



Change Order No. 2

Date of Issuance: October 28, 2018	Effective Date: November 21, 2019
Owner: City of Gainesville, Wild Spaces & Public Places	Owner's Contract No.: 850 85100620190073
Contractor: J.E. Decker Construction Group, LLC	Contractor's Project No.: TBD
Engineer: Jay Reeves & Associates, Inc.	Engineer's Project No.:
Project: Historic Hartman House Renovation	Contract Name: Hartman House at Hogtown Creek Headwaters Nature Park

The Guaranteed Maximum Price Agreement dated June 14, 2019 is modified as follows upon execution of this Change Order:

Description: Utilize contingency and credit from architect for consultants to cover buyout of structural engineering scope and utilize contingency for temporary fencing cost difference in accordance with J.E. Decker Construction Group's Construction Change Order Proposal No. 2 dated October 8, 2019 attached hereto and incorporated as Exhibit A.

CHANGE IN CONTRACT PRICE	CHANGE IN CONTRACT TIMES <i>[note changes in Milestones if applicable]</i>
Original Contract Price: \$ 399,867.00	Original Contract Times: Substantial Completion: <u>January 1, 2020</u> Ready for Final Payment: <u>February 15, 2020</u> days or dates
[Increase] [Decrease] from previously approved Change Orders No. <u>1</u> to No. <u>1</u> : \$ 5,978.71	[Increase] [Decrease] from previously approved Change Orders No. <u>1</u> to No. <u>1</u> : Substantial Completion: <u>120 days</u> Ready for Final Payment: <u>120 days</u> days
Contract Price prior to this Change Order: \$ 405,845.71	Contract Times prior to this Change Order: Substantial Completion: <u>April 30, 2020</u> Ready for Final Payment: <u>June 14, 2020</u> days or dates
[Increase] [Decrease] of this Change Order: \$ 0	[Increase] [Decrease] of this Change Order: Substantial Completion: <u>0 days</u> Ready for Final Payment: <u>0 days</u> days or dates
Contract Price incorporating this Change Order: \$ 405,845.71	Contract Times with all approved Change Orders: Substantial Completion: <u>April 30, 2020</u> Ready for Final Payment: <u>June 14, 2020</u> days or dates

RECOMMENDED:	ACCEPTED:	ACCEPTED:
By: _____	By: <u>Lee R. Feldman, ICMA-CM</u>	By: <u>John Watkins</u>
Engineer (if required)	Owner (Authorized Signature)	Contractor (Authorized Signature)
Title: _____	Title <u>City Manager</u>	Title <u>Project Manager</u>
Date: _____	Date <u>Nov 21, 2019</u>	Date <u>11/21/19</u>

APPROVED AS TO FORM AND LEGALITY
David C. Schwartz
David C. Schwartz (Nov 20, 2019)
 City Attorney

