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## Community Consolidated School District 15

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Joseph M. Kiszka Educational Service Center  
580 N. 1st Bank Drive  
Palatine, IL 60067-8110

Michael Adamczyk  
Chief School Business Official

(847) 963-3032 • Fax (847) 963-3061  
www.ccsd15.net

**DATE:** November 14, 2018

**TO:** Board of Education

**FROM:** Michael Adamczyk, CSBO  
Craig Phillips, Manager of Environmental Services

**RE:** Action Item – Maneval Construction Change Orders



Attached are five (5) change orders for Maneval Construction's work on the Conyers Learning Academy (CLA) parking lot. These change orders, totaling \$92,296.00, are primarily due to pavement subgrade undercuts that were necessary due to a bad subsurface that was not known prior to construction of the parking lot. The other change orders are for work related to relocation of lighting, removal of an a/c unit, and additional binder patch.

The amount of the change orders exceeds ten percent (10%) of the original contract value of \$389,980.00. Per the Illinois School Code, contract change orders that exceed 10% of the original contract value must be publicly bid. The school code allows for an exception if the expenditure is considered an emergency. This expenditure qualifies under the emergency exception because the work had to be completed during the summer prior to the start of the school year, thus not allowing for a sufficient period of time for the bidding cycle. Emergency expenditures must be approved by  $\frac{3}{4}$  of the members of the Board. Administration recommends approval of these change orders totaling \$92,296.00.

CHANGE ORDER

OWNER   
 ARCHITECT   
 CONTRACTOR   
 FIELD   
 OTHER

AIA DOCUMENT G701

PROJECT: John Conyers Learning Academy CHANGE ORDER NUMBER: 1  
 DATE: 9/28/2018  
 ARCHITECT'S PROJECT NO.: 18000267.00  
 CONTRACTOR: Maneval Construction CONTRACT DATE:  
 CONTRACT FOR: Parking Lot Rehabilitation

The Contract is changed as follows:  
 Deleted sidewalk work

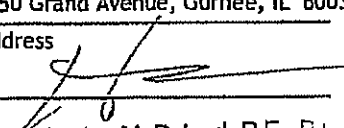
APPROVED:   
 Construction Management

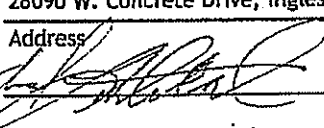
Not valid until signed by the Owner, Architect and Contractor.

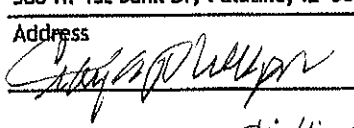
The original (Contract Sum) (Guaranteed maximum Price) was	<u>\$389,980.00</u>
that change by previously authorized Change orders	<u>\$0.00</u>
The (Contract Sum) (Guaranteed maximum Price) prior to this Change order was	<u>\$389,980.00</u>
The (Contract Sum) (Guaranteed maximum price) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	<u>(\$2,000.00)</u>
The new (Contract Sum) (Guaranteed maximum Price) including this Change order will be	<u>\$387,980.00</u>

The Contract Time will be (increased) (decreased) (unchanged) by  
 the date of Substantial Completion as of the date of this Change Order therefore is

NOTE: This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which  
 have been authorized by Construction Change Directive.

ARCHITECT  
 150 Grand Avenue, Gurnee, IL 60031  
 Address  
  
 Harlan M. Doland, P.E., P.L.S.

Maneval Construction  
 CONTRACTOR  
 28090 W. Concrete Drive, Ingleside, IL 60041  
 Address  
  
 BY ED LITCHFIELD

Community Consolidated School Dist. 15  
 OWNER  
 580 N. 1st Bank Dr, Palatine, IL 60087  
 Address  
  
 BY CRAIG S. PHILLIPS

DATE 9-28-18

DATE 10/1/18

DATE 10/1/2018

CHANGE ORDER

OWNER	<input type="checkbox"/>
ARCHITECT	<input checked="" type="checkbox"/>
CONTRACTOR	<input type="checkbox"/>
FIELD	<input type="checkbox"/>
OTHER	<input type="checkbox"/>

AIA DOCUMENT G701

PROJECT: John Conyers Learning Academy	CHANGE ORDER NUMBER: 2
	DATE: 9/28/2018
	ARCHITECT'S PROJECT NO.: 18000267.00
CONTRACTOR: Maneval Construction	CONTRACT DATE:
	CONTRACT FOR: Parking Lot Rehabilitation

The Contract is changed as follows:

Relocate lighting

APPROVED:

  
Construction Management

Not valid until signed by the Owner, Architect and Contractor.

