

2023-0275

**INTRODUCED BY: MATTHEW JEWELL, PARISH PRESIDENT
(GENERAL GOVERNMENT BUILDINGS)**

ORDINANCE NO. 23-10-6

An ordinance approving and authorizing the execution of Change Order No. 2 for SCP E. Dufresne Community Center Ida & Window Repairs, (Project No. EDCC 0322), to increase the contract amount by \$138,567.00 and increase the contract time by 60 days.

WHEREAS, On March 25, 2022, St. Charles Parish President and Meyer Engineers, Ltd., executed a Professional Service Agreement to perform architectural and engineering services for said project in the lump sum amount of \$148,981.00; and,

WHEREAS, Ordinance No. 23-1-8, adopted on January 23, 2023, by the St. Charles Parish Council approved and authorized the execution of a contract with NFT Group LLC, for SCP E. Dufresne Community Center Ida & Window Repairs, (Project No. EDCC 0322), in the amount of \$1,144,000.00; and,

WHEREAS, Ordinance No. 23-6-4, adopted on June 5, 2023, by the St. Charles Parish Council approved and authorized the execution of Change Order No. 1 to increase the contract amount by \$82,465.00 and increase contract time by 9 days.

THE ST. CHARLES PARISH COUNCIL HEREBY ORDAINS:

SECTION I. That Change Order No. 2 for SCP E. Dufresne Community Center Ida & Window Repairs, (Project No. EDCC 0322), to increase the contract amount by \$138,567.00 and increase the contract time by 60 days is hereby approved and accepted.

SECTION II. That the Parish President is hereby authorized to execute said Change Order on behalf of St. Charles Parish.

The foregoing ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: BILLINGS, FONSECA, DARENSBOURG GORDON, CLULEE, GIBBS, BELLOCK, FISHER-CORMIER
NAYS: DUFRENE
ABSENT: FISHER

And the ordinance was declared adopted this 23rd day of October, 2023, to become effective five (5) days after this publication in the official journal.

CHAIRMAN: Burt Keltus
SECRETARY: Michelle Dupontato
DLVD/PARISH PRESIDENT: October 24, 2023
APPROVED: ✓ DISAPPROVED: _____

PARISH PRESIDENT: Matthew Jewell
RETD/SECRETARY: October 25, 2023
AT: 11:51 am RECD BY: [Signature]

RECORDED IN THE ST. CHARLES PARISH
CLERK OF COURT OFFICE
ON 10/25/23
AS INSTRUMENT NO. 478143
IN MORTGAGE/CONVEYANCE/OATH BOOK

SECTION 00806

CHANGE ORDER

No. 2

DATE OF ISSUANCE September 27, 2023

EFFECTIVE DATE 10/25/23

OWNER: St. Charles Parish Government

CONTRACTOR: NFT Group, LLC.

Contract: Building Construction

Project: SCP E. Dufresne Community Center Ida and Window Repairs

OWNER's Contract No. EDCC 0322

ENGINEER's Contract No. 20-22003

ENGINEER: Meyer Engineers, Ltd.

You are directed to make the following changes in the Contract Documents:

Description: *See attached example on how to fill in this information*

1. Add the Following Work Items as described in Work Directive No. 4 – Attachment No. 2:
 - a. New Contract Item #: *Window Flashing Redesign (Work Change Directive #4)*
Addition of \$138,567 (L.S.). Refer to RFC#010R7 attached.
- Total of Added Work Items = \$138,567.00

Reason for Change Order: List a reason for each Line Item listed above. *See attached example on how to fill in this information*

1. Add Work Items
 - a. Additional cost associated with redesign of window flashing. (Refer to Attachment No. 1 for more details)

Attachments: (List documents supporting change)

1. Attachment No. 1 – Change Order Summary
2. Work Change Directive #4 (Attachment No. 2) – Window Flashing Redesign (RFC #010R7)

CHANGE IN CONTRACT PRICE:
Original Contract Price \$1,144,000.00
Net (increase) Decrease from previous Change Orders No. <u>1</u> to <u>1</u> : \$82,465.00
Contract Price prior to this Change Order: \$1,226,465.00
Net (increase) decrease of this Change Order: \$138,567.00
Contract Price with all approved Change Orders: \$1,365,032.00

CHANGE IN CONTRACT TIMES:
Original Contract Times: Substantial Completion: <u>10/04/2023</u> Ready for final payment: <u>11/18/2023</u> (days or dates)
Net change from previous Change Orders No. <u>1</u> to No. <u>1</u> : Substantial Completion: <u>9</u> Ready for final payment: <u>45</u> (days)
Contract Times prior to this Change Order: Substantial Completion: <u>10/13/2023</u> Ready for final payment: <u>11/18/2023</u> (days or dates)
Net (increase) decrease this Change Order: Substantial Completion: <u>60</u> Ready for final payment: <u>45</u> (days)
Contract Times with all approved Change Orders: Substantial Completion: <u>12/12/2023</u> Ready for final payment: <u>01/26/2024</u> (days or dates)

