



TOWN of BROOKLINE

Massachusetts

BUILDING DEPARTMENT

Daniel Bennett
Building Commissioner

TO: Selectboard/ School Committee

FROM: Ray Masak, PE Project Manager

SUBJECT: High School Expansion Project – Construction Management @ Risk (CM@R)
Skanska Change Order –Guaranteed Maximum Price (GMP) CO No.7/PCCO No.14

DATE: January 13, 2021

On the Calendar this week, the Building Department has submitted a request for Change Order for the construction management firm Skanska to perform the following services:

- PCCO No. 14 - \$28,858; 40 Misc. Changes

The HS expansion project was awarded to the contractor Skanska which was based on their qualifications. This package represents a change to the project. Refer to the Hill memo dated January 8, 2021 for further explanation of the 40 items listed in this CO.

The Building Department is available to answer any questions you may have. Thank you for your consideration.

TOWN OF BROOKLINE

333 Washington Street, Brookline, Massachusetts 02445

PURCHASE ORDER CHANGE FORM

INVOICE DATE: 11-Jan-21

TO:	Skanska USA Building Inc 101 Seaport Boulevard, Suite 200 Boston MA 02210
-----	---

Purchase Order Number

21911639

Vendor Number

55399

PAYMENT AMOUNT

\$28,858.00

BUDGET 120,391,451.00
BALANCE 99,674,799.08

FUND	ORGANIZATION	ACTIVITY	OBJECT
	2594C204		6C0002

FOR: Brookline High School Expansion

Amendment	Date	
7	1/7/2021	PCCO No 014 - Misc Changes (40 items) As per attached AIA Document signed by Skanska /William Rawn Associates

AMOUNT

\$28,858.00

BUILDING COMMISSION

APPROVAL OF:

Janet Fierman, Chairman

George Cole

Kenneth Kaplan

Karen Breslawski

Nathan E. Peck

SELECT BOARD

APPROVAL OF:

Bernard W. Greene, Chairman

Nancy S. Heller

Heather Hamilton

Raul Fernandez

John VanScoyoc

SCHOOL COMMITTEE

APPROVAL OF:

Mary Ellen Normen, Assistant Superintendent For Administration and Finance

HILL
Hill International

Hill International, Inc.
75 Second Avenue, Suite 300
Needham, MA 02494
Tel: 617-778-0900
Fax: 617-778-0999
www.hillintl.com

January 8, 2021

Mr. Ray Masak, P.E.
Project Manager
Town of Brookline Building Department
333 Washington Street
Brookline, MA 02445

RE: Recommendation to approve Skanska Change Order 007/PCCO 014

Dear Mr. Masak:

Under separate cover, Skanska USA Building Inc. is submitting original copies of Change Order 007/PCCO 014 for the Expansion of Brookline High School Project for acceptance by the Town of Brookline (ToB). It includes (40) separate Authorization Requests (AR's). Hill and WRA have previously reviewed, negotiated where applicable, and agree that all items listed in this Change Order are fair, reasonable for the described scope of work, and are compensable adjustments to the GMP. The result is a net add to the GMP of **\$28,858.00**.

Of the 40 AR's, (20) of the AR's are \$0 in value, (13) are added costs, and (7) credit. The AR's are categorized as follows:

- (3) AR's are the result of Owner Changes credit of -\$4,639.
- (3) AR's for unforeseen conditions for excavation for underground electrical, demo brick shaft at STEM and electrical savings for Def Maintenance -\$16,914.
- (9) AR's are for Design Issues (including credits/VE) that account for \$28,288.
- (17) AR's are expenditures from GMP allowances or holds changes that account for net \$0 increase to the GMP.
- (6) AR's are related to design changes results from RFIs and Bulletins \$1,693.
- (2) AR's are MBTA Helical Pile Obstructions and MBTA Station Knee Wall \$20,430.

