



January 18, 2017

Robert Clark  
Mountain View Whisman School District  
750-A San Pierre Way  
Mountain View, CA 94043

**RE: Change Order #2 Justification: Monta Loma Elementary School Multi-Purpose Room Addition Project (Phase 1), Classroom Modernization Project (Phase 2) and Portables Installation Project – Beals Martin Inc. – Mountain View Whisman School District**

**Phase 1:**

**Item # 1 – Replace Floor Drains and Add Trap Primers in Restrooms (PCO 13)**

This change is the result of an unforeseen condition. The bid documents show using existing floor drains and trap primers. After demolition we discovered old rusty parts. The contractor was directed to replace with new parts and new copper lines. The cost for item no. 1 includes the labor and material to install new plumbing parts. **\$680**

**Item # 2 – Replace Plumbing Line Bldg. H (PCO 14)**

This change is the result of an unforeseen condition. The bid documents show connecting to existing plumbing lines. After demolition we discovered an old underground galvanized plumbing line that was leaking in the boy's restroom. The contractor was directed to replace the lines with new copper lines. The cost for item no. 2 includes the labor and material to install new copper plumbing lines. **\$786**

**Item # 3 – Relocate Exterior Lighting Conduit (PCO 33)**

This change is the result of an unforeseen condition. When excavating for the new ADA parking stall on the North end an electrical conduit was discovered 2" below the surface. The cost for item no. 3 includes the labor and material to reinstall the electrical conduit below sub grade to meet current code. **\$627**

**Item # 4 – Install New Gas Line into MUR (PCO 45)**

This change is the result of a design revision. The drawings indicated the point of connection in the mezzanine for the gas tie in. However, the gas line increased size due to all of the new equipment. The contractor was directed to install a new gas line at the meter and to bring it into the building. The cost for item no. 4 includes the labor, material, equipment and off haul to install a new gas line at the meter. **\$6,261**

**Item # 5 – Backfill with Sand Underground Plumbing (PCO 46)**

This change is the result of an unforeseen condition. Due to the existing unsuitable material the underground plumbing trenches in the kitchen would not meet compaction. The field engineer recommended that they use sand to back fill. The cost for item no. 5 includes the labor and material to backfill with sand at underground plumbing pipes in the kitchen. **\$998**

**Item # 6 – Change Model of Kitchen Range (PCO 8)**

This change is the result of an upgrade on kitchen range. At bid time the kitchen equipment list showed a 4-burner range by Vulcan. The equipment list was changed and a 6-burner range by Montague was called out. The cost included with item no. 6 includes the upcharge only for the price difference on the range. **\$3,521**

**Item # 7 – PVC Irrigation in Fire Line (PCO 38)**

This change is the result of an unforeseen condition. Prior to trenching for the new fire line, the City came out and relocated existing sprinklers. The contractor also hired a locator. During trenching the contractor continued to run into unforeseen sprinkler and water lines. The cost for item no. 7 includes the labor and material required to make necessary repairs on the irrigation and water lines discovered in the fire line trench. **\$3,755**

**Item # 8 – Abate Steel Paint on Beam (PCO 49)**

This change is the result of an unforeseen condition. After demolition there was a steel beam exposed that was in the way of the new addition. This beam needs to be cut but prior to cutting it the lead paint had to be abated. The cost for item no. 8 includes the labor and material to abate lead base paint prior to cutting the beam. **\$945**

**Item # 9 – Add Fire Alarm relay control modular (PCO 50)**

This change is the result of a design revision. The contractor was requested per code to install a relay control module at the fan coil unit control interface, connect, complete and program fire alarm system to facilitate unit shut-down upon activation of mezzanine detectors. The cost for item no. 9 includes the labor and material to install a complete relay control module. **\$828**

**Item # 10– Add Heat detectors in Soffit (PCO 51)**

This change is the result of a design revision. The contractor was requested to install heat detectors in the soffit. This is a concealed space with mechanical duct work in it. The cost for item no. 10 includes the labor and material to install heat detectors and to program them to the fire alarm system. **\$2,802**