RECOMMENDED:

By: [Signature]
ENGINEER (Authorized Signature)

APPROVED:

By: [Signature]
OWNER (Authorized Signature)

ACCEPTED:

By: [Signature]
CONTRACTOR (Authorized Signature)

Date: 10/5/23

Date: 10-25-23

Date: 10-5-23

Attachment No. 1
Change Order No. 2
SCP E. Dufresne Community Center
Ida and Window Repairs
A/E Project No. 20-22003 September 22, 2023

SCOPE OF CHANGE:

1. RFC # 010R7 – Window Flashing Redesign ADD: \$131,067.00

a. Allowance for unforeseen items during window installation

ADD: \$7,500.00

TOTAL ADDITIVE: \$138,567.00

JUSTIFICATIONS:

1. RFC # 010R7 – Additional cost for window flashing. The original design in the contract did not resolve the water intrusion issue. A new design with a monolithic flashing sleeve encasing the entire window at each opening with a fluid applied weather barrier solved the problem.

a. There is a possible additive of \$7,500.00 included in the RFC to cover any unforeseen issues, damage to panels, broken clips and any other components that require replacement. This is an allowance and any of these funds not used in this change order will be credited back to the Owner.

TIME EXTENSION:

Add **60** days of time extension.

60 days for additional work in RFC # 010R7.

**RFC #010R7**

NFT Group, LLC 831 Elysian Fields Ave - C. New Orleans, Louisiana 70117

Phone: 504-330-2189

Date: 09/22/23

RFC #010R7 – Window Flashing Redesign

Attached please find our *Request For Change #010R7 – Window Flashing Redesign* in the amount of:

Add \$131,067.00 (*One Hundred Thirty-One Thousand Sixty-Seven Dollars and Zero Cents*)

\$4,368.90 per window

And

Add 60 (Sixty) Calendar Days

Additive for **\$7,500.00 (Seven Thousand Five Hundred Dollars and Zero Cents)** for unforeseen panels, clips, or components that require replacement during this change work.

NFT is submitting this RFC which includes the overall additional cost associated with design changes to the window flashing scope of work. A mockup with subsequent water test was performed on 1 (one) window following the flashing detail in the contract documents issued in the bid documents. The water test produced results of leaks and the weather tight design intent failing. New details were issued by the Design Team to install 1 (one) monolithic flashing sleeve encasing the entire window at each opening followed by fluid applied weather barrier. An additional mockup and water test reflective of this was performed after approval of RFC #007 –Additional Window Mockup. The water test illustrated no leaks and the revised flashing design to be suitable. This RFC is inclusive of all costs to perform this work at each window opening shown on the contract drawings to receive new flashing. This RFC is above and beyond our base contract scope; therefore, NFT is submitting this proposed change order request for review and approval.

Included in this Change is all labor, material, and equipment as required to complete the following:

1. Remove existing metal panels around each window to be flashed.
2. Remove existing windows.
3. Furnish and install new monolithic sleeve at each window.
4. Fluid apply waterproofing membrane over monolithic sleeve.
5. Reinstall the windows.
6. Reinstall the existing metal panels.
7. Only those items outlined above.

Schedule:

- NFT is requesting 60 additional calendar days associated with this RFC.

Qualifications:

1. This RFC shall become a Change Order.
2. This includes removal of metal panels, window, installing new monolithic flashing sleeve, waterproofing fluid applied, reinstalling the window and metal panels.
3. Monolithic flashing sleeves will be raw aluminum.
4. As requested we have included a \$7500 contingency to apply to any additional unforeseen conditions or repairs/replacement of components encountered during the panel removal/re-installation. Replacement panels are priced at \$180 each and clips at \$60 apiece. As discussed, we will notify the design team of any damaged components as initial removal of these panels is underway. This is an allowance and any of these funds not used in this change work will be credited back to the Owner.
5. This RFC is valid until 09/29/23.

Please advise immediately if you require any additional information and feel free to call if you have any questions.

