



LCOC Meeting 14

Date: 5/28/2021

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Quick Points:

- 83% Construction Completion (as of 4/15/2020) \*
- Fourteen Pay Applications Submitted
- 98 PCOs Have Been Issued\*
  - o Change Order 1 (\$22,857.89) - Executed
  - o Change Order 2 (\$11,006.60)- Executed
  - o Change Order 3 (Reallocation of Buyout Savings to CM Cont)
  - o Change Order 4 (3 Day Time Extension)
  - o Change Order 5 (\$0 Owner Cont Use)
  - o Change Order 6 (6 Day Time Extension)
  - o Change Order 7 (15 Day Time Extension)
  - o Change Order 8 (\$12,727.45) – Executed
  - o Change Order 9 (\$10,617.91) – Executed
  - o Change Order 10 (4 Day Extension) – Executed
  - o Change Order 11 (\$4,799.89) – Executed
  - o Change Order 12 (\$4,781.99) – Executed
  - o Change Order 13 (\$0 Owner Cont Use) - Executed
  - o Change Order 14 (\$0 Owner Cont Use) - Executed
  - o Change Order 15 (\$0 Owner Cont Use) – Executed
  - o Change Order 16 (\$11,522.87) – Executed
  - o Change Order 17 (\$0 Owner Cont Use) – Executed
  - o Change Order 18 (4 Day Extension) – Executed
  - o Change Order 19 (\$0 Owner Cont Use) – Executed
  - o Change Order 20 (\$25,907.68) – Executed
  - o Change Order 21 (\$4,887.19) – Executed

- Change Order 22 (14 Day time Extension)- Awaiting Sign
  - Change Order 23 (\$34,100.81) – Awaiting Sign
  - Change Order 24 (\$0 Owner Cont Use) Awaiting Sign
  - Change Order 25 (\$34, 599.64 Owner Cont Use)- Executed
  - Change Order 26 (\$8,987.73 Owner Cont Use) - Executed
  - Change Order 27 (\$0 Owner Cont Use) – Executed
  - Change Order 28 (\$9,504.85 Owner Cont Use) - Executed
  - Change Order 29 (\$4,877.57 Owner Cont Use) – Executed
  - Change Order 30 (\$28,562.80 Owner Cont Use) - Executed
- Substantial Completion Date Extended +14 Days (May 29, 2021) \*
  - This is currently being negotiated due to PR -95R Revisions to M101 Drawings per ceiling close in-inspections.

Next Milestones:

- Elevator Completion Date (5/28/2021)
- Completion of All Exterior Undergrounding (5/14/2021)
- Low Voltage Completion (5/21/21)
- Mud Mat for Sidewalk Pavers Pour (5/21/21)
- Fire Alarm Testing Begins (5/18/21)
- CFC IT Work Begins (5/26/21)
- CFC Shelving Arrives On Site (6/21/21)

Active Subcontractors:

- K&M Electrical (Electrical Sub)
- Harris Mechanical (Plumbing and HVAC Sub)
- Bright Masonry (Concrete)
- Express Tek (Low Voltage)
- Jarvis (Rough Carpentry)
- Clyde Henry Inc. (Windows)
- RW HITT (Painter)

Mary Riley Styles Public Library Expansion and Renovation Project

- Segovia (Drywall/Ceilings)
- CCA (Flooring)

## **Scheduled Inspections**

### **Lower Level:**

- Ceiling Close in Inspection 5/10/21 - Completed
- Fire Caulking/Penetration Inspection (5/21/21) – On Going

### **Main Level:**

- Ceiling Close in Inspection 5/10/21 - Completed
- Fire Alarm Testing Begins 5/21/21 – On Going

## **Schedule of Activities**

### **Lower Level:**

- Final Paint (5/2/2021) - Completed
- Install Flooring (5/4/2021) – On Going
- Finish Ceiling Tile (5/10/21) - Completed
- Elevator Installation Begins (5/28/21) – On Going
- Install Fire Alarm Devices (5/3/21) – Completed
- Install Door/Frames/Hardware (5/15/21) – On Going
- Begin Testing and Balancing (5/15/21) – Hold Due to M101 Revision
- Functional Performance Testing (5/29/21) – Hold Due to M101 Revision