**Item # 11– Various T&M directed work (PCO 52)**

This change is the result of a design revision and unknown conditions. Due to conflicts with existing framing there were many requests for information needed which was a result in various items such as an upgrade in material, additional material, relocating windows, demolition and several changes that were made in the field. All these changes were field verified by the Project State Inspector. The cost for item no. 11 includes the labor and material to make all of these field changes. **\$9,323**

**Item # 12– Add Roof Drains and over flow drains (PCO 53)**

This change is the result of a design revision. The contractor was requested to install an additional roof drain and overflow drain on the MUR. The cost for item no. 12 includes the labor and material to install a roof and overflow drain. **\$2,208**

**Total of Multi-Purpose Room Addition Project – \$32,734**

## **Phase 2:**

### **Item # 13 – Change out Eight Faucets in Classrooms (PCO 24)**

This change is the result of a design revision. The specified sinks include a faucet that is used for in the art classrooms only. This model was also call out to be installed in Bldg. L, P & N. The cost for item no. 13 includes the labor and material required to install eight new classroom faucets. **\$3,460**

### **Item # 14 – Various T&M directed work (PCO 25)**

This change is the result of a design revision and unknown conditions. Due to conflicts with existing framing there were many requests for information needed which was a result in various items such as an upgrade in material, additional material, relocating windows, demolition and several changes that were made in the field. All these changes were field verified by the Project State Inspector. The cost for item no. 14 includes the labor and material to make all of these field changes. **\$5,105**

### **Item # 15 – Provide occupancy sensors for lighting (PCO 1R1)**

This change is the result of a District request. The original item specified were dimming wire/switches. The District requested the contractor to provide occupancy sensors for the lighting in all rooms. The cost for item no. 15 includes the credit for the specified sensors and the labor and material required to install new occupancy sensors. **\$6,834**

### **Item # 16 – Installation of TV brackets provided by District (PCO 6R1)**

This change is the result of a District request. The contractor was requested to install 24 owner supplied TV brackets for the specified rooms. The cost for item no. 16 includes the labor and material required to install 24 TV brackets. **\$7,587**

### **Item # 17 – Prime and Paint Existing Wire Mold (PCO 20)**

This change is the result of a District request. At the request of the District the contractor was directed to prime and paint the existing wire mold. This way it would look new as it is tied into the new wire mold. The cost for item no. 17 includes the labor and material for painting existing wire mold. **\$4,513**

### **Item # 18 – Sidewalks and Curbs (PCO 6 & 31)**

This change is the result of an unforeseen condition and design revision. The District agreed to pay the difference between regular time and premium time in order to complete the concrete work at the frontage and parking lot stalls. The concrete subcontractor was originally schedule to complete work during regular business, however due to the frontage changes, added concrete work and the unsuitable soil that had to be off hauled, there would be no time left to complete the frontage on regular time. The cost for item no. 18 includes the cost difference in the wage rate for hours spent on project and to complete concrete work prior to the start of school. **\$14,065**

**Total for Classroom Modernization Project (Phase 2)– \$41,564**

## **Portables:**

### **Item # 19 – Survey for portable layout (PCO 7)**

This change is the result of a District request. The District hired a contractor to install new footings and to set the portables. The contractor excluded survey and layout work. The cost for item no. 19 includes the labor and material to layout new buildings and to hire a surveyor. **\$2,627**

**Item # 20 – Plumbing Connection and Paving (PCO 9)**

This change is the result of a design revision and District request. In order to accommodate the District's (YMCA) schedule the contractor was directed to work out of sequence and to pave the location where the new ramps were going to be installed. In addition, the contractor was directed to hook up plumbing line out of sequence to accommodate the cleaning of the portable prior to inspection. The cost for item no. 20 includes the labor and material required to provide asphalt underneath the two new ramps and to hook up water line. **\$2,633**

**Item # 21 – Extend power to sewer lift (PCO 10)**

This change is the result of an unforeseen condition. Due to existing conduits and tree roots the sewer lift station had to be relocated further back on school property. The cost for item no. 21 includes the labor and material to extend the conduits, electrical wires and add a junction box at the sewer lift station. **\$3,244**

**Total for Portable Installation Project – \$8,504**

**Change Order #2 Summary**

**Total for Multi-Purpose Room Addition Project (Phase 1) - \$32,734.00**

**Total for Classroom Modernization Project (Phase 2) - \$41,564.00**

**Total for Portables Installation Project - \$8,504.00**

**Total Change Order No. 2 - \$82,802.00**

In our capacity as the District's Construction Manager we have completed a review of Change Order #2.