Sincerely,
NFT Group, LLC

Matt Valentine
Matt Valentine



Construction Contract Change Order Pricing Schedule

RFC 010R5

Description of Change: See attached cover sheet

A. Contractor's Cost of Work :

1. Labor

Assigned Personnel or Work Crews	Rate	Quantity	Units	
PM	\$75.00	8	HR	\$ 600.00
Superintendent	\$65.00	160	HR	\$ 10,400.00
Carpenter	\$28.00	160	HR	\$ 4,480.00
Carpenter	\$28.00	160	HR	\$ 4,480.00
Add Labor Burden				36.25% \$ 7,235.50

Labor Total \$ 27,195.50

2. Material

Material Required for Change	Unit Price	Quantity	Units	
Blocking	\$7.50	720	LF	\$ 5,400.00
			LS	\$ -
			CY	\$ -
Add Sales Tax				9.45% \$ 510.30

Material Total \$ 5,910.30

3. Equipment

Equipment Required for Change	Unit Price	Quantity	Units	
Equipment			Week	\$ 8,698.00
			Week	
			EA	\$ -
Add Sales Tax				9.45% \$ 821.96

Equipment Total \$ 9,519.96

Contractor's Cost of Work Total \$ 42,625.76

Contractor's Overhead and Profit 10.0% \$ 4,262.58

Section A Total \$ 46,888.34

B. Subcontractor's Costs : (See Supporting Worksheet)

Subcontractor's Direct Cost		\$ 72,515.00
Subcontractor's Overhead and Profit	10.0%	\$ 0.00
General Liability on Subcontractor's Total Cost	0.000%	\$ -
Contractor's Overhead and Profit on Subcontractor's Direct Cost Only OR	0.0%	\$ -
Contractor's Overhead and Profit on Subcontractor's Direct Cost and OH&P (AIA A201 7.2.3.2)	10.0%	\$ 7,251.50

Section B Total \$ 79,766.50

Change Order Subtotal (Section A + B) \$ 126,654.84

Bond	2.50%	\$ 3,166.37
Builder's Risk	0.90%	\$ 1,168.39
OCP	0.06%	\$ 77.89

Total Cost of Proposed Change Order \$ 131,067

Contract Days added to Project Schedule 60 Calendar Days



Subcontractor Cost Breakdown

RFC 010R5

Cost of the Work :

Subcontractor	Cost of the Work	OH&P	Cost
Lentz Roofing	\$30,202.00		\$30,202
Glendale	\$26,578.00		\$26,578
Thrasher	\$15,735.00		\$15,735
Subcontractor Totals	\$72,515.00	\$0.00	\$72,515

Glendale Enterprises, Inc.

"Building Relationships, Installing Confidence"

LA License #33288 & MS License #14029-SC

710 Apple Street - Norco, LA 70079 - Phone: 504-229-6580 Fax: 504-208-3163

www.glendaleinc.com



PELICAN

PROTECTIVE COVERS, LLC



Customer Quote

PROPOSAL #: 0823-20 DATE: 08/15/2023
JOB NAME: Ed Dufrense JOB RE: 1

DEDUCT to Remove Original Flashing Detail Scope :

Materials	-\$4,960
Fabrication	<u>-\$15,500</u>
TOTAL	=\$20,460

ADD For New Flashing Design Scope

Materials	+\$7,019
Fabrication	+\$40,019
TOTAL ...	<u>=\$47,038</u>

35% deposit required upon approved shop drawings.

Manufacturer: Pelican Protective Covers, LLC
Description: square feet of Pelican's Aluminum Canopy Materials, sized and priced according to the bid documents listed below.

Scope: Per attached Scope outlined by highlighted sections only
This proposal assumes sufficient structural attachment points for our products. Pelican is not responsible for designing, engineering, providing, or installing structural attachment points.

CONTRACT QUALIFICATIONS:

This proposal shall remain valid for 10 days and is contingent upon successful contract negotiations, acceptance of qualifications and payment terms agreement. Shop drawing submittal, specification and construction shall illustrate the complete scope of work. Glendale Enterprises standard general terms and conditions are part of this quotation by inclusion and / or reference herein.

Accepted By: _____ Date: _____
Company: _____ Respectfully submitted by: Glendale Enterprises, Inc.

Lentz Roofing CO.

Est. 1978

Reliability Starts at the TOP.

Quotation # : 362

Quote Date : 4/17/2023

Drawings By : Meyer

Drawings Dated : 9/22/2022

Addenda Received : 1

Company	NFT	Job Name	SGP E. Dufresne Community CNT
Contact	Ryan	Job	274 Judge Edward Dufresne Pwy
Phone	504-644-7742	Address	Luling, LA 70070
Email			

Name	Lentz Roofing Company	Website Address	www.LentzRoofing.com
Contact	Tony Delhommer	Office	11420 Cedar Park Ave
Phone	225-329-6469	Address	Baton Rouge, LA 70809
Email	Tony@Lentzroofing.com		

Panel System	N/A
Base Material	Flush Horizontal Panel With Grooves
Finish	N/A
Total SqFt	N/A
Tax Rate	9.45%

Turn Key Proposal: Includes Material and Labor

- * Includes Scaffolding and Equipment
- * Remove all remaining panels from between windows and re-install at later date

* Anything not specifically called out in inclusions

Due to rising material cost, quote is only good for 30 days. Please inquire for updated pricing after 30 days from original proposal.

