ Information OR ☒ Approval
☐ Consent OR ☒ Non-Consent

SUMMARY:

Board approval is requested for Change Order #1 to DMR Builders, for the Building 300 Modernization Project. On April 3, 2024, the Board approved an agreement with DMR Builders for the Building 300 Modernization Project.

CONTINUED ON THE NEXT PAGE

STUDENT SUCCESS IMPACT:

- ☐ Help our students achieve their educational, professional and personal goals
☐ Basic skills education
☐ Workforce development and training
☐ Transfer-level education
☒ Other: Provide infrastructure that supports classrooms or related College facilities

Ed. Code: NA Board Policy: NA Estimated Fiscal Impact: \$96,609.30 Measure Q Funds

SUPERINTENDENT'S RECOMMENDATION:

☒ APPROVAL ☐ DISAPPROVAL
☐ NOT REQUIRED ☐ TABLE

Lucky Lofton
V.P., Facilities and Executive Bonds Manager

PRESENTER'S NAME

4000 Suisun Valley Road
Fairfield, CA 94534

ADDRESS

(707) 863-7855

TELEPHONE NUMBER

Lucky Lofton
V.P., Facilities and Executive Bonds Manager

VICE PRESIDENT APPROVAL

October 4, 2024

**DATE SUBMITTED TO
SUPERINTENDENT-PRESIDENT**

Kellie Sims Butler, Ph.D.
Superintendent-President

October 16, 2024

**DATE APPROVED BY
SUPERINTENDENT-PRESIDENT**

**SOLANO COMMUNITY COLLEGE DISTRICT
GOVERNING BOARD AGENDA ITEM**

TO: Members of the Governing Board

**SUBJECT: CHANGE ORDER #1 TO DMR BUILDERS FOR THE
BUILDING 300 MODERNIZATION PROJECT**

SUMMARY:

CONTINUED FROM THE PREVIOUS PAGE

During the process of construction and RFI (Request for Information)/Submittal review, the following changes needed to be made:

- COR 004: The initial intent was to re-use the existing insulation throughout the building. Upon removal of the ceiling tiles and drywall, it was discovered that the existing insulation was in a condition that would not allow it to remain in the building. It was necessary to provide new insulation at the ceiling and wall locations that were altered as part of the project.
- COR 008.2: Several of the door landings at Building 300 needed to be altered in order to be ADA compliant. Upon review of the per plan layout, it was discovered that the extent of the concrete alteration in these areas needed to be extended. This was necessary in order to meet the access compliant slope requirements at the door landings.
- COR 010: When performing the demolition of the existing roofing material, it was discovered that much of roof deck plywood at the mechanical windscreen mounting bracket locations had extensive dry rot damage. New plywood needed to be provided at these locations in order to maintain the necessary structural integrity of the windscreens on the roof.
- COR 016: The original scope included removal of various cabinetry in Room 303. Upon removal of this cabinetry, it was discovered that there was Asbestos containing VCT Floor Tile underneath that needed to be removed. The removal required additional containment set up in order to abate the materials safely.

DMR Builders Change Order #1 request includes all the costs of both time and materials for the above listed items.

Following is a summary of the contract and impact of Change Order #1 if approved:

Original Contract Sum	\$ 2,018,132.00
Approved Change Orders	\$ 0.00
<i>Proposed Change Order #1</i>	<u>\$ 96,609.30</u>
<i>Proposed New Contract Amount</i>	\$ 2,114,741.30

The Board is asked to approve Change Order #1 to DMR Builders, in the amount of \$96,609.30. This document is available online at: <https://welcome.solano.edu/measureq/approved-contracts/>



Change Order

Solano Community College District

4000 Suisun Valley Road
Fairfield, CA 94534
Tel: 707-864-7189 Fax: 707-646-7710

KITCHELL CEM

4000 Suisun Valley Road, Building 1102
Fairfield, CA 94534

Change Order # 001

Project No.: 23-010

Date: 10/16/2024

DSA File No.: 48-C1

DSA App. No.: 02-120607

Project: Solano Community College District
Fairfield Campus
Building 300 Modernization Project

Aedis Architects
333 W Santa Clara Street, Suite 900
San Jose, California, 95113

To: DMR Builders
2725 Guerneville Rd.
Santa Rosa, CA 95401

The Contract is Changed as Follows:

COR No.

