

RESOLUTION NO. 2018-16

**A RESOLUTION OF RADNOR TOWNSHIP, DELAWARE
COUNTY, PENNSYLVANIA, AUTHORIZING PAYMENT
OF CHANGE ORDERS TO THE GENERAL PRIME
CONTRACTOR, DOLAN CONSTRUCTION,
INCORPORATED, FOR THE MEMORIAL LIBRARY OF
RADNOR RENOVATION AND EXPANSION PROJECT**

WHEREAS, during construction, it was determined that change orders are required for work that was unforeseen and work requested by the owner

WHEREAS, Change Order cost proposals have been submitted by Dolan Construction, the General Prime Contractor

WHEREAS, the Change Order cost proposals have been reviewed by the architect of record and the owner's representative

NOW, THEREFORE, be it *RESOLVED* by the Board of Commissioners of Radnor Township does hereby authorize and approve the following change orders, as outlined on the attached AIA documents, as follows:

Dolan Construction, General Prime, Change Orders Change Orders
11,12R1,1315R1,16,17,18,19,20,21,24, and 29 in the amount of \$48,105.38

SO RESOLVED this 22nd day of January, A.D., 2018

RADNOR TOWNSHIP

By:



Name: Lisa Borowski

Title: President

ATTEST:



Robert A. Zienkowski
Manager/Secretary

DRAFT AIA® Document G701™ - 2001

Change Order

| | | |
|---|--|--|
| PROJECT (Name and address): Radnor Library Expansion and Renovation 114 West Wayne Avenue Wayne, PA 19087 | CHANGE ORDER NUMBER: 007 DATE: 1/17/2018 | OWNER: <input checked="" type="checkbox"/> ARCHITECT: <input checked="" type="checkbox"/> CONTRACTOR: <input checked="" type="checkbox"/> FIELD: <input type="checkbox"/> OTHER: <input type="checkbox"/> |
| TO CONTRACTOR (Name and address): Dolan Construction Inc. 401 South 13th Street Reading, PA 19602 | ARCHITECT'S PROJECT NUMBER: CONTRACT DATE: CONTRACT FOR: General Construction | |

THE CONTRACT IS CHANGED AS FOLLOWS:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives)

- 1) COR: G-015R1 (\$5,900.76) Drylock at Lower Level exterior walls
- 2) COR: G-016 (\$4,519.48) Attic Ventilation
- 3) COR: G-017 (\$738.72) Ramp Modification
- 4) COR: G-021 (\$3,695.75) Exterior framing @ overhang Soffit
- 5) COR: G-024 (\$436.96) Soffit for rain leader
- 6) COR: G-029 (\$8,737.49) EFIS finish on exterior patio beams

| | |
|--|-----------------|
| The original Contract Sum was | \$ 3,612,400.00 |
| The net change by previously authorized Change Orders | \$ 100,318.98 |
| The Contract Sum prior to this Change Order was | \$ 3,712,718.98 |
| The Contract Sum will be increased by this Change Order in the amount of | \$ 24,029.16 |
| The new Contract Sum including this Change Order will be | \$ 3,736,748.14 |

The Contract Time will be unchanged by Zero (0) days.

The date of Substantial Completion as of the date of this Change Order therefore is December 20, 2017

NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive-

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

| | | |
|--|--|--|
| <u>Kimmel Bogrette Architecture + Site, INc.</u> ARCHITECT (Firm name) 482 Norristown Road Suite 200 Blue Bell, PA 19422 ADDRESS _____ BY (Signature) Sherri Kimmel (Typed name) _____ DATE | <u>Dolan Construction Inc.</u> CONTRACTOR (Firm name) 401 South 13th Street Reading, PA 19602 ADDRESS _____ BY (Signature) Michael Vottero (Typed name) _____ DATE | <u>Radnor Township</u> OWNER (Firm name) 301 Iven Avenue Wayne, PA 19087-5297 ADDRESS _____ BY (Signature) Steve Norcini (Typed name) _____ DATE |
|--|--|--|

DRAFT AIA® Document G701™ - 2001

Change Order

PROJECT (Name and address):
 Radnor Library Expansion and
 Renovation
 114 West Wayne Avenue
 Wayne, PA 19087

CHANGE ORDER NUMBER: 006
 DATE: 1/17/2018

OWNER:
 ARCHITECT:
 CONTRACTOR:
 FIELD:
 OTHER:

TO CONTRACTOR (Name and address):
 Dolan Construction Inc.
 401 South 13th Street
 Reading, PA 19602

ARCHITECT'S PROJECT NUMBER:
 CONTRACT DATE:
 CONTRACT FOR: General Construction

THE CONTRACT IS CHANGED AS FOLLOWS:

(Include, where applicable, any undisputed amount attributable to previously executed Construction Change Directives)