* Base Bid is to remove and replace wall panels by windows.

*** Acceptance of this proposal is subject to a supplemental written contract***
*** Quote good for 30 days ***

Total	\$30,202.00
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Thrasher Construction Inc.

P.O. Box 583
Madisonville LA 70447

Date: 7/3/2023

Number of pages including cover sheet: 1

TO: NFT

RE: SCP Community Center

Window Work

Phone # _____

email mvalentine@nftgr.com

From:

Zeb Thrasher

Phone # 985-845-8353

1-800-448-8215

Fax # 985-845-8463

Remarks: Urgent For your review Reply ASAP Please Comment

As requested, this proposal is for the following work to the project referenced above.

Application of STO rapid guard fluid applied flashing to the exterior upper window openings
according to the window repair work that was performed last week. \$15,735.00

This proposal excludes any demo, sealant work, interior work, or any window / pan installation.

Please contact me if you have any questions or concerns. Thanks.

ATTACHMENT 2 TO CHANGE ORDER NO. 2

**WORK CHANGE DIRECTIVE #4
SCP E. Dufresne Community Center IDA
and Window Repairs**

THIS WORK CHANGE DIRECTIVE is made and entered into on this 6 day of October, 2023, by and between:

ST. CHARLES PARISH, represented herein by its duly authorized representative, Matthew L. Jewell, (hereafter sometimes referred to as "OWNER"), and

NFT Group, LLC represented herein by Ryan Noland, its duly authorized Member and Manager (hereafter sometimes referred to as "CONTRACTOR"):

This Work Change Directive contains the additional scope and compensation for work being performed by Contractor on **(SCP E. Dufresne Community Center IDA and Window Repairs – Project Number EDCC 0322)** as follows:

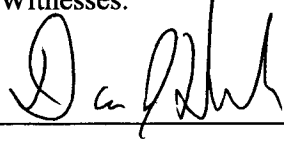
1. The additional scope of work Window Flashing Redesign is as follows: The original design in the contract for the above-referenced project did not resolve the water intrusion issue. A new design with a monolithic flashing sleeve encasing the entire window at each opening with a fluid applied weather barrier solved the issue (Change Order No. 2).
2. The original Contract price prior to this Work Change Directive #4 is: \$1,144,000.00.
3. The Contract price will be increased by this Work Change Directive #4 in the amount of \$138,567.00.
4. The new Contract time frame for completion of the scope of work and this Work Change Directive #4 will be extended an additional sixty (60) days until December 12, 2023.
5. The date of substantial completion as of the date of this Work Change Directive #4 will be on or before December 12, 2023.
6. An additional allowance not to exceed \$7,500.00 will be allocated by the Owner for unforeseen issues such as replacement or repairs to any panel, clips, or other components that are damaged through no fault of the Contractor. This is an allowance and any of these funds not used in this change work will be credited back to the Owner.
7. The following documents are included as attachments to this Work Change Directive in support of the changes of the scope of work and changes herein:
 - a. SCP E. Dufresne Community Center IDA and Window Repairs correction; and
 - b. **RFC #010R7, dated September 22, 2023.**

Accordingly, St. Charles Parish and NFT Group have mutually agreed upon an additional sum of \$138,567.00 for the Work Change Directive as set forth above to complete the work at SCP E. Dufresne Community Center IDA and Window Repairs with full payment upon completion of all scope of work by Contractor and written confirmation of substantial completion and acceptance by Owner.

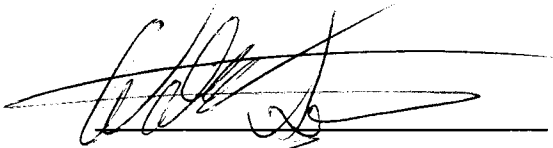
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ATTACHMENT 2 TO CHANGE ORDER NO. 2

Witnesses:

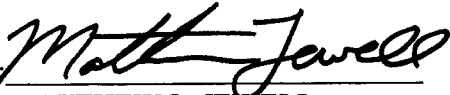








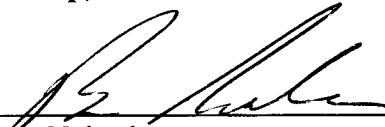
ST. CHARLES PARISH

By: 

MATTHEW L. JEWELL
PARISH PRESIDENT

Date: 10-6-23

NFT Group, LLC

By: 

Ryan Noland
OWNER

Date: 10-5-23