An itemized summary of CO #7/PCCO #14 is following:


AR #	CE #	Description	Current Amount	Reason Code
200.102	200.1151	Cypress - FB 088 - East stair stone	\$0.00	Omission
200.111	200.1149	Cypress DOW lost productivity due to N. side laydown unavailable	\$0.00	GMP Allowance
200.121	200.1125	Cypress - FB #71 Cafeteria Av Lift Shades + Delete Bungalow FA Speaker/Strobes	\$17,374.00	Omission
200.124	200.1214	CYPRESS - OA Expenditure - Updated Projector Model	\$4,184.00	Unforeseen

200.126	200.1227	CYPRESS - RFI 310 Waterproofing support metal at Curtain Wall Angle	\$3,494.00	Omission
200.127	200.1183	CYPRESS - Field Bulletin 106 - Bungalow Sliding Gate Revisions	-\$5,028.00	Omission
200.128	200.1185	CYPRESS - Field Bulletin 104 - Roof-Mounted Equipment Moves	\$2,931.00	Owner
200.131	200.1203	CYPRESS - Eversource Inspector No Call-No Show	\$0.00	Owner
200.132	200.1224	CYPRESS - Schedule Compression - thru 11/30/2020	\$0.00	GMP Allowance
200.133	200.1232	CYPRESS - EH - Upgrade to Paperless Drywall	\$0.00	GMP Allowance
300.105R1	300.1138	STEM - FB 0102: Fan Relocation	\$0.00	Omission
300.108	300.1130	STEM - FB 099, 099R2, 099R3, 099R4: Smokes at Gym and Misc Existing Building	\$0.00	Unforeseen
300.110	300.1135	STEM - FB 0104: Selective Demo Existing Brick Shaft & Cornice at Connector	\$3,430.00	Unforeseen
300.111	300.1184	STEM - Additional Spray Fireproofing Mobilizations	\$0.00	GMP Allowance
300.112	300.1140	STEM - FB 039R2 & 039R3: BDA Basement Path Delete Furring	-\$2,043.00	Misc. Design Change
300.113	300.1158	STEM - FB 0119: Door Closer Change	\$0.00	GMP Allowance
300.114R1	300.1162	STEM - FB 0109: Stair 2 Bench	-\$219.00	Misc. Design Change
300.115	300.1164	STEM - FB 0112: EMR Door Swing 100G	\$2,438.00	Design Error
300.116	300.1165	STEM - FB 0113: Delete Mag EHO	-\$7,570.00	Owner
300.117	300.1178	STEM - RFI 348: AVB Substrate at NW Corner Curtain Wall	\$2,077.00	Omission
300.118	300.1188	STEM Excavation for Underground Electric	\$0.00	Unforeseen
300.119	300.1189	STEM - Precast Plank Fish Plates	\$0.00	GMP Allowance
300.120	300.1173	STEM Folan Waterproofing Saturday 11/7, 11/14, 11/21 Work (authorized OT within GMP)	\$0.00	GMP Allowance/Schedule Acceleration
300.121	300.1197	STEM - Amanti HVAC November Premium Time (authorized OT within GMP)	\$0.00	GMP Allowance/Schedule Acceleration
300.122	300.1198	STEM - Amanti Plumbing November Premium Time (authorized OT within GMP)	\$0.00	GMP Allowance/Schedule Acceleration

300.123	300.1199	STEM - TJ McCartney Premium Time for Schedule Acceleration (authorized OT within GMP)	\$0.00	GMP Allowance/Schedule Acceleration
300.124	300.1196	STEM - Glass Saturday 12/5 Work (authorized OT within GMP)	\$0.00	GMP Allowance/Schedule Acceleration
300.125	300.1153	STEM - FB 0107: Typical Mounting Heights	\$0.00	GMP Allowance
300.126	300.1157	STEM - FB 079R1: Toilet Accessories	\$0.00	GMP Allowance
300.127	300.1181	STEM - FB 0129: Sealant & Mortar Color Confirmation	\$0.00	GMP Allowance
300.131	300.1167	STEM - RFI 357 and 368: Added Layers of Drywall at Stair 3 and Kitchen 102	\$5,223.00	Omission
300.132	300.1170	STEM - RFI 370: Existing Building Exhaust Fan; Elevator Recall Smoke Detector Programming	\$1,531.00	Omission
300.133	300.1182	STEM - RFI 372: Sill Flashing at Curtainwall and Granite	-\$1,116.00	Omission
300.134	300.1183	STEM - RFI 384: Canopy Waterproofing Requirements	-\$1,505.00	Omission
300.135	300.1187	STEM - FB 0124: Limestone Sealant CJs as Urethane	\$0.00	GMP Allowance
300.136	300.1119	STEM - RFI 278: Basement Corridor/Tunnel Coordination	\$1,305.00	Misc. Design Change
300.137	300.1147	STEM - RFI 317: Coil Pull Relocation	\$2,266.00	Omission
400.041	400.1083	MBTA Station Field Bulletin #22 Knee Wall	\$2,672.00	Omission
400.045	400.1075	MBTA Platform - Helical Pile Obstructions	\$17,758.00	Unforeseen
500.004	500.1007	DEF MAINT - RFI 302: EL 2 and 3 Electrical Savings	-\$20,344.00	Unforeseen

