CITY OF WEST DES MOINES
CITY COUNCIL MEETING COMMUNICATION

DATE: December 7, 2020

ITEM:

Motion – Approving Change Order #3 and #4
MidAmerican Energy RecPlex – Site Improvements

FINANCIAL IMPACT:

Contract Summary:

Description	Amount	Date Approved	Remarks
Construction Contract	$4,242,769.75		
Change Order #1	$24,200.00	August 17, 2020	Miscellaneous
Change Order #2	$4,805.10	August 17, 2020	Additional site electrical
Change Order #3	$102,528.50	Pending	Miscellaneous
Change Order #4	$78,750.00	Pending	Cold weather protection
Total	**$4,453,053.35**		

Costs for these change order items will be paid from account no. 692.400.700.5250.490 with the ultimate funding intended to come from General Obligation Bonds backed by Local Option Sales Taxes.

BACKGROUND:

The project consists of the Site Improvements at the MidAmerican Energy RecPlex including drive accesses, parking lot, shared use path, sidewalk, minor adjustments of sanitary and storm sewer structures, water fixture adjustments, topsoil respreads, landscape plantings, seeding, site lighting, and miscellaneous work to complete the project. This phase of the project is substantially complete. Final restoration to be completed by May 1, 2021. Grading and utilities for the site are complete. Foundations for the pre-engineered metal building are complete. Erection of the pre-engineered metal building is complete. General construction of the building is currently in progress. It is anticipated that the MidAmerican Energy RecPlex will be open in January 2021.

Change Order #3 includes costs for additional site work necessary to accommodate egress paths at the southeast corner and west wall of the Field House, additional site work necessary for the build out of Tenant Space B, a second transformer pad, additional rip-rap in the pond for safety bench, and erosion control measures near storm sewer outlets. City Staff recommends approval of Change Order #3.

Change Order #4 includes costs for anticipated cold weather protection of concrete to be placed over the winter to protect from freezing until such time as the concrete has gained initial strength. If the weather is favorable at the time of concrete placement and it is determined that cold weather protection is not needed, the City will not be charged for it. City Staff recommends approval of Change Order #4.

This agenda item was distributed to the Public Services Subcommittee by e-mail only since there was no meeting.

OUTSTANDING ISSUES: None.

RECOMMENDATION:

City Council Adopt:

- Motion Approving Change Order #3 and #4 for MidAmerican Energy RecPlex – Site Improvements.

Lead Staff Member: Brian J. Hemesath, P.E., City Engineer

STAFF REVIEWS

Department Director	Brian J. Hemesath, P.E., City Engineer
Appropriations/Finance	Tim Stiles, Finance Director
Legal	Richard Scieszinski, City Attorney
Agenda Acceptance	

PUBLICATION(S) (if applicable)

Published In	
Dates(s) Published	

SUBCOMMITTEE REVIEW (if applicable)

Committee			
Date Reviewed			
Recommendation	Yes	No	Split

CITY OF WEST DES MOINES

Department of Engineering Services
4200 Mills Civic Parkway, Ste 2E
Wes Des Moines, IA 50265-0320
(515) 222-3475 Fax (515) 273-0603

CHANGE ORDER

Distribution:
Owner X
Engineer X
Contractor X
Owner's Rep X

Contractor: **Absolute Concrete Construction, Inc.**
P.O. Box 148
Slater, IA

Project Title	MidAmerican Energy Company RecPlex Site Improvements	
WDM Project File Number	0510-055-2018	
Purchase Order Number	2020-00000842	
Orig. Contract Amount & Date	$4,242,769.75	April 6, 2020
Change Order Number	3	
Date	November 13, 2020	

THE CONTRACT IS CHANGED AS FOLLOWS:
Egress paths at door locations added by addendum in Bid Package 4 at southeast corner and west wall of field house require additional site work to accomodate egress including retaining wall elements, grading modifications, and landscaping. The build ouf of Tenant Space B also required changes to the site grading, paving, and landscaping. Other additions include adding a second transformer pad adjacent to the primary transformer, Rip-rap for safety bench in pond, and installing turf reinforcing mat and transition matting at storm sewer outlets to prevent erosion.

