

## City of Carson City Agenda Report

**Date Submitted:** October 23, 2015

**Meeting Date:** November 5, 2015  
**Labor Commissioner PWP #** CC-2014-289

**To:** Mayor and Supervisors  
**From:** Purchasing and Contracts

**Subject Title:** For Possible Action: To accept the work as completed, to accept the Contract Summary as presented, and to approve the Release of Final Payment in the amount of \$76,606.64 for Contract 1415-019 titled Fleet Facility Expansion to Geney/Gassiot, Inc. (*Laura Tadman ltadman@carson.org*)

**Staff Summary:** Carson City received sealed bids for all labor, materials, tools and equipment necessary for the Fleet Facility Expansion Project. Project consists of adding office space and two maintenance bays to the existing Fleet Facility located at 3303 Butti Way. The project also consists of additive alternates to include new trench drains in the existing facility, a new wash bay, upper level interior finishes, concrete aprons on the north and south side of the new facility expansion, demolition of the existing interior two-story office/restroom wood structure, and mechanical and electrical work in the existing building.

**Type of Action Requested:** (check one)

(  ) None – Information Only  
(  ) Formal Action/Motion

**Recommended Commission Action:** I move to accept the work as completed, to accept the Contract Summary as presented, and to approve the Release of Final Payment in the amount of \$76,606.64 for Contract 1415-019 titled Fleet Facility Expansion to Geney/Gassiot, Inc.

**Explanation for Recommended Commission Action:** This project is complete and the contractor is entitled to final payment.

**Applicable Statute, Code, Rule or Policy:** The City purchasing and contracts policy requires Board of Supervisors approval for closure on construction project contracts. NRS 338 requires payment be made within 30 days from the completion of work or interest must be paid to the contractor.

**Fiscal Impact:** No additional impact.

**Explanation of Impact:** Funding was approved on October 2, 2014 Board Action.

**Project Cost:**

Bid Award	\$ 1,456,097.00
Change Orders	\$ 76,035.88
Bid Item Adjustments	\$ 0.00
Total Project cost	\$ 1,532,132.88

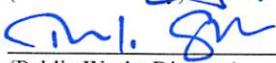
**Funding Source:** Funding was approved on October 2, 2014 Board Action.

**Alternatives:** Provide other direction pursuant to Board Action

**Supporting Material:** Contract Summary Memo from Project Manager.

**Prepared By:** Laura Tadman, Purchasing & Contracts Administrator

**Reviewed By:**   
(District Attorney) Date: 10/27/15

  
(Public Works Director) Date: 10/27/15

  
(Chief Financial Officer) Date: 10/27/15

  
(City Manager) Date: 10/27/15

**Board Action Taken:**

Motion: \_\_\_\_\_ 1) \_\_\_\_\_ Aye/Nay  
2) \_\_\_\_\_

\_\_\_\_\_  
(Vote Recorded By) \_\_\_\_\_



**CARSON CITY NEVADA**  
**Consolidated Municipality and State Capital**  
**PUBLIC WORKS**

**MEMORANDUM**

**To:** Laura Tadman, Purchasing and Contracts Manager

**From:** Rick Cooley, Construction Manager

**Subject:** **Fleet Facility Expansion**  
**Contract No. 1415-019**      **Project No. 02.0803**  
Completion of Contract Work and Release of Retention

**Date:** October 13, 2015

This is to advise that all work required for the subject contract has been satisfactorily completed including all certified payroll requirements. Please prepare the necessary actions to release retention and make final payment to the contractor. Please coordinate with Karen White to have this included on the next Board of Supervisors meeting agenda.

There were five Change Orders for this project for a net increase of \$76,035.88. The following is a description of the Change Order Work:

1. CCO #001: \$24,073.97 and 2 day time extension
  - a. **PCO 015 X-Bracing, \$251.18:** Modified the Men's Restroom wall to avoid conflict with the "X" bracing of the metal building.
  - b. **PCO 018 Power Washer, \$2,296.35:** Provide electrical infrastructure, circuiting, and connection for the Owner Furnished power washer.
  - c. **PCO 019R Catwalk, \$906.66:** Added a handrail to the backside of the entire length of the catwalk system in the Wash Bay per the Building Permit comments.
  - d. **PCO 020 Traffic Rated Box, \$206.94:** Furnish and install a N9 traffic rated box in lieu of 40" vault for the fiber optic run.
  - e. **PCO 025 Caulk and Paint Walls, \$3,306.63:** Caulk plywood wall seams along gridlines 2 and 4 in the Maintenance Bays and repaint walls. Extend contract time by 2 working days due to not being able to work in this area which is on the critical path.
  - f. **PCO 028 Fire Sprinkler Bell, \$336.00:** Locate and provide electrical for fire sprinkler bell that was added per the Building Permit requirements.
  - g. **PCO 029 Roll-Up Door, \$2,075.71:** Add power to new roll-up overhead door located in the back of the exiting building. Power not shown on the plans.
  - h. **PCO 030 Main Switch Board, \$1,406.91:** Change out the two breakers and bus hardware in the existing main switchgear. Delete the planned disconnect and UL certification that is no longer required.
  - i. **PCO 031 Carpet to Sheet Vinyl, \$7,642.58:** Furnish and install sheet vinyl flooring in the second floor Open Office 200 in lieu of carpet.