The original (Contract Sum) ( <del>Guaranteed maximum Price</del> ) was	\$389,980.00
plus change by previously authorized Change orders	(\$2,000.00)
The original (Contract Sum) ( <del>Guaranteed maximum Price</del> ) prior to this Change order was	\$387,980.00
The original (Contract Sum) ( <del>Guaranteed maximum price</del> ) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	\$10,500.00
The new (Contract Sum) ( <del>Guaranteed maximum Price</del> ) including this Change order will be	\$398,480.00

Contract Time will be (increased) (decreased) (unchanged) by the date of Substantial Completion as of the date of this Change Order therefore is

NOTE: This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

<u>Architect</u>	<u>Contractor</u>	<u>Owner</u>
Harlan M. Doland, P.E.	BY ED LITCHFIELD	BY CARLOS PHILLIPS
DATE 9-28-18	DATE 10/1/18	DATE 10/1/2018

CHANGE  
ORDER

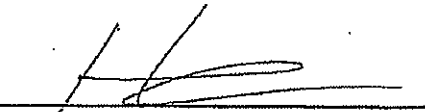
OWNER   
 ARCHITECT   
 CONTRACTOR   
 FIELD   
 OTHER

AIA DOCUMENT G701

PROJECT: John Conyers Learning Academy  
 CHANGE ORDER NUMBER: 3  
 DATE: 9/28/2018  
 ARCHITECT'S PROJECT NO.: 18000267.00  
 CONTRACTOR: Maneval Construction  
 CONTRACT DATE:  
 CONTRACT FOR: Parking Lot Rehabilitation

The Contract is changed as follows:

Remove A/C Unit

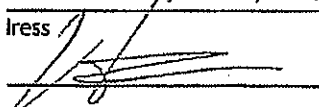
APPROVED:   
 Construction Management

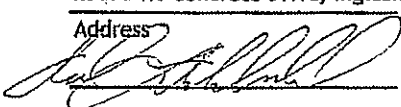
It is valid until signed by the Owner, Architect and Contractor.

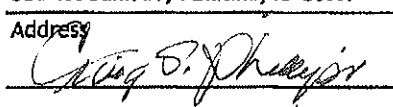
The original (Contract Sum) ( <del>Guaranteed maximum Price</del> ) was	<u>\$389,980.00</u>
plus change by previously authorized Change orders	<u>\$8,500.00</u>
The original (Contract Sum) ( <del>Guaranteed maximum Price</del> ) prior to this Change order was	<u>\$398,480.00</u>
plus ( <del>Contract Sum</del> ) ( <del>Guaranteed maximum price</del> ) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	<u>\$7,500.00</u>
The new (Contract Sum) ( <del>Guaranteed maximum Price</del> ) including this Change order will be	<u>\$405,980.00</u>

The Contract Time will be (increased) (decreased) (unchanged) by  
 the date of Substantial Completion as of the date of this Change Order therefore is

NOTE: This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

Architect Corp.  
 ARCHITECT  
 100 Grand Avenue, Gurnee, IL 60031  
 Address   
 Harlan M. Doland, P.E., P.L.  
 DATE 9-28-18

Maneval Construction  
 CONTRACTOR  
 28090 W. Concrete Drive, Ingleside, IL 60041  
 Address   
 BY E. LITCHFIELD  
 DATE 10/1/18

Community Consolidated School Dist. 15  
 OWNER  
 580 1st Bank Dr, Palatine, IL 60067  
 Address   
 BY CRAIG S. PHILLIPS  
 DATE 10/1/2018

Attachment F - AIA form G701

CHANGE  
ORDER

OWNER   
ARCHITECT   
CONTRACTOR   
FIELD   
OTHER


AIA DOCUMENT G701

PROJECT: John Conyers Learning Academy  
CHANGE ORDER NUMBER: 4  
DATE: 9/28/2018  
ARCHITECT'S PROJECT NO.: 18000267.00  
CONTRACTOR: Maneval Construction  
CONTRACT DATE:  
CONTRACT FOR: Parking Lot Rehabilitation

The Contract is changed as follows:

Pavement subgrade undercut

APPROVED:

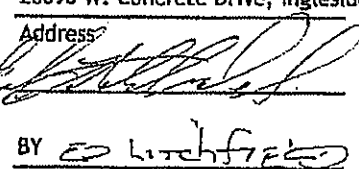
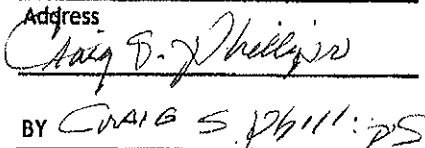
  
Construction Management

Not valid until signed by the Owner, Architect and Contractor.