Item	Description	Unit	Unit Price	Quantity Adjustment	Value Adjustment
DIVISION 2 - EARTHWORK					
CO3 - 2.09	EXCAVATION CLASS 10 (MINOR REVISIONS)	LS	$20,075.00	1.0	$20,075.00
DIVISION 6 - STRUCTURES FOR SANITARY AND STORM SEWERS					
CO3 - 6.02	STORM MANHOLE ADJUSTMENT, MINOR	EA	$400.00	(1.0)	($400.00)
CO3 - 6.04	STORM MANHOLE ADJUSTMENT, MAJOR	EA	$4,200.00	1.0	$4,200.00
DIVISION 7 - STREETS AND RELATED WORK					
CO3 - 7.01	PAVEMENT, PCC, 6 IN. REINFORCED	SY	$38.50	88.0	$3,388.00
CO3 - 7.04	SHARED USE PATH, PCC, 6 IN. REINFORCED	SY	$45.00	(5.0)	-$225.00
CO3 - 7.05	SIDEWALK, PCC, 4 IN.	SY	$54.00	(114.0)	-$6,156.00
DIVISION 9 - SITE WORK AND LANDSCAPING					
CO3 - 8.01	PAINTED PAVEMENT MARKINGS, HIGH - BUILD	STA	$90.00	2.7	$243.00
CO3 - 8.02	PAINTED SYMBOLS AND LEGENDS, HIGH - BUILD	EA	$85.00	8.0	$680.00
DIVISION 9 - SITE WORK AND LANDSCAPING					
CO3 - 9.01	CONVENTIONAL SEEDING, SEEDING AND FERTILIZING, TYPE 1	AC	$2,350.00	(0.02)	($47.00)
CO3 - 9.02	CONVENTIONAL SEEDING, SEEDING AND FERTILIZING, SPECIAL TYPE 2	AC	$2,750.00	0.02	$55.00
CO3 - 9.09	PLANTS, SHRUB	EA	$35.00	(4.0)	($140.00)
CO3 - 9.10	PLANTS, GRASS	EA	$20.00	(28.0)	($560.00)
CO3 - 9.12	SPADE CUT EDGE	LF	$1.00	(75.0)	($75.00)
CO3 - 9.13	LANDSCAPE MULCH, RIVER ROCK	TON	$100.00	2.0	$200.00
CO3 - 9.14	LANDSCAPE MULCH, SHREDDED HARDWOOD	CY	$35.00	2.0	$70.00
CO3 - 9.26	MODULAR BLOCK RETAINING WALL	SF	$40.00	340.0	$13,600.00
CO3 - 9.26	TURF REINFORCEMENT MAT, TYPE 4	SF	$3.50	6578.0	$23,023.00
CO3 - 9.27	FLOW TRANSITION MAT	SF	$18.25	1590.0	$29,017.50
CO3 - 9.28	CLASS E RIP RAP	TON	$82.00	190.0	$15,580.00
			TOTAL		$102,528.50

CHANGE ORDER SUMMARY	
The Original Contract Sum was	$4,242,769.75
Net Change by previously authorized Change Orders	$29,005.10
The Contract Sum prior to This Change Order was	$4,271,774.85
The Contract Sum will be **increased** by this Change Order in the amount of	$102,528.50
The new Contract Sum including this Change Order will be	**$4,374,303.35**
Aggregate Change Order as a percent of Original Contract (if greater than 10% of the original contract, Council Subcommittee recommendation and all signatures through the full Council are required)	3.10%
The Contract Time will be **changed** by	0 Days
The date of Final Completion as of the date of this Change Order therefore is	May 1st, 2021

NOT VALID UNTIL SIGNED BY THE CONTRACTOR, OWNER'S REPRESENTATIVE (if applicable) AND OWNER

Contractor:	**Recommended By:**	**Checked By:** ATH
Absolute Concrete Construction, Inc.	**Civil Design Advantage (CDA)**	**City of West Des Moines**
Signature: Drew Roberts Digitally signed by Drew Roberts DN: cn=Drew Roberts, o, ou=Absolute Concrete, email=drobertsi@acc-iowa.com, c=US Date: 2020.11.15 10:52:49 -06'00'	**Signature:** Digitally signed by Josh Trygstad Date: 2020.11.16 06:47:53 -06'00'	**Signature:** Brian Hemesath Digitally signed by Brian Hemesath Date: 2020.11.24 15:55:54 -06'00'
Name: Drew Roberts	**Name: Josh Trygstad, P.E.**	**Name: Brian J. Hemesath, P.E.**
Title: Project Manager	**Title: Project Manager**	**Title: City Engineer**
Date:	**Date:**	**Date:**

Owner: **City of West Des Moines**

☐ ≤	$24,999.99 City Engineer (≤ 10% original contract)	x_____	Date _____
☐ ≥	$25,000 to $50,000 City Council approved or ratified at Council		Date_____

CITY OF WEST DES MOINES

Department of Engineering Services
4200 Mills Civic Parkway, Ste 2E
Wes Des Moines, IA 50265-0320
(515) 222-3475 Fax (515) 273-0603

CHANGE ORDER

Distribution:
Owner X
Engineer X
Contractor X
Owner's Rep X

Contractor: **Absolute Concrete Construction, Inc.**
P.O. Box 148
Slater, IA

Project Title	MidAmerican Energy Company RecPlex Site Improvements	
WDM Project File Number	0510-055-2018	
Purchase Order Number	2020-00000842	
Orig. Contract Amount & Date	$4,242,769.75	April 6, 2020
Change Order Number	4	
Date	November 13, 2020	

THE CONTRACT IS CHANGED AS FOLLOWS:
Cold weather protection of the concrete to be placed over the winter will require protection from freezing until such time as the concrete has gained initial strength. This change order accounts for the anticipated cold weather protection required for site concrete remaining to be placed which is required to occupy and open the building to the public. If the weather is favorable at the time of placement and the cold weather protection is not needed, it will not be utilized.