The total Change Orders to date is \$ 513,444.00

This equates to 5% of the contract value. To date, Beals Martin, Inc., construction has completed 98% of the contract work.

There is \$153,165 remaining in the Change Order Contingency.

Based upon the review of the merit and the compensation, it is our recommendation that you approve this change order. If you have any questions, please do not hesitate to call.

Sincerely,  
Greystone West Company

Brenda Parella  
Project Manager

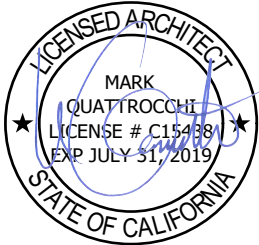
# CHANGE ORDER

1516.00 - 0 - 1.8

## CO 002

<b>PROJECT:</b>	<b>Monta Loma ES PH 1</b> 460 Thompson Ave Mountain View, CA 94043	<b>Change Order No.</b>	<b>TWO (002)</b>
<b>CONTRACTOR:</b>	<b>Beals Martin</b> 2596 Bay Road Redwood City, CA 94063	Project No.	1516.00
		Initiation Date:	1/9/2018
		Contract For:	
		Contract Date:	
		DSA File No.	43-66
		DSA App. No.	01-115484
		OPSC App. No.	

You are directed to make the following changes in this contract: (Refer to Summary on following page)



Date: 01/09/2018

The original Contract Sum was	\$4,715,458
Net change by previous Change Order	\$0
The Contract Sum prior to this Change Order was	\$4,715,458
The Contract Sum will be UNCHANGED by this Change Order in the amount of	\$0
The new Contract Sum including this Change Order will be	<b>\$4,715,458</b>
The Contract Time will be UNCHANGED by this Change Order in the amount of	0 days
The Date of Completion as of the date of this Change Order:	


**Not valid until signed by both the Owner and the Architect.**

Signature of the contractor indicates his approval herewith, including any adjustment in the Contract Sum or Contract Time.

The compensation (time and cost) set forth in this Change Order comprises the total compensation due the Contractor, all Subcontractors and all Supplies, at all times, for the work or change defined in the Change Order, including all impact on unchanged work. By signing this Change Order the Contractor acknowledges and agrees, on behalf of themselves, all Subcontractors and all Suppliers, at all tiers, that the stipulated compensation includes payment for all work contained in the Change Order, plus all payment for the interruption of schedules, extended and unabsorbed overhead costs, delay, disruption, and all impact, ripple impact or cumulative impact on all work under this Contract. The signing of the Change Order indicates that the Change Order constitutes the total equitable adjustment owed the Contractor, all Subcontractor and all Suppliers, at all tiers, as a result of the change. The Contractor, on behalf of themselves, all Subcontractors and all Suppliers, at all tiers, agrees to waive all rights, without exception or reservation of any kind whatsoever to file any further claim related to this Change Order. No further claim or request for equitable adjustment of any kind whatsoever shall arise out of or as a result of this change or the impact of this change on the remainder of the work under this Contract.

**By execution of this Change Order the Contractor specifically waives, relinquishes, and releases any and all rights under Section 1542 of the California Civil Code which reads as follows:**

"A GENERAL RELEASE DOES NOT EXTEND TO CLAIMS WHICH THE CREDITOR DOES NOT KNOW OR SUSPECT TO EXIST IN HIS FAVOR AT THE TIME OF EXECUTING THE RELEASE, WHICH IF KNOWN BY HIM MUST HAVE MATERIALLY EFFECTED HIS SETTLEMENT WITH THE DEBTOR."