- 004 The initial intent was to re-use the existing insulation throughout the building. Upon removal of the ceiling tiles and drywall, it was discovered that the existing insulation was in a condition that would not allow it to remain in the building. It was necessary to provide new insulation at the ceiling and wall locations that were altered as part of the project.

\$22,779.26

- 08.2 Several of the door landings at Building 300 needed to be altered in order to be ADA compliant. Upon review of the per plan layout, it was discovered that the extent of the concrete alteration in these areas needed to be extended. This was necessary in order to meet the access compliant slope requirements at the door landings.

\$56,300.09

- 010 When performing the demolition of the existing roofing material, it was discovered that much of roof deck plywood at the mechanical windscreen mounting bracket locations had extensive dry rot damage. New plywood needed to be provided at these locations in order to maintain the necessary structural integrity of the windscreens on the roof.

\$12,504.93

- 016 The original scope included removal of various cabinetry in Room 303. Upon removal of this cabinetry, it was discovered that there was Asbestos containing VCT Floor Tile underneath that needed to be removed. The removal required additional containment set up in order to abate the materials safely.

\$5,025.02

TOTAL COST OF CHANGE ORDER**ADD \$96,609.30****DEDUCT \$0****FINAL CHANGE ORDER AMOUNT****\$96,609.30**

Original Contract Sum:	\$ 2,018,132.00
Total change By Previous Change Orders:	\$ -
Contract Sum Prior to This Change Order:	\$ 2,018,132.00
Original Contract Sum will be Increased by This Change Order:	\$96,609.30
The New Contract Sum Including This Change Order Will Be:	\$ 2,114,741.30
The New Contract Completion Date Will Be:	29-Nov-24
Contract Time Will be Changed by This Change Order:	0 Days
The Current Contract Completion Date is:	29-Nov-24

The undersigned Contractor approved the foregoing as to the changes, if any, to the Contract Price specified for each item, and as to the extension of time allowed, if any, for completion of the entire work as stated therein, and agrees to furnish all labor, materials and services and perform all work necessary to complete any additional work specified for the consideration stated therein. Submission of sums which have no basis in fact or which Contractor knows are false are at the sole risk of Contractor and may be a violation of the False Claims Act set forth under Government Code section 12650 et seq.

This change order is subject to approval by the governing board of this District and must be signed by the District. Until such time as this change order is approved by the District's governing board and executed by a duly authorized District representative, this change order is not effective and not binding.

It is expressly understood that the compensation and time, if any, granted herein represent a full accord and satisfaction for any and all time and cost impacts of the items herein, and Contractor waives any and all further compensation or time extension based on the items herein. The value of the extra work or changes expressly includes any and all of the Contractor's costs and expenses, and its subcontractors, both direct and indirect, resulting from additional time required on the project or resulting from delay to the project including without limitation, cumulative impacts. Any costs, expenses, damages or time extensions not included are deemed waived.

**PROJECT
MANAGER**

 Andrew Gleeson
 Kitchell
 4000 Suisun Valley Road
 Fairfield, CA 94534

Date: _____

DESIGN TEAM

 Scott Burnham
 Aedis Architects
 333 West Santa Clara Street, Suite 900
 San Jose, California, 95113

Date: _____

**DSA PROJECT
INSPECTOR**

 Don Dumford
 Optima Inspections Inc.
 622 Paradise Court
 Fairfield, CA 94533

Date: _____

CONTRACTOR

 Katja DaSilva
 DMR Builders
 2725 Guerneville Rd.
 Santa Rosa, CA 95113

Date: _____

OWNER

 Lucky Lofton
 V.P., Facilities and Executive Bonds Manager
 Solano Community College District

Date: _____