

**EXECUTIVE SUMMARY**  
**Final Change Order/Final Acceptance/Final Release of Retainage**  
**Lego Construction Co.**  
**Palm Cove Elementary School, Pembroke Pines**  
**SMART Program Renovations**  
**Project No. P.001885**

**PROJECT SUMMARY**

**Total Project Budget**

Construction Budget:	\$1,698,370
Soft Cost Budget:	\$ 513,630
(Design, FF&E, IT, Mgmt. Fees, etc.)	
<b>Original D.E.F.P. Budget:</b>	<b>\$2,212,000</b>
Approved Add. Funding:	\$1,318,659
(JJ-1, 09/05/18)	
<b>Current Revised Budget:</b>	<b>\$3,530,659</b>

**Change Order Summary**

Current Request:	(\$10,301)
Schedule Change:	60 days

**Change Order Analysis**

Consultant Error	0.00%
Consultant Omission	0.20%
Owner's Request	-0.56%
Unforeseen	0.00%
Tax Savings and DOP	0.00%

**Construction Schedule Summary**

- Actual Start: 09/28/18
- Actual Substantial Completion: 12/19/19
- Actual Completion: 12/19/19

**Project Overview:**

The scope of work includes re-roofing of Buildings 1, 2, 3, 4, 6, 7, 8, and 10; window replacement for Buildings 1, 2, 3, 4, 6, and 7; HVAC improvements including condenser unit replacement to Building 1 and 7; exterior chiller to Building 8; window unit replacement to Building 12; 2X2 exhaust hood replacement to Building 2; building envelope improvements; and aluminum covered walkaway repairs.

**Contractor's Financial Overview:**

ORIGINAL BASE CONTRACT:	\$2,794,956	/ 337 Days
PREVIOUSLY APPROVED CO'S:	\$ 0	/ 0 Days
CURRENT CO REQUEST:	(\$ 10,301)	/ 60 Days
<b>CURRENT REVISED CONTRACT:</b>	<b>\$2,784,855</b>	<b>/ 397 Days</b>

**Status of work:**

This project has obtained the Certificate of Substantial Completion (Form 110B) and the Certificate of Final Inspection (Form 209). All documents for closeout will be executed upon Board approval of this item.

**Change Order Items:**

**Item #1 – (COI #2): Provide labor & equipment to extend electrical pipe conduit and extend mechanical lines to meet code for existing condensing units.** The electrical and mechanical did not meet the code, therefore requiring the equipment to be removed and reinstalled on the new stands. (Consultant Omission – \$5,464; Add 0 Days)

**Item #2 – (COI #3): Removal of shed scope of work from the original contract.** The location of the shed did not meet the minimum distance required by code. (Owner's Request – (\$9,480); Add 0 Days)

**Item #3 - (COI #4): Provide labor and equipment for the removal and installation for new Air Handling Units (AHU) 7 and 8 with duct work for AHU 7 in room 109 and AHU 8 in room 707.** The condenser units and AHU's were not compatible. A change was required to meet code. (Owner's Request – (\$6,285); Add 60 Days)

**Other Items:**

**Final Release of Retainage:** Approval of a final release of retainage in the amount of \$138,322.12 to LEGO Construction Co. Final financial reconciliation will occur after approval by the board.

**Action Plan:**

The design drawings have been modified so that they reflect the changes described above. This change order has been reviewed for entitlement and cost by CBRE | Heery, Inc. and Nyarko Architectural Group, Inc. with a recommendation for approval. The Change Order Review Panel reviewed and recommended approval as of December 18, 2019. Upon acceptance of this item, the retainage will be released, and the project will be complete. Any remaining/unused funds will be returned to the SMART Program Reserve.