ARCHITECT	CONTRACTOR	OWNER
<b>Quattrocchi Kwok Architects</b> 636 Fifth Street Santa Rosa, CA 95404 By: 	<b>Beals Martin</b> 2596 Bay Road Redwood City, CA 94063 By:	<b>Mountain View Whisman School District</b> 750-A San Pierre Way Mountain View, CA 94043 By:
Date: 1/10/2018	Date:	Date:

PROJECT: Monta Loma ES PH 1

Change Order No.	TWO (002)
Project No.	1516.00
Contract For:	
DSA App. No.	01-115484

**SUMMARY:**

No.	Reference:	Description:	C.O.R. #	Amount	Calendar Days Added to Contract				
					DoC	M1	M2	M3	
<b>TOTALS:</b>					\$32,734 applied to contingency	0	0	0	0
1		The cost includes the upcharge only for the price difference on the range.	008	\$3,521	0	0	0	0	
2	RFI 024	The cost includes the labor and material to install new plumbing parts.	013	\$680	0	0	0	0	
3		The cost includes the labor and material to install new copper plumbing lines.	014	\$786	0	0	0	0	
4		The cost includes the labor and material to reinstall the electrical conduit below sub grade to meet current code.	033	\$627	0	0	0	0	
5	Rfi 058	Repair to PVC irrigation located on fire line trenching	038	\$3,755	0	0	0	0	
6		The cost includes the labor, material, equipment and off haul to install a new gas line at the meter.	045	\$6,261	0	0	0	0	
7		The cost includes the labor and material to backfill with sand at underground plumbing pipes in the kitchen.	046	\$998	0	0	0	0	
8		The cost includes the labor and material to abate lead base paint prior to cutting the beam.	049	\$945	0	0	0	0	
9		The cost includes the labor and material to install a complete relay control module.	050	\$828	0	0	0	0	
10		The cost includes the labor and material to install heat detectors and to program them to the fire alarm system	051	\$2,802	0	0	0	0	
11		The cost includes the labor and material to make all field changes.	052	\$9,323	0	0	0	0	
12		The cost includes the labor and material to install a roof and overflow drain.	053	\$2,208	0	0	0	0	

END OF SUMMARY

# CHANGE ORDER

1516.02 - 0 - 1.8

## CO 002

<b>PROJECT:</b>	<b>Monta Loma ES PH 2 Classrooms</b> 460 Thompson Ave Mountain View, CA 94043	<b>Change Order No.</b>	<b>TWO (002)</b>
<b>CONTRACTOR:</b>	<b>Beals Martin</b> 2596 Bay Road Redwood City, CA 94063	Project No.	1516.02
		Initiation Date:	1/9/2018
		Contract For:	
		Contract Date:	
		DSA File No.	43-66
		DSA App. No.	01-116344
		OPSC App. No.	

You are directed to make the following changes in this contract: (Refer to Summary on following page)



Date: 01/09/2018

The original Contract Sum was	\$5,116,531
Net change by previous Change Order	\$0
The Contract Sum prior to this Change Order was	\$5,116,531
The Contract Sum will be UNCHANGED by this Change Order in the amount of	\$0
The new Contract Sum including this Change Order will be	<b>\$5,116,531</b>
The Contract Time will be UNCHANGED by this Change Order in the amount of	0 days
The Date of Completion as of the date of this Change Order:	


**Not valid until signed by both the Owner and the Architect.**

Signature of the contractor indicates his approval herewith, including any adjustment in the Contract Sum or Contract Time.

The compensation (time and cost) set forth in this Change Order comprises the total compensation due the Contractor, all Subcontractors and all Supplies, at all times, for the work or change defined in the Change Order, including all impact on unchanged work. By signing this Change Order the Contractor acknowledges and agrees, on behalf of themselves, all Subcontractors and all Suppliers, at all tiers, that the stipulated compensation includes payment for all work contained in the Change Order, plus all payment for the interruption of schedules, extended and unabsorbed overhead costs, delay, disruption, and all impact, ripple impact or cumulative impact on all work under this Contract. The signing of the Change Order indicates that the Change Order constitutes the total equitable adjustment owed the Contractor, all Subcontractor and all Suppliers, at all tiers, as a result of the change. The Contractor, on behalf of themselves, all Subcontractors and all Suppliers, at all tiers, agrees to waive all rights, without exception or reservation of any kind whatsoever to file any further claim related to this Change Order. No further claim or request for equitable adjustment of any kind whatsoever shall arise out of or as a result of this change or the impact of this change on the remainder of the work under this Contract.