Project #: Hartman House		Hartman House Renovations (for CofG)			Date 10/31/2018	
Line #	Description	Unit	Qty	Unit Cost	Total Cost	
SC	STAFFING CONDITIONS					
	General Superintendent - Part Time (Mike Calsam - Principal)	HR	110	\$65.00	\$7,150.00	
	Superintendent - 1/4 Time for 5 Months	HR	220	\$40.00	\$8,800.00	
	Asst. Superintendent -1/4 Time for 5 Months	HR	220	\$32.50	\$7,150.00	
	Superintendent Equipment (Cell, Tablet/Laptop, Vehicle, ETC.)	MO	3	\$850.00	\$2,550.00	
	Asst. Project Manager - Part Time	HR	80	\$40.00	\$3,200.00	
	Sr. Project Manager - Part Time (Chris Decker - Principal)	HR	110	\$65.00	\$7,150.00	
	Project Engineer - Part Time	HR	80	\$30.00	\$2,400.00	
	Sub-Total (Not Included in Total Below):				\$38,400.00	
GC	GENERAL CONDITIONS					
	Dumpsters	PULL	8	\$300.00	\$2,400.00	
	Temporary Fencing	LF	120	\$7.00	\$840.00	
	Temporary Protection & Floor Protection	LS	1	\$500.00	\$500.00	
	Small Tools / Miscellaneous Materials / Expendables	SF	2000	\$0.50	\$1,000.00	
	Safety/First Aid	LS	2	\$50.00	\$100.00	
	Temporary Project Signage	LS	1	\$200.00	\$200.00	
	Final Cleaning	SF	2000	\$0.75	\$1,500.00	
	Sub-Total (Not Included in Total Below):				\$6,540.00	
01A	ARCHITECT					
	Renovations per plans or as outlined on cover page.	LS	1	\$7,500.00	\$7,500.00	
01B	STRUCTURAL ENGINEER					
	Renovations per plans or as outlined on cover page.	LS	1	\$1,600.00	\$1,600.00	
01C	CM TIME FOR SITE SURVEYS & INVESTIGATION					
	Renovations per plans or as outlined on cover page.	HOUR	24	\$65.00	\$1,560.00	
02A	DEMO					
	Renovations per plans or as outlined on cover page.	LS	1	\$8,000.00	\$8,000.00	
03A	CONCRETE (INCLUDES SLAB PADS FOR 60 MASONRY PIERS)					
	Renovations per plans or as outlined on cover page.	LS	1	\$30,150.00	\$30,150.00	
04A	MASONRY (BLOCK & BRICK PIERS)					
	Renovations per plans or as outlined on cover page.	EACH	60	\$475.00	\$28,500.00	
06A	CASEWORK & CABINETRY (PLASTIC LAMINATE UPPERS, LOWERS & COUNTER TOPS)					
	Renovations per plans or as outlined on cover page.	LF	12	\$500.00	\$6,000.00	
06B	ROUGH & FINISH CARPENTRY (NEW FRAMING, REPAIRS TO EXISTING SIDING AND FRAMING)					
	Renovations per plans or as outlined on cover page.	ALLOWANCE	1	\$20,000.00	\$20,000.00	
07A	NEW ROOF (MAIN HOUSE - METAL)					
	Renovations per plans or as outlined on cover page.	ALLOWANCE	1	\$20,000.00	\$20,000.00	
07B	INSULATION (CEILING & WALLS)					
	Renovations per plans or as outlined on cover page.	ALLOWANCE	1	\$4,000.00	\$4,000.00	

07C	INSULATION (ICYNENE UNDER ROOF DECK)				
	Renovations per plans or as outlined on cover page.	ALLOWANCE	1	\$5,000.00	\$5,000.00
08A	NEW DOORS / HARDWARE				
	Renovations per plans or as outlined on cover page.	OPENING	6	\$250.00	\$1,500.00
08B	LABOR FOR INSTALL OF NEW DOORS / HARDWARE				
	Renovations per plans or as outlined on cover page.	OPENING	6	\$150.00	\$900.00
08C	LABOR & MATERIALS TO REPAIR EXISTING DOORS TO REMAIN				
	Renovations per plans or as outlined on cover page.	OPENING	3	\$250.00	\$750.00
08D	WINDOW REPAIRS and/or REPLACEMENT				
	Renovations per plans or as outlined on cover page.	ALLOWANCE	1	\$10,000.00	\$10,000.00
09A	GWB & FINISHING				
	Renovations per plans or as outlined on cover page.	LS	1	\$9,780.00	\$9,780.00
09B	PAINTING				
	Renovations per plans or as outlined on cover page.	ALLOWANCE	1	\$15,000.00	\$15,000.00
09C	FLOORING (ALLOWANCE FOR NEW and/or REFINISHING)				
	Renovations per plans or as outlined on cover page.	SF	1400	\$10.00	\$14,000.00
10A	SPECIALTIES (FOR BATHROOMS - ALLOWANCE PER ROOM)				
	Renovations per plans or as outlined on cover page.	ROOM	2	\$500.00	\$1,000.00
10B	SPECIALTIES (NEW PORCH SCREENING)				
	Renovations per plans or as outlined on cover page.	EACH	2	\$750.00	\$1,500.00
11A	APPLIANCES				
	Renovations per plans or as outlined on cover page.	ALLOWANCE	1	\$2,500.00	\$2,500.00
22A	PLUMBING				
	Renovations per plans or as outlined on cover page.	LS	1	\$11,500.00	\$11,500.00
23A	MECHANICAL / HVAC				
	Renovations per plans or as outlined on cover page.	LS	1	\$13,885.00	\$13,885.00
26A/28A	ELECTRICAL (DOES NOT INCLUDE FIRE ALARMS, DATA OR CONDUITS FOR DATA)				
	Renovations per plans or as outlined on cover page.	LS	1	\$29,300.00	\$29,300.00
31A/32A	EXTERIOR IMPROVEMENTS (SITE CLEARING, GRADING & LANDSCAPING)				
	Renovations per plans or as outlined on cover page.	ALLOWANCE	1	\$10,000.00	\$10,000.00