Based on the above, Hill recommends to ToB approval of Change Order 007/PCCO #14 to the GMP.

Very truly yours,



Andy Felix, MCPPO
Project Director

AIA[®] Document G701[™] – 2017

Change Order

PROJECT: <i>(Name and address)</i> Expansion of Brookline High School, (Project A and Project B)	CONTRACT INFORMATION: Contract For: Construction	CHANGE ORDER INFORMATION: Change Order Number: 007
Brookline, MA 02445	Date: July 24, 2018	Date: January 7th, 2021
OWNER: <i>(Name and address)</i> Town of Brookline, Massachusetts, by and through the Board of Selectmen of Brookline 333 Washington Street, Brookline, MA 02445	ARCHITECT: <i>(Name and address)</i> William Rawl Associates Architects Inc. 10 Post Office Square, Suite 1010, Boston, Massachusetts 02109	CONTRACTOR: <i>(Name and address)</i> Skanska USA Building Inc. 101 Seaport Boulevard, Suite 200, Boston, MA 02210

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed-upon adjustments attributable to executed Construction Change Directives.)

PCCO No. 014: \$28,858

Neither the adjustments to the Contract Price nor the Contract Time upon which this PCCO is based contemplates any project delays, suspensions, disruptions, cost escalations or other impacts caused, directly or indirectly, by the Pandemic (as defined in the GMP), as such cost adjustment to the Contract Sum and GMP shall be reconciled in accordance with the Owner Pandemic Allowance. Skanska further reserves all rights to request adjustment of the Contract Time as a result of the Pandemic Standards and in connection with this PCCO. Skanska will make every reasonable effort to provide the required documentation and notice in accordance with this Contract, however, Skanska may not be able to meet the contractual deadlines due to circumstances outside of Skanska's control.

The original Contract Sum was	\$ 476,928
The net change by previously authorized Change Orders	\$ 148,573,147
The Contract Sum prior to this Change Order was	\$ 149,050,075
The Contract Sum will be increased by this Change Order in the amount of	\$ 28,858
The new Contract Sum including this Change Order will be	\$ 149,078,933

The Contract Time will be unchanged by Zero (0) days.
The new date of Substantial Completion will be November 15, 2021

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that 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.

William Rawn Associates Architects Inc.

ARCHITECT (Firm name)

SIGNATURE

Andrew Jonic, AIA Senior Associate

PRINTED NAME AND TITLE

January 7, 2020

DATE

Skanska USA Building Inc.

CONTRACTOR (Firm name)

SIGNATURE

PRINTED NAME AND TITLE

DATE

Town of Brookline

OWNER (Firm name)

SIGNATURE

PRINTED NAME AND TITLE

DATE



Date: 1/7/2021

Prime Contract Change Order Number 014

Brookline High School

Project # 1318014

Skanska USA Building Inc.

To Contractor:

Skanska USA Building Inc.

The Contract is hereby revised by the following items:

GMP CO 007: Approved Authorization Requests

40 items

AR	CE	Description	Amount
200.121	200.1125	CYPRESS - Field Bulletin 071 - Cafeteria AV Lift Shades + Delete Bungalow Fa Speaker/Strobes	\$ 17,374.00
200.102	200.1151	CYPRESS - Field Bulletin 088 - East Stair Stone Updates	\$ 0.00
300.136	300.1119	STEM - RFI 278: Basement Corridor/Tunnel Coordination	\$ 1,305.00
300.108	300.1130	STEM - FB 099, 099R2, 099R3, 099R4, 099R5, 099R6: Smokes at Gym and Misc Existing Building	\$ 0.00
300.110	300.1135	STEM - FB 0104: Selective Demo Existing Brick Shaft & Cornice at Connector	\$ 3,430.00
300.105	300.1138	STEM - FB 0102: Fan Relocation	\$ 0.00
300.112	300.1140	STEM - FB 039R2 & 039R3: BDA Basement Path Delete Furring	-\$ 2,043.00
500.004	300.1007	DEF MAINT - RFI 302: EL 2 and 3 Electrical Savings	-\$ 20,344.00
400.045	400.1075	MBTA Platform - FB #25 Helical Pile Obstructions	\$ 17,758.00
200.127	200.1183	CYPRESS - Field Bulletin 106 - Bungalow Sliding Gate Revisions	-\$ 5,028.00
300.137	300.1147	STEM - RFI 317: Coil Pull Relocation	\$ 2,266.00
200.128	200.1185	CYPRESS - Field Bulletin 104/104.1 - Roof-Mounted Equipment Moves	\$ 2,931.00
400.041	400.1083	MBTA Station Field Bulletin #22 Knee Wall	\$ 2,672.00
300.125	300.1153	STEM - FB 0107: Typical Mounting Heights	\$ 0.00
200.111	200.1149	CYPRESS - DOW - Regulated Soil Disposal Overruns and Material Double Handling Thru 9/2020	\$ 0.00
200.131	200.1203	CYPRESS - Eversource Inspector No Call-No Show	\$ 0.00
300.126	300.1157	STEM - FB 079R1 & 079R2: Toilet Accessories	\$ 0.00
300.113	300.1158	STEM - FB 0119: Door Closer Change	\$ 0.00
300.114	300.1162	STEM - FB 0109: Stair 2 Bench	-\$ 219.00
300.115	300.1164	STEM - FB 0112: EMR Door Swing 100G	\$ 2,438.00
300.116	300.1165	STEM - FB 0113: Delete Mag EHO	-\$ 7,570.00
200.124	200.1214	CYPRESS - OA Expenditure - Updated Projector Model	\$ 4,184.00
300.131	300.1167	STEM - RFI 357 and 368: Added Layers of Drywall at Stair 3 and Kitchen 102	\$ 5,223.00
300.132	300.1170	STEM - RFI 370: Existing Building Exhaust Fan; Elevator Recall Smoke Detector Programming	\$ 1,531.00
-300.120	300.1173	STEM - Folan Waterproofing Saturday 11/7, 11/14, 11/21 Work	\$ 0.00
-200.132	200.1224	CYPRESS - Schedule Compression - thru 11/30/2020	\$ 0.00
-300.117	300.1178	STEM - FB 0118 & RFI 348: Infill Discontinuous Angle for AVB	\$ 2,077.00
-200.126	200.1227	CYPRESS - RFI 310 Waterproofing support metal at Curtain Wall Angle	\$ 3,494.00
-300.127	300.1181	STEM - FB 0129 & 0129R1: Sealant & Mortar Color Confirmation	\$ 0.00
-200.133	200.1232	CYPRESS - EH - Upgrade to Paperless Drywall	\$ 0.00
-300.133	300.1182	STEM - RFI 372: Sill Flashing at Curtainwall and Granite	-\$ 1,116.00
-300.134	300.1183	STEM - RFI 384: Canopy Waterproofing Requirements	-\$ 1,505.00
-300.111	300.1184	STEM - Additional Spray Fireproofing Mobilizations	\$ 0.00
-300.135	300.1187	STEM - FB 0124: Limestone Sealant CJs as Urethane	\$ 0.00
-300.118	300.1188	STEM - Excavation for Underground Electric	\$ 0.00
-300.119	300.1189	STEM - Precast Plank Fish Plates	\$ 0.00
-300.124	300.1196	STEM - JK Glass Saturday 12/5 Work	\$ 0.00
-300.121	300.1197	STEM - Amanti HVAC November Premium Time	\$ 0.00
-300.122	300.1198	STEM - Amanti Plumbing November Premium Time	\$ 0.00
-300.123	300.1199	STEM - TJ McCartney Premium Time for Schedule Acceleration	\$ 0.00
			\$ 28,858.00