- 1) COR: G-011 (\$7,917.99) Quiet Room and TeenCenter GWB walls
- 2) COR: G-012R1 (\$5,429.74) Friends Area ceiling and wall paint
- 3) COR: G-013 (-\$4,027.00) Delete Lockers
- 4) COR: G-018 (-\$1732.16) Delete Interior Code Signage
- 5) COR: G-019 (\$12,799.66) Sprinkler Soffits
- 6) COR: G-020 (\$3,687.99) Carpet Upgrade

The original Contract Sum was
 The net change by previously authorized Change Orders
 The Contract Sum prior to this Change Order was
 The Contract Sum will be increased by this Change Order in the amount of
 The new Contract Sum including this Change Order will be

| | |
|----|--------------|
| \$ | 3,612,400.00 |
| \$ | 76,242.76 |
| \$ | 3,688,642.76 |
| \$ | 24,076.22 |
| \$ | 3,712,718.98 |

The Contract Time will be unchanged by Zero (0) days.
 The date of Substantial Completion as of the date of this Change Order therefore is December 20, 2017

NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Kimmmel Bogrette Architecture + Site, INC.
 ARCHITECT (Firm name)
 482 Norristown Road
 Suite 200
 Blue Bell, PA 19422
 ADDRESS

Dolan Construction Inc.
 CONTRACTOR (Firm name)
 401 South 13th Street
 Reading, PA 19602
 ADDRESS

Radnor Township
 OWNER (Firm name)
 301 Iven Avenue
 Wayne, PA 19087-5297
 ADDRESS

BY (Signature)
Sherri Kimmel
 (Typed name)

BY (Signature)
Michael Vottero
 (Typed name)

BY (Signature)
Steve Norcini
 (Typed name)

DATE

DATE


DATE

Radnor Township

PROPOSED LEGISLATION

DATE: January 17, 2018

TO: Radnor Township Board of Commissioners

FROM: Stephen F. Norcini, P.E., Township Engineer 

CC: Robert A. Zienkowski, Township Manager
 William M. White, Assistant Township Manager/Finance Director
 Helen McGrane, President, Board of Directors, Memorial Library of Radnor
 Anny Laepple, Director, Memorial Library of Radnor
 Rick Capone, QCI

LEGISLATION: **Resolution #2018-16:** Authorizing Payment of Change Orders to the General Prime Contractor for the Memorial Library of Radnor Renovation and Expansion Project

LEGISLATIVE HISTORY: The Board of Commissioners authorized the payment of \$131,386.30 in change orders for this project by virtue of Resolution #2017-116 in October of 2017.

PURPOSE AND EXPLANATION: During construction, change orders are required for work that was not included in the original contract. In the case of the Library Renovation and Expansion project, change orders are required for work that was unforeseen and work requested by the owner. Please note that two of the change orders are credits.

The purpose of the legislation is to have the Board of Commissioners authorize the work under the change orders to be completed, at the Not To Exceed costs noted. There are other possible change orders pending, which may be brought before the Board at a future meeting.

| Memorial Library Of Radnor General Prime Change Orders | | |
|--|--|--------------------|
| Change Order # | Description | NTE Cost |
| 11 | Teen Room, Quiet Room walls | \$7,917.99 |
| 012R1 | Revised finishes to Friends Area | \$5,429.74 |
| 13 | Credit for deleting supplying and installing lockers | -\$4,027.00 |
| 015R1 | Drylock masonry, lower level walls | \$5,900.76 |
| 16 | Ventilation of attic ceiling | \$4,519.48 |
| 17 | Ramp to front terrace | \$738.72 |
| 18 | Delete interior signage | -\$1,732.16 |
| 19 | Interior wall soffit, stud framed ceiling | \$12,799.66 |
| 20 | Flooring changes | \$3,687.99 |
| 21 | Repair and reframe portions of overhang | \$3,695.75 |
| 24 | Relocate rain leader | \$436.96 |
| 29 | Refinish ext. beam w/denseglass, stucco | \$8,737.49 |
| TOTAL OF LISTED CHANGE ORDERS | | \$48,105.38 |

IMPLEMENTATION SCHEDULE: Pending Board of Commissioners approval, additions to the original contract amounts will be made, noting the change order numbers, and the Resolution number that noting the Board of Commissioners authorization to proceed with the work under the change orders. The contractors will be notified, and work will begin as soon as possible.

FISCAL IMPACT: The cost of the change orders will be paid form the contingency fund of the Library construction project. The accompanying resolution will allow us to authorize the change orders, as well as payment upon completion of the work.

Recommendation: Staff respectfully recommends that the Board of Commissioners authorizes and approves Change Orders for Dolan Construction as noted on the attached AIA Documents, Change Orders 11,12R1,1315R1,16,17,18,19,20,21,24, and 29 in the amount of \$48,105.38