**By execution of this Change Order the Contractor specifically waives, relinquishes, and releases any and all rights under Section 1542 of the California Civil Code which reads as follows:**

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<b>ARCHITECT</b> Quattrocchi Kwok Architects 636 Fifth Street Santa Rosa, CA 95404	<b>CONTRACTOR</b> Beals Martin 2596 Bay Road Redwood City, CA 94063	<b>OWNER</b> Mountain View Whisman School District 750-A San Pierre Way Mountain View, CA 94043
By: 	By:	By:
Date: 1/10/2018	Date:	Date:

**PROJECT: Monta Loma ES PH 2 Classrooms**

<b>Change Order No.</b>	TWO (002)
Project No.	1516.02
Contract For:	
DSA App. No.	01-116344

**SUMMARY:**

No.	Reference:	Description:	C.O.R. #	Amount	Calendar Days Added to Contract			
					DoC	M1	M2	M3
<b>TOTALS:</b>					\$41,564 applied to contingency			
1	AR 022	Provide occupancy sensors for lighting per AR 002 and credit dimming wire switches.	001r1	\$6,834	0	0	0	0
2		Install District supplied TV brackets and TV's in designated rooms.	006r1	\$7,587	0	0	0	0
3		The cost for includes the labor and material for painting existing wire mold.	020	\$4,513	0	0	0	0
4	None	The cost for includes the labor and material required to install eight new classroom faucets.	024	\$3,460	0	0	0	0
5		The cost includes the labor and material to make all field changes.	025	\$5,105	0	0	0	0
6		The cost includes the cost difference in the wage rate for hours spent on project and to complete concrete work prior to the start of school.	031	\$14,065	0	0	0	0

END OF SUMMARY



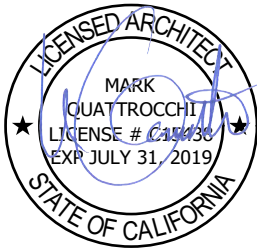
# CHANGE ORDER

1516.00 PORT - 0 - 1.8

## CO 002

<b>PROJECT:</b>	<b>Monta Loma Portables</b> 460 Thompson Ave Mountain View, CA 94043	<b>Change Order No.</b>	<b>TWO (002)</b>
<b>CONTRACTOR:</b>	<b>Beals Martin</b> 2596 Bay Road Redwood City, CA 94063	Project No.	1516.00 PORT
		Initiation Date:	1/9/2018
		Contract For:	
		Contract Date:	
		DSA File No.	46-66
		DSA App. No.	01-116790
		OPSC App. No.	

You are directed to make the following changes in this contract: (Refer to Summary on following page)



Date: 01/09/2018

The original Contract Sum was	\$104,658
Net change by previous Change Order	\$0
The Contract Sum prior to this Change Order was	\$104,658
The Contract Sum will be UNCHANGED by this Change Order in the amount of	\$0
The new Contract Sum including this Change Order will be	<b>\$104,658</b>
The Contract Time will be UNCHANGED by this Change Order in the amount of	0 days
The Date of Completion as of the date of this Change Order:	

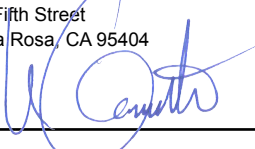
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<b>Quattrocchi Kwok Architects</b> 636 Fifth Street Santa Rosa, CA 95404 	<b>Beals Martin</b> 2596 Bay Road Redwood City, CA 94063	<b>Mountain View Whisman School District</b> 750-A San Pierre Way Mountain View, CA 94043
By: _____	By: _____	By: _____
Date: 1/10/2018	Date: _____	Date: _____