Sub-Total before Contingency or Fee	\$298,865.00
Contingency 10.00%	\$ 29,887.00
CM Fee (5% Overhead & 10% Profit) 15.00%	\$ 49,313.00
Sub-Total with Contingency & Fee	\$378,065.00
GL / Builder's Risk 2.50%	\$9,452.00
P&P Bond 2.00%	\$7,750.00
Building Permit	\$ 4,600.00

September 27, 2019

Attention: Karlin Warkentin
 J.E. Decker Construction Group
 1503 NW 16th Avenue
 Gainesville, FL 32605

Reference: Proposal for Engineering Services
 Historic Hartman House @ Hogtown Creek Headquarters
 Gainesville, Florida

Dear Mr. Warkentin,

Thank you for inviting Complete Structural Consulting, Inc. (CSC) to propose Engineering services for J.E. Decker Construction on the above-referenced project. The proposal is based on Architectural plans dated August 10th, 2019.

Project Scope

Based on our understanding of your request, the CSC scope of work is limited to the work specified in the 09/25/2019 email received from you, which is attached as Exhibit B.

The proposed scope includes the following services and submittals:

- Existing Analysis for Structure
- Design of new and revised structure as described in Exhibit B
- Structural Drawings for Structure

Exclusions:

- Items not showed in contract documents provided or added from revised designs,
- Soil Engineering Reports,
- All Cost for Testing and Inspections,
- Printing of physical copies of shop and erection drawings – Drawings provided in PDF

Retrofit Engineering

- Analysis of existing structure
- Design of new and revised structure as described in Exhibit B
- Signed and Sealed engineering calculation package
- Signed and Sealed drawings and plans
- Coordination with contractors and other design professionals to ensure a smooth construction process

Project and Fee Schedule

Our proposed fee for Engineering services:

Engineering Intern - \$150.00 / Hour	80% of work
PE - \$200.00 / Hour	20% of work
Total Fee NOT to Exceed	\$6,000

\$6,000.00 less allowance
\$1,600.00 less credit from Jay Reeves
\$1,000.00
\$3,400.00

Approval package will be submitted within 2 weeks of the initial site visit from day project is awarded.

Upon receiving returned approval drawings, CSC will review the drawings to make sure all RFIs and questions are resolved within 72 hours (three business days) and let the project manager know where the project stands.

CSC will invoice J.E. Decker Construction 80% of the project fee when submittals are issued for approval, and 20% of the project fee when submittals are issued for fabrication with terms of 30/0. Services that are outside of the CSC'S scope of work are considered additional services and will be billed on a time and expense basis using the CSC hourly charge rates. Payments are due no later than 30 days from the invoice date. The "General Terms and Conditions" attached as Exhibit A is considered part of the proposal and will be incorporated into this agreement between us if you accept this proposal.

Please carefully review this letter and, if its terms are acceptable and you wish to retain CSC, please sign where indicated and return a fully signed copy to me. We look forward to working with you on this project, and we thank you for the opportunity to be of service. If you have any questions, please feel free to contact this office at any time.