## CARSON CITY NEVADA

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### PUBLIC WORKS

- j. **PCO 012 Relocate Window, (\$1,398.11):** Relocate window #2 in Office 203 to the north wall due to an electrical conflict in the existing building. This change resulted in a net credit.
- k. **PCO 006 Vacuum Pedestal, \$790.17:** Add a concrete pedestal in order to upgrade from a wall mount to a pedestal mount vacuum.
- l. **PCO 021R Roof Top Supports, \$5,490.20:** Add structural roof supports to frame out the weather hoods in the existing and new building.
- m. **PCO 023 Fiber Optics Parks to Fleet, \$3,124.23:** Delete planned splice in the existing fiber optic line and instead run a new line connecting the Parks Administration Building to the new Fleet Building.
- n. **PCO 014 Plywood Changes, (\$1,756.87):** Delete plywood sheet and hat channels on second level along gridline 1 and provide clip angle instead. This change resulted in a net credit.
- o. **PCO 013 Hat Channel Spacing, (\$604.61):** Modify spacing of the hat channels from 16" to 24" o.c. to avoid utility conflicts. This change resulted in a net credit.
- 2. CCO #002: \$41,411.19
  - a. **PCO 024 Add (2) Vehicle Exhaust Fans, \$29,999.59:** Furnish and install (2) additional Vehicle Exhaust Fans and the associated required electrical in the two new maintenance bays. Fans were not called for in this area on the plans.
  - b. **PCO 022R Visitor Enunciator, \$6,256.14:** Provide and install an audible and visual enunciator with the option of volume control to announce visitors.
  - c. **PCO 033 SS Sink Open Office 200, \$861.11:** Change the second floor sink S-1 to an Elkay model DLR291810, 18 gauge stainless steel countertop mounted sink in lieu of the specified sink.
  - d. **PCO 032 Add (2) Hose Reels, \$4,294.35:** Furnish and install (2) fluid hose reels that were not called out on the plans.
- 3. CCO #003: \$7,800.88
  - a. **PCO 004 Existing Phone Conduits, \$1,268.25:** Extend existing telephone conduits to the second floor IDF closet for future use.
  - b. **PCO 036 Pressure Reducing Valve, \$789.33:** Furnish and install 1½" domestic cold water pressure reducing valve. The existing piping system did not have this device and the new equipment required a reduction in pressure.
  - c. **PCO 001 Modify Door 104B, \$5,585.65:** Modify Door 104B to be an 8'x7' opening between the existing and new building to allow forklift traffic in the storage areas.
  - d. **PCO 038 Add deadbolt, \$157.65:** Add deadbolt lock to the single user restroom.
- 4. CCO #004: \$3,313.57
  - a. **PCO 041 Change Door Hardware, \$2,876.25:** Furnish and install door hardware on 7 doors compatible with the current card access system.
  - b. **PCO 042 Antenna, \$437.32:** Furnish and install antenna cabling for the radio system.
- 5. CCO #005: (\$563.73)
  - a. **PCO 043 Final Order for Certified Payroll Late Submitting Violations, (\$1,000.00):** Forfeiture to the City for late reporting violations ordered by the Nevada Labor Commissioner.
  - b. **PCO 034 Wash Fountain Power, \$436.27:** Provide power to the (2) new hand wash fountains.



**CARSON CITY NEVADA**  
**Consolidated Municipality and State Capital**  
**PUBLIC WORKS**

The final project cost was a net increase of \$76,035.88. An accounting summary for the project is as follows:

• Awarded Contract Sum	\$ 1,456,097.00
• Bid Item Adjustments	\$ 0.00
• Net Change Orders	\$ 76,035.88
• Adjusted Contract Amount	<u>\$ 1,532,132.88</u>

The contingency amount awarded for this project was \$145,609.00. An Accounting summary for the contingency is as follows:

• Awarded Contingency Fund	\$ 145,609.00
• Bid Item Adjustments	\$ 0.00
• Net Change Orders	\$ (76,035.88)
• Ending Contingency Balance	<u>\$ 69,573.12</u>

Please release the retention and any remaining partial payments.

cc: Darren Anderson  
Danny Rotter  
Graham Dollarhide  
Patrick Pittenger  
Karen White  
Kate Allen

**FINAL PAYMENT SUMMARY**

CONTRACT NO: 1415-019 GENEY/GASSIOT, INC  
PROJECT NAME: FLEET FACILITY EXPANSION

**CHANGE ORDER SUMMARY**

Change Order #1	\$24,073.97	Change Order #11	
Change Order #2	\$41,411.19	Change Order #12	
Change Order #3	\$7,800.88	Change Order #13	
Change Order #4	\$3,313.57	Change Order #14	
Change Order #5	-\$563.73	Change Order #15	
Change Order #6		Change Order #16	
Change Order #7		Change Order #17	
Change Order #8		Change Order #18	
Change Order #9		Change Order #19	
Change Order #10		Change Order #20	
Change Orders 1-10	\$76,035.88	Change Orders 11-20	\$0.00
Total Change Orders 1-20			\$76,035.88

