



# Pinellas County

## Staff Report

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File #: 20-123D, Version: 1

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### **Subject:**

Change Order No. 1 (final) to the contract with Air Mechanical & Service Corp. for the air handler replacement - phase 3 project at the Young-Rainey Science Technology and Research Center.

### **Recommended Action:**

Approval and execution by the County Administrator of Change Order No. 1 (final) to the contract with Air Mechanical & Service Corp. for the air handler replacement - phase 3 project at the Young-Rainey Science Technology and Research (STAR) Center.

- Final completion occurred on November 05, 2019 with a reduction in the amount of (\$5,000.00) based on the difference between the preliminary and final quantities.
- The agreement term is extended by three hundred and seventy-eight (378) calendar days as part of this Change Order due to late production, component shipping concerns due to poor weather and completion of punch list items.
- This project provided for the replacement of air handler units (AHU) #183, #184, #204, #82 and #83 at the STAR Center.
- The Board of County Commissioners (BCC) awarded this project on April 10, 2018 to Air Mechanical & Service Corp, Inc. in the amount of \$755,000.00.

Contract No. 178-0130-CP(SCB); reducing the contract amount by (\$5,000.00) for a revised total of \$750,000.00.

### **Strategic Plan:**

Practice Superior Environmental Stewardship

3.4 Reduce / reuse / recycle resources including energy, water, and solid waste

Foster Continual Economic Growth and Vitality

4.1 Proactively attract and retain business with targeted jobs to the County and the region

4.4 Invest in infrastructure to meet current and future needs

Deliver First Class Service to the Public and Our Customers

5.2 Be responsible stewards to the public's resources

5.4 Strive to exceed customer expectations

### **Summary:**

Change Order No. 1 (final) decreases the BCC approved expenditure by (\$5,000.00), extends the term by three hundred and seventy-eight (378) calendar days, accepts the contract as complete, releases all remaining retainage and authorizes final payment. The decrease in expenditure is due to the difference between the preliminary and final quantities. The agreement term is extended by three

hundred and seventy- eight (378) calendar days as part of this change order due to manufacturer's late production and shipping, bad weather, and the contractor completing outstanding final punch list items. Substantial completion for this project was achieved on July 8, 2019; final completion was accepted on November 5, 2019. The tenants/public have had beneficial use of all project areas since July 8, 2019, therefore, no liquidated damages shall be assessed.

**Background/Explanation:**

The contract was awarded by the BCC on April 10, 2018 to provide for the replacement AHU #183, #184, #204, #82 and #83 at the STAR Center. This project provided for the “turnkey” purchase and installation of five (5) rooftop AHUs, complete with custom roof curb adapters and all other components for integration with the existing building management system. Replacement of the air handlers was essential to maintaining basic operating standards for building tenants. All work has been completed in accordance with the plans and specifications.

**Fiscal Impact:**

Total expenditure not to exceed:	\$755,000.00
Decrease due to Change Order No. 1 (final):	<u>\$ (5,000.00)</u>
Final total expenditure:	\$750,000.00

Funding for this project is derived from the STAR Center Capital Improvement Program fund.

**Delegated Authority:**

Authority for the County Administrator to sign this Change Order No. 1 (final) is granted under Code Section 2-188(a).

**Staff Member Responsible:**

Andrew W. Pupke, Division Director of Real Property and Facility Management, Administrative Services

Merry Celeste, Division Director of Purchasing and Risk Management, Administrative Services

**Partners:**

N/A

**Attachments:**

Change Order No. 1 (final)