Item	Description	Unit	Unit Price	Quantity Adjustment	Value Adjustment
DIVISION 11 - MISCELLANEOUS					
CO4 - 11.04	Concrete Paving - Cold Weather Protection	SY	$10.00	7,875.0	$78,750.00
	Substantial Completion Date revised from March 1st 2020 to 2021 for paving required for building occupancy	N/A	N/A	0.000	$0.00
			TOTAL		$78,750.00

CHANGE ORDER SUMMARY	
The Original Contract Sum was	$4,242,769.75
Net Change by previously authorized Change Orders	$131,533.60
The Contract Sum prior to This Change Order was	$4,374,303.35
The Contract Sum will be **increased** by this Change Order in the amount of	$78,750.00
The new Contract Sum including this Change Order will be	**$4,453,053.35**
Aggregate Change Order as a percent of Original Contract (if greater than 10% of the original contract, Council Subcommittee recommendation and all signatures through the full Council are required)	4.96%
The Contract Time will be **changed** by	0 Days
The date of Final Completion as of the date of this Change Order therefore is	May 1st, 2021

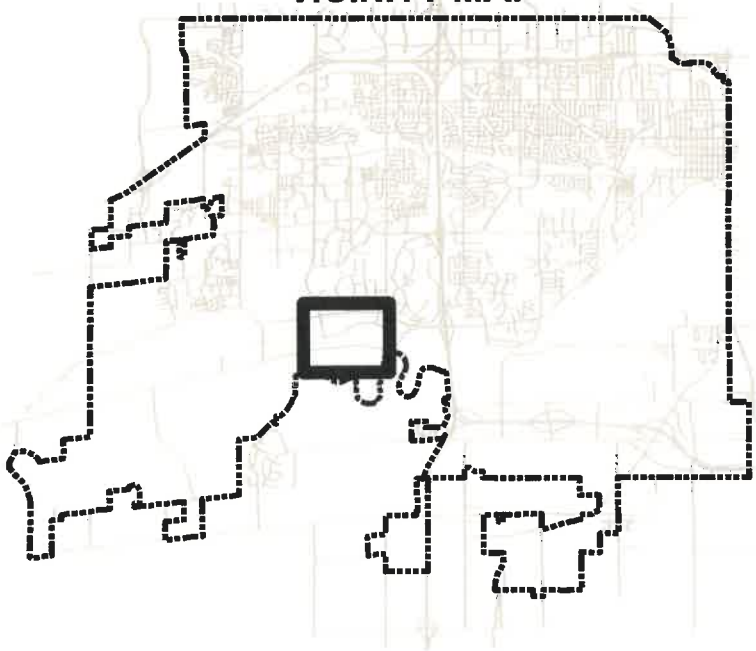
NOT VALID UNTIL SIGNED BY THE CONTRACTOR, OWNER'S REPRESENTATIVE (if applicable) AND OWNER

Contractor:	**Recommended By:**	**Checked By:** JTH
Absolute Concrete Construction, Inc.	**Civil Design Advantage (CDA)**	**City of West Des Moines**
Signature: Drew Roberts Digitally signed by Drew Roberts DN: cn=Drew Roberts, o, ou=Absolute Concrete, email=drew@ac-iowa.com, c=US Date: 2020.11.18 10:53:32 -06'00'	**Signature:** Digitally signed by Josh Trygstad Date: 2020.11.16 06:49:33 -06'00'	**Signature:** Brian Hemesath Digitally signed by Brian Hemesath Date: 2020.11.24 15:58:34 -06'00'
Name: Drew Roberts	**Name: Josh Trygstad, P.E.**	**Name: Brian J. Hemesath, P.E.**
Title: Project Manager	**Title: Project Manager**	**Title: City Engineer**
Date:	**Date:**	**Date:**

Owner: **City of West Des Moines**

☐ ≤	$24,999.99 City Engineer (≤ 10% original contract)	x_____	Date _____
☐ ≥	$25,000 to $50,000 City Council approved or ratified at Council		Date_____

VICINITY MAP



LEGEND

PROJECT LOCATION

N
W E
S

THE CITY OF WEST DES MOINES

PROJECT:

MidAmerican Energy RecPlex

LOCATION: **Exhibit "A"**

DRAWN BY: JDR	DATE: 1/16/2019	PROJECT NUMBER/NAME: 0510-055-2018	SHT. 1 of 1