**PAYMENT SUMMARY include what was actually paid to the contractor - not the retention**

Payment #1	\$129,902.73	Payment #6	\$199,606.23
Payment #2	\$284,756.41	Payment #7	\$43,997.62
Payment #3	\$147,661.84	Payment #8	\$5,366.20
Payment #4	\$339,843.79	Payment #9	
Payment #5	\$304,391.42	Payment #10	
Total Payments 1-5	\$1,206,556.19	Total Payment 6-10	\$248,970.05
Total Payments 1-10			\$1,455,526.24
Contract Award			\$1,456,097.00
Approved Change Orders			\$76,035.88
Adjusted Contract Sum			\$1,532,132.88
Less Total Payments			\$1,455,526.24
Balance Due			\$76,606.64
Amount of the Under/Over of the Contract			
FINAL PAYMENT TO BE MADE			\$76,606.64

**INTEREST ON RETENTION PAID**

CARSON CITY CONTRACTS  
APPLICATION AND CERTIFICATE FOR PAYMENT  
CONTINUATION SHEET

FOR INTERNAL  
PURPOSE ONLY

Contract No.: 1415-019 Project Title: FLEET FACILITY EXPANSION													
A	B	C	D	E	F	G	H	I	J	K	L	M	
ITEM NO.	DESCRIPTION OF WORK (from Bid Document)	QUANTITIES				UNIT (from (bid doc))	UNIT PRICE (from (bid doc))	EXTENDED COSTS				Over Under On Bid Items	Over Under \$ Amount G X H =
		Scheduled Value (from (bid doc))	From Previous Application	Work Placed This Period	(from (bid doc))			Scheduled Value C x G =	From Previous Application D x G =	TOTAL This Period E x G =	TOTAL TO DATE J + K =		
<b>Base Bid Items - Schedule A</b>													
1	Mobilization, Demobilization and Clean-Up	1.00	1,000,000			LS	\$10,000,000	10,000.00	10,000.00	0.00	10,000.00	0.00	0.00
2	Fleet Facility Expansion	1.00	1,000,000			LS	\$952,197.00	952,197.00	952,197.00	0.00	952,197.00	0.00	0.00
3	Alternate A - New Trench Drains in Existing Facility	1.00	1,000,000			LS	\$22,900,000	22,900.00	22,900.00	0.00	22,900.00	0.00	0.00
4	Alternate B -Wash Bay and Concrete Aprons	1.00	1,000,000			LS	\$200,000,000	200,000.00	200,000.00	0.00	200,000.00	0.00	0.00
5	Alternate C - Upper Level Finished to Two Offices a	1.00	1,000,000			LS	\$36,000,000	36,000.00	36,000.00	0.00	36,000.00	0.00	0.00
6	Alternate D - Concrete Aprons on the North and Sou	1.00	1,000,000			LS	\$44,000,000	44,000.00	44,000.00	0.00	44,000.00	0.00	0.00
7	Alternate E - Demolition of the Existing Interior Two	1.00	1,000,000			LS	\$8,000,000	8,000.00	8,000.00	0.00	8,000.00	0.00	0.00
8	Alternate F - Mechanical and Electrical Work in the	1.00	1,000,000			LS	\$183,000,000	183,000.00	183,000.00	0.00	183,000.00	0.00	0.00
9		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
10		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
11		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
12		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
13		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
14		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
15		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
16		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
17		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
18		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
19		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
20		0.00	0.00					0.00	0.00	0.00	0.00	0.00	0.00
		<b>TOTALS</b>					1,456,097.00	1,456,097.00	0.00	1,456,097.00		0.00	
21	CHANGE ORDER #1	1.00	1.00			LS	24,073.97	24,073.97	24,073.97	0.00	24,073.97		
22	CHANGE ORDER #2	1.00	1.00			LS	41,411.19	41,411.19	41,411.19	0.00	41,411.19		
23	CHANGE ORDER #3	1.00	1.00			LS	7,800.88	7,800.88	7,800.88	0.00	7,800.88		
24	CHANGE ORDER #4	1.00	1.00			LS	3,313.57	3,313.57	3,313.57	0.00	3,313.57		
25	CHANGE ORDER #5	1.00	1.00			LS	-563.73	-563.73	-563.73	0.00	-563.73		
26		0.00	0.00					0.00	0.00	0.00	0.00		
27		0.00	0.00					0.00	0.00	0.00	0.00		
28		0.00	0.00					0.00	0.00	0.00	0.00		
29		0.00	0.00					0.00	0.00	0.00	0.00		
30		0.00	0.00					0.00	0.00	0.00	0.00		
		<b>TOTALS</b>					1,532,132.88	1,532,132.88	0.00	1,532,132.88		0.00	