### **Main level:**

- Complete Light Installation (5/21/21) – On Going
- Install Fire Alarm Devices (5/10/21) – On Going
- Install Flooring (5/30/21)
- Final Paint (5/15/21) – On Going
- Install Door/Frames/Hardware (5/20/21) – On Going
- Install Storefronts Doors (5/23/21) – Awaiting Arrival
- Complete ADA Rough-ins (5/22/21) – On Going
- Begin Testing and Balancing (5/26/21) – Hold Due to M101 Revision
- Functional Performance Testing (5/29/21) – Hold Due to M101 Revision

### **Exterior:**

- Complete Bio-Pond Soil Infill (4/23/21) – Completed

- Complete Utility Installation (4/30/21) - Completed
- Prep Subgrade for Sidewalks (5/3/21) - Completed
- Pour Concrete for ADA Ramp and Mud Mats (5/15/21) – On Going
- Place Park Ave Apron (5/10/21) - Completed
- Landscaping (5/20/21)

1	Item	Description	Budget Amount	Remaining Amount	Percent Remining
2	<b>SOFT COSTS/OWNER COSTS</b>				
3	CFC	Staff Time	\$ 254,071.00	\$ 87,418.66	34%
5	BKV Group	A/E Services	\$ 921,444.00	\$ 32,448.86	4%
6	Brinjac	Commissioning	\$ 53,580.00	\$ 35,853.75	67%
9	ECS	Special Inspections	\$ 85,000.00	\$ 9,000.00	11%
18	Prior Soft Costs Espenses		\$ 300,341.00		
19	<b>TOTAL SOFT COSTS</b>		<b>\$ 1,752,919.60</b>	<b>\$ 234,371.96</b>	<b>13%</b>
20	<b>OWNER COSTS</b>				
21	Kloke	Moving	\$ 160,545.60	\$ 59,381.35	37%
22	Kloke	Storage	\$ 126,000.00	\$ 42,962.55	34%
23	LIBERTY SYS	FF&E	\$ 646,666.00	\$ 646,666.00	100%
24	OWNER CONTINGENCY		\$ 313,283.00	\$ 171,182.19	55%
25	TMC PROPOSAL	Mural	\$ 93,250.00	\$ 93,250.00	100%
30	<b>TOTAL OWNER COSTS</b>		<b>\$ 1,339,744.60</b>	<b>\$ 1,013,442.09</b>	<b>76%</b>
31	<b>Hard Costs</b>				
32	Centennial	Construction Services	\$ 7,553,027.00	\$ 1,298,017.57	17%
33	Centennial	CM Contingency	\$ 453,034.00	\$ 202,837.49	45%
34					
35					
36	<b>TOTAL HARD COSTS</b>		<b>\$ 7,866,309.00</b>	<b>\$ 1,500,855.06</b>	<b>19%</b>
40	<b>PROJECT BUDGET</b>		<b>\$ 10,992,000.00</b>	<b>\$ 2,748,669.11</b>	<b>25%</b>

**Pay App 14 (Ending 4/15/2021)**

<b>Original Contract SUM</b>	\$	7,866,308.00
<b>Net Change by Change Orders</b>	\$	180,279.89
<b>Contract Sum to Date</b>	\$	8,046,587.89
<b>Total Complete &amp; Stored to Date</b>	\$	6,410,389.95
<b>Retainage (5%)</b>	\$	316,570.26
<b>Total Earned Less Retainage</b>	\$	6,089,870.45

**Change Order 28**

PCO #	Title	Date Issued	Owner	CM Cont	Notes	Change Order
65	Lower Level Power and Data	1/10/2021	\$ 4,109.42	\$ 1,251.64		28
64	Brick Wrapping at Pass Throughs on Main Level	1/31/2021	\$ 4,399.06			28
74	Add Curb and Gutter Along Alley	3/22/2021		\$ 5,009.57		28
77	Duct and Shelf Conflict	3/16/2021		\$ 546.02		28
79	Furnish and Install Cable for Thermal Counter	3/23/2021	\$ 996.37			28
		Sum	\$ 9,504.85	\$ 6,807.23		





