

CITY OF ARDMORE  
Parks and Recreation Department

Council Letter No. 4664  
Meeting Date: October 7, 2019

Mayor and City Commission  
City of Ardmore, Oklahoma

Re: Consider and take action on Change Order Request Number Two to the contract between the City of Ardmore and Lambert Construction for The Clubhouse in Regional Park with the total net increase of \$160,186.00

Dear Commission Members:

Attached you will find change order number two (2) that results in a net increase in the cost of the contract in the amount of one hundred and sixty thousand one hundred and eighty six dollars. \$160,186.00. Change order number two (2) reflects the change in several specified items in the original plan. The engineer requested some alterations to the exterior wall system of the main building which would simplify the construction method and expedite erection of the building. With the revisions and time lapse it took to finalize these changes between all parties the metal supplier had a large order come in before ours. This will result in a delay of product and an increase in the General Contractor labor costs. The change order includes some deductions involving the laying of the gas line, light poles, metal framing, and steel.

The staff respectfully recommends that change order number two (2) be approved to the contract between the City of Ardmore and Lambert Construction for The Clubhouse in Regional Park in the increased amount of one hundred and sixty thousand one hundred and eighty six dollars. \$160,186.00.

Thank you for your consideration,



Teresa Ervin  
Parks and Recreation Director

Reviewed by:   
City Manager



Lambert Construction Company  
 2508 East 6th Ave.  
 Stillwater, Oklahoma 74074  
 Phone: (405) 372-1444  
 Fax: (405) 372-0446

Project: 19-0103 - The Clubhouse Ardmore  
 2704 North Rockford Road  
 Ardmore, Oklahoma 73401  
 Phone: 1 (405) 747-5057

**Prime Contract Potential Change Order #008: Building Revisions per addendum 10,11,12,13 and bulletin change**

TO:	City of Ardmore 23 S. Washington Ardmore, Oklahoma 73401	FROM:	Lambert Construction Company 2508 East 6th Ave. Stillwater, Oklahoma 74074
PCO NUMBER/REVISION:	008 / 0	CONTRACT:	19-0103 - The Clubhouse - Ardmore
REQUEST RECEIVED FROM:	Kim Davis (Davis and Davis, Inc.)	CREATED BY:	Stephen Mitchell (Lambert Construction Company)
STATUS:	Pending - In Review	CREATED DATE:	9/5/2019
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:	Clubhouse	ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:	122 days	PAID IN FULL:	No
		TOTAL AMOUNT:	\$160,186.00

POTENTIAL CHANGE ORDER TITLE: Building Revisions per addendum 10,11,12,13 and bulletin change

CHANGE REASON: Design Development

**POTENTIAL CHANGE ORDER DESCRIPTION: (The Contract Is Changed As Follows)**

CE #005 - Metal building Wall revisions and Addendum 10 changes

It was requested to make changes to the metal building.  
 Add structure to the fire riser room and change exterior wall type.  
 Add metal building wall panels on the building and delete the exterior row of metal studs in the outside wall, and change the insulation system.  
 Add parapet wall stub ups and delete the angle framing at the roof to create the backside of the parapet.  
 Add steel Square tube for wall stiffness at 24" on center and apply air barrier directly to the metal wall panels.  
 Make door openings slightly smaller and delete the door mullions at the pairs of doors.  
 Small misc. changes to the exterior wall finish, delete some EIFS and add some masonry veneer.  
 Change columns for porch area from Steel package to be part of PEMB package.  
 Change 4 support columns for mezzanine along grid lines 2 and 7 to be part of the PEMB and not Structural steel material. Columns will now be provided by the metal building sub and be a part of the engineering of the metal building.

This change has caused a delay to the concrete work in July and August and then the delay to the metal building arrival until November 12 from July 15 due to new design and revision to the metal building shop drawings. The time extension request is based only on this duration the metal building delivery was delayed.

We reserve the right for further time if the weather causes delay to complete schedule critical items for getting the building in the dry. If critical path items are affected the completion date could need to be extended delayed AND if we can complete the work earlier we are willing to look at a reduction of the cost due to shortened time on site due to continued work on site items prior to the building arriving. We have not included any temporary protection of work due to winter weather, and if this is needed and requested there will be additional cost associated with this requirement.