The original (Contract Sum) ( <del>Guaranteed maximum Price</del> ) was	\$389,980.00
plus change by previously authorized Change orders	\$16,000.00
The original (Contract Sum) ( <del>Guaranteed maximum Price</del> ) prior to this Change order was	\$405,980.00
The original (Contract Sum) ( <del>Guaranteed maximum Price</del> ) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	\$73,096.00
The new (Contract Sum) ( <del>Guaranteed maximum Price</del> ) including this Change order will be	\$479,076.00

The Contract Time will be (increased) (decreased) (unchanged) by  
The date of Substantial Completion as of the date of this Change Order therefore is

NOTE: This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

Architect Harlan M. Doland, P.E., P.L.S. 10 Grand Avenue, Gurnee, IL 60031 Address E 9-28-18	Contractor BY  DATE 10/1/18	Owner BY  DATE 10/1/2018
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**CHANGE  
ORDER**

Attachment F - AIA form G701

- OWNER
- ARCHITECT
- CONTRACTOR
- FIELD
- OTHER

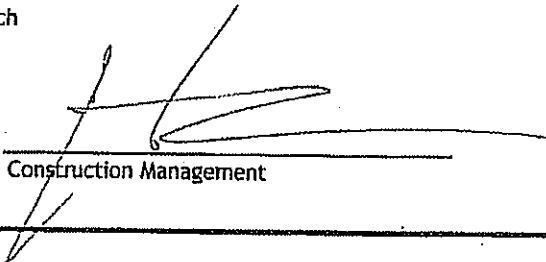
AIA DOCUMENT G701

PROJECT: John Conyers Learning Academy      CHANGE ORDER NUMBER: 5  
 DATE: 9/28/2018  
 ARCHITECT'S PROJECT NO.: 18000267  
 CONTRACTOR: Maneval Construction      CONTRACT DATE:  
 CONTRACT FOR: Parking Lot Rehabilitation

The Contract is changed as follows:

Binder Patch

APPROVED:

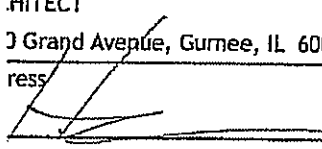
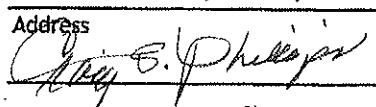
  
 Construction Management

It is valid until signed by the Owner, Architect and Contractor.

The original (Contract Sum) ( <del>Guaranteed maximum Price</del> ) was	<u>\$389,980.00</u>
plus change by previously authorized Change orders	<u>\$89,096.00</u>
equal (Contract Sum) ( <del>Guaranteed maximum Price</del> ) prior to this Change order was	<u>\$479,076.00</u>
plus (Contract Sum) ( <del>Guaranteed maximum price</del> ) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	<u>\$3,200.00</u>
equal new (Contract Sum) ( <del>Guaranteed maximum Price</del> ) including this Change order will be	<u>\$482,276.00</u>

Contract Time will be (increased) (decreased) (unchanged) by  
 the date of Substantial Completion as of the date of this Change Order therefore is

NOTE: This summary does not reflect changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which have been authorized by Construction Change Directive.

<u>Maneval Construction</u>	<u>Community Consolidated School Dist. 11</u>
ARCHITECT	OWNER
3 Grand Avenue, Gurnee, IL 60031	580 N. 1st Bank Dr., Palatine, IL 60067
Address	Address
	
Herian M. Doland, P.E., F.	BY <u>Craig S. Phillips</u>
DATE <u>9-28-18</u>	DATE <u>12/1/2018</u>

# Maneval Construction Company, Inc.

Aug 18<sup>th</sup> 2018

Community Consolidated School District 15  
1001 S Rohwling Rd  
Rolling Meadows , IL 60008

Attn: Harlan Doland

**RE: John Conyers -Change order Summary**

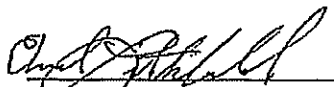
Dear Harlan

The following is the change order summary for the above project

- 1) c/o #1 Delete Sidewalks = -2000.00
- 2) c/o #2 Relocate Lighting = 10,500.00
- 3) c/o #3 Remove AC Unit = 7,500.00
- 4) c/o #4 Undercuts = 73,096.00
- 5) c/o #5 Binder Patch = 3,200.00

Total for Above = \$92,296.00

Maneval Construction



Ed Litchfield

Accepted