**Change Order 30**

PCO #	Title	Date Issued	Owner	CM Cont	Notes	Change Order
68	BAS Remote Access	3/10/2021	\$ 9,264.43			30
80	Algo PA System	3/31/2021	\$ 13,567.19	\$ 13,567.19		30
81	Scope Gaps Per Email on 4.13.2021	4/13/2021		\$ 35,498.40		30
83	Painting Exposed Flexible Duct	4/15/2021	\$ 1,178.47			30
85	Painting Elevator Shaft White Approx 4 ft in Height	4/15/2021		\$ 250.00		30
87	Two 20A, 120V Circuits for Communication Panels	4/19/2021	\$ 4,552.71			30
89	Lower Ceiling to Accomodate Pump	4/23/2021		\$ 749.40		30
90	Poke Thrus at Service Point	4/22/2021		\$ 1,155.00		30
		Sum	\$ 28,562.80	\$ 51,219.99		

## **MRSPL Activation Plan**

### Library Furniture Move:

Liberty Systems Inc.: Contact Kim Miller

Personnel: Lionel, Al, Jenny, Robert, Appointed Staff liaison

Production Date: February 15, 2021

Date Needed on Site: June 21, 2021

### Staff Furniture Move:

Price Modern: Contact: Jen Fields

Personnel: Lionel, Al, Jenny, Robert, Appointed Staff liaison

Date Needed on Site: June 7, 2021

### Building Safety:

Lionel, John Russell, Steve, Henry, Doug, Jenny, Kathy

#### Temporary & Final CO

- Life Safety Systems
  - o Fire Alarm – (Undergoing Preliminary Testing)
  - o Fire Sprinkler - Completed
  - o Egress – Signage in Production 5.21.21
  - o Way Finding Signage
    - Make Sure Signage Matches Annunciator
  - o Elevator – Scheduled Completion 5.28.21
    - NES Inspections
  - o Emergency Lighting
- Non Compliance Log items
  - o ECS/Centennial/BKV

### Planning/CPEDs

Personnel: Lionel, Jenny, Paul, Akida

Site Plan Requirements

### IT Network Setup:

Lionel, Jamal, Gennadii, Jenny

Date Needed on Site: May 28, 2021

#### Priorities

- All priorities listed are manageable for May/June 2021 opening to the public per Jamal Matthews with the understanding that tasks to be completed by library staff are done by the end of February. Tasks with library staff involvement indicated with an asterisk.
- Please see the working document (20210202 ITNeeds NewBldgMove) for current status and timelines.
- Image and deploy new public computers
- Implement Time and Print Management System \*

- Printer/Copiers for public and staff \*
- Meeting Room Software \*
- Self-Check Machines \*
- Catalog Stations \*
- City profiles/Library accounts/Generic emails\*
- Storage for Local History

#### Basics

- Per Jamal Matthews, ITS does not see risks to be open day one to the public with the needs listed below for Staff/Public/Service Desks
- Please see working document for additional information
- Staff Computers, Phones, Printer/Copiers, Scanners, Fax
- Public Side
  - Computers
  - Print/Time Management – explore wireless printing
  - Printers/Copiers – document scanning
- Service desks – self-check, line for credit card
- Local History – DBTextworks/InMagic, Scanners, Cassette tape digitizer, ViewScan

#### Items Centennial responsible for install

- ITS and library staff to be familiar with
- Security – door readers, security alarm, cameras
- Thermal people counter
- PA System
- Digital Bulletin Boards
- Meeting Room A/V equipment – projectors, sound system, TVs, assistive listening device

Systems Training for Library Staff/Maintenance:

Items Needed for Training: HVAC, AV,  
Lionel, Kathy, Jenny, Appointed Staff liaison

Facility Maintenance:

Lionel, Jenny, Claudia, Robert, Kathy, Jeremy

Public Safety:

Lionel, Jenny, Mary, Appointed Staff liaison