

CHRONOLOGY OF THE AGENDA ITEM
Change Order No. 2
Chesnut Elementary School Major Systems Replacement
-Unforeseen Conditions and Owner Requested Changes

Scope:

Approval of Change Order No. 2 for expanded scope of work for Owner requested items and unforeseen conditions to Evergreen Contractors for the **Chesnut Elementary School Major Systems Replacement** in the amount of **-\$806,624**.

Specific details regarding the expanded scope can be found in the following documents:

- Construction Contract Change Order
- Supporting Documents to the Change Order submitted by Evergreen Construction.

Background:

After the May 24, 2016, approval of the 2017-2022 E-SPLOST V referendum by DeKalb voters, the Board approved an E-SPLOST V list of projects on December 5, 2016, for \$561 million to include various capital renewal, renovations, and classroom addition projects throughout the district. The Chesnut Elementary School, Druid Hills Middle School, Laurel Ridge Elementary School, and Woodridge Elementary School Major Building System Replacement project were included in that list with an initial construction budget of \$19,597,074.

A formal Request for Proposals (RFP) was issued on April 20, 2023, to provide General Contractor services for the **Chesnut Elementary School**, Druid Hills Middle School, Laurel Ridge Elementary School, and Woodridge Elementary School Major Building System Replacement Project. On August 14, 2023, the Board of Education approved the award of the project to Evergreen Construction.

The Board of Education also approved an additional request for a budget reallocation of \$7,002,926 from Program Contingency for **The Chesnut Elementary School**, Druid Hills Middle School, Laurel Ridge Elementary School, and Woodridge Elementary School for a total project construction budget of \$26,600,000.

This agenda item requests the approval of Change Order No. 2 in the amount of **\$806,624** for Evergreen Construction to perform the general contracting work as outlined by the proposal documents for a total project construction budget of **\$8,693,455 for Chesnut Elementary School Major Building System Replacement**.

Conditions impacting Change Order No. 2 include:

- Portable classrooms will not be utilized to relocate students, faculty, and staff during ESPLOST HVAC Renovations -due to school site limitations and extensive cost.
- Start of construction was delayed from January 1, 2024, to May 24, 2024- due to the above item.
- Overall project schedule was compressed significantly (substantial completion date remained unchanged – August 1, 2024) - due to the above factors.
- Achievement of the planned completion date without impacting the students' Fall Semester incurred extra costs: additional supervision, material storage and expediting, and overtime fees.

The requested budget addition is based on the costs provided by the project's design and construction professionals to support further improvements to Chesnut Elementary School related to health, safety and security and an ideal environment for teaching and learning.