Sincerely,



Timothy Donovan
Project Manager
Complete Structural Consulting, Inc.

THE TERMS SET FORTH ABOVE ARE UNDERSTOOD AND AGREED:

BY: _____

DATE: _____

TITLE: _____

PO: _____

From: Jay Reeves <jay.reeves.arch@gmail.com>
Sent: Monday, October 7, 2019 4:32 PM
To: Karlin Warkentin <karlinw@jedeckerconstruction.com>
Subject: Re: Hartman structural

Hi Karlin,

Per our conversation on Friday about the need to get the engineering going and the lack of reasonably priced available engineers, and the fact they will provide and seal their own drawings I will credit back to the project the amount I had allocated for misc. structural engineering on footings and connections. The maximum amount I had allocated for consultants is \$1000 which I will credit back to structural engineering fees.

Also They had mentioned on Friday additional fees to provide an alternate drawing for the vaulted ceiling, given that is likely not in the scope I would pass on that and I can provide any drawings needed to price that should we find the funds.

Thanks,

Jay Reeves

On Mon, Oct 7, 2019 at 12:08 PM Karlin Warkentin <karlinw@jedeckerconstruction.com> wrote:

Jay,

We need to get a no-cost change order over to the Owner for Hartman House to cover the structural design buyout out of our CM contingency.

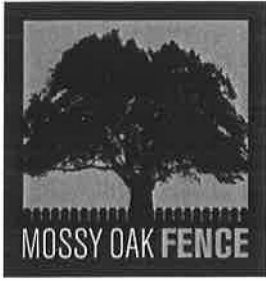
Wanted to reach out and see what kind of credit you could offer to help cover this based on any structural allowance you had in your \$7,500 NTE proposal.

Thanks in advance for your consideration.

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P&P Bond 2.00%	\$7,750.00
Building Permit	\$ 4,600.00
TOTAL COST	\$399,867.00



2120 N. Orange Blossom Trail | Orlando FL 32804
 (888) 44-MOSSY | Fax: (888) 864-2785
 www.mossyoakfences.com

FENCE PROPOSAL

PURCHASER INFORMATION			
NAME	J.E Decker Construction	HOME PHONE	
STREET	1503 NW 16th Ave	WORK PHONE	352-318-9149
CITY	Gainesville, FL 32605	FAX	
JOB NAME	Eric Jones Hogtown Creek Park	CELL	352-727-0121
CONTACT		EMAIL	karlinw@jedeckerconstruction.com

JOB SPECIFICATION			
	FOOTAGE	TYPE OF FENCE (LIST EACH)	HEIGHT
A	360'	Temp Fence Panels	6'
		6' x 12' Panels Stands & Sand Bags	
B			
C			
D			
GATES		TYPE OF GATE	
QTY	SIZE		
1	6'w x 6't	Single	
1	20'w x 6't	Double	
		(2) drop rods - 1 per leaf	
OBSTRUCTIONS		site to be prepped	
REMOVAL BY		others	

JOB DIMENSIONS
<p>PROJECT LAYOUT (per plans)</p> <div style="border: 2px solid red; padding: 10px; margin: 20px auto; width: fit-content;"> <p>\$2,290.00 less allowance \$ 840.00 \$1,450.00</p> </div>
ALL DIMENSIONS AND SPECIFICATIONS ARE APPROXIMATE

JOB SPECIFICATION				
	A	B	C	D
PRICE	2,290.00			
TAX	-0-			
TOTAL	2,290.00			
DEPOSIT				
BALANCE				
TERMS: BALANCE DUE ON COMPLETION				
ESTIMATOR	DATE			
Darrell Plank	9/30/2019			
ACCEPTED BY PURCHASER	DATE			

SPECIAL INSTRUCTIONS
<p>JOBSITE ADDRESS: 1500 NW 45th Ave. Gainesville, FL 32605</p>
<p>Purchaser agrees that final price will be determined by total footage installed, and may be different than estimated. Purchaser also agrees that all products delivered and installed remain the property of Mossy Oak Fence until full payment is made.</p>