**ATTACHMENTS:**

#	SubJob	Cost Code	Description	Type	Amount
1	N/A	01-1001 - Project Manager	Management of Change Revisions	LABOR	\$1,350.00
2	N/A	13-3400 - METAL BUILDINGS	Metal Building Revisions	MATERIAL	\$20,930.00
3	N/A	13-3401 - SUB: Metal Building Erection	Metal Building Revisions	SUBCONTRACT	\$8,208.00
4	N/A	05-0050 - Structural Steel	Structural Steel revisions	MATERIAL	(\$2,476.00)
5	N/A	07-0030 - SUB EIFS	Deduct of EIFS	SUBCONTRACT	(\$1,800.00)



6	N/A	04-0010 - SUB Masonry	Added Masonry	SUBCONTRACT	\$3,855.00
7	N/A	09-0010 - SUB Drywall & Acoustic	Metal Stud Framing Revisions	SUBCONTRACT	(\$31,900.00)
8	N/A	10-2813 - Toilet Accessories	Toilet Accessories Change	MATERIAL	(\$158.00)
9	N/A	01-1009 - Plans/Specs/Printing	Printing of new plans	GENERAL	\$180.00
10	N/A	01-1004 - Project Engineer	Working on revisions	LABOR	\$300.00
11	N/A	26-0010 - SUB:Electrical	Delete Light Pole at Alternate Area 2	SUBCONTRACT	(\$1,843.00)
12	N/A	32-0040 - SUB:Fencing	Delete Fence at Tower 3 Base	SUBCONTRACT	(\$800.00)
13	N/A	03-0020 - SUB Building Concrete	Concrete Revisions at Main Building	SUBCONTRACT	\$4,395.00
14	N/A	01-1006 - Estimating Expense	Extended General Conditions Delay of Main Building	GENERAL	\$32,198.00
15	N/A	01-1005 - Estimating Expense	Extended General Conditions Delay of Main Building	LABOR	\$61,420.00
16	N/A	08-0010 - MAT Hollow Metal	Change HM and Hardware	MATERIAL	(\$850.00)
17	N/A	08-3456 - Sliding Grille Door	Change cover door and lock	SUBCONTRACT	\$411.00
18	N/A	08-1213 - HM Frames/Doors	delete two split frames at sliding doors	LABOR	(\$150.00)
19	N/A	08-0050 - SUB Alum Storefront/Glass/Glazing	Add break metal at openings	SUBCONTRACT	\$5,125.00
20	N/A	03-0020 - SUB Building Concrete	Added rebar and concrete at building	SUBCONTRACT	\$9,576.00
21	N/A	22-0010 - SUB:Plumbing	delete a portion of the exterior gas line on South side of building	SUBCONTRACT	(\$1,240.00)
22	N/A	05-0050 - Structural Steel	Square Tube in the wall for wind loading	MATERIAL	\$6,254.00
23	N/A	13-3401 - SUB: Metal Building Erection	Add Labor to install Square tube vertical on walls	SUBCONTRACT	\$12,210.00
24	N/A	06-0010 - Tree House/Walkway Const	Change 2 x 12 to Microlam	MATERIAL	\$634.00
25	N/A	33-5513 - Natural Gas Utility	Delete the Gas line Allowance	GENERAL	(\$6,000.00)
Subtotal:					\$119,829.00
Payroll Burden: 42.00% Applies to LABOR.					\$26,426.40
Procure Software: = 0.13% Applies to all line item types.					\$190.25
Bonds and Insurance: = 1.2% Applies to all line item types.					\$1,757.37
Contractor Fee: 10.00% Applies to all line item types.					\$11,982.98
Grand Total:					\$160,186.00

Kim Davis (Davis and Davis, Inc.)  
 1805-A West Park Row Drive  
 Arlington, Texas 76013

City of Ardmore  
 23 S. Washington  
 Ardmore, Oklahoma 73401

Lambert Construction Company  
 2508 East 6th Ave.  
 Stillwater, Oklahoma 74074

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_ SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_ SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_