



**TO:** Members, Board of Directors  
**THROUGH:** Mr. Matthew Degner, Superintendent  
**THROUGH:** Dr. Chace Ramey, Deputy Superintendent  
**FROM:** Mr. Curt Pratt, Chief Operating Officer  
**DEPARTMENT:** Facilities Management  
**DATE:** 3/10/2026  
**SUBJECT:** Summary of Appendix 9 Approval Requests and Project Updates

**Appendix 9 Approval Requests**

**Center for Innovation (formerly Tyler Building)**

**Project Description:** The Tyler building is situated on the ACT campus and was purchased from ACT in 2022. The building is 3 stories with the lower level below grade and the first level partially below grade. The building is around 140,000 s.f.

**Total Project Budget:** \$17,000,000.00

**Sub Project:** 2025 Building Renovation - Dream Accelerator

**Step(s):** 8

**Recommendation:** Recommend approval of Change Order #3

**Recommended Approval Amount:** \$2,101.23

**City HS Auditorium Upgrades**

**Project Description:** This FMP 2.3 project provides new LED lighting to replace the existing incandescent lighting in the Opstad theater. Lighting upgrade includes house lighting, theatrical performance lighting and the lighting control system.

**Total Project Budget:** \$1,500,000.00

**Sub Project:** 2025 Opstad Theater Lighting

**Step(s):**

**Recommendation:** Recommend approval of Change Order #1

**Recommended Approval Amount:** \$7,358.39

**School Safety Improvement Grant**

**Project Description:** The State and Local Fiscal Recovery Fund is being used to initially fund and implement school safety capital improvements identified through the vulnerability assessment. The District has been allocated up to \$50,000 per school building for safety upgrades.

**Total Project Budget:** \$1,400,000.00

**Sub Project:** 2025 District Wide Camera Installation

**Step(s):** 10

**Recommendation:** Recommend the District accept the project as complete

**Recommended Approval Amount:** -\$5,069.09

### **West HS Renovation - Phase 3**

**Project Description:** This renovation as part of FMP 2.0 may include the addition of new administrative office, student commons, secured entrance, improved music choir rooms and fine arts HVAC.

**Total Project Budget:** \$10,600,000.00

**Sub Project:** West High Renovation - Phase 3

**Step(s):** 8

**Recommendation:** Recommend approval of Change Order #12

**Recommended Approval Amount:** \$0.00



**Contract:** Design Contract

**Firm:** SVPA Architects Inc.

**Amount** \$62,000.00

**Funding:** SAVE

**Note:**

**Appendix 9, Step 3**

**Approval Date:** 9/9/2025

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 4**

**Approval Date:** 9/9/2025

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 5**

**Approval Date:** 9/9/2025

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 6**

**Approval Date:** 9/9/2025

**Pending?** No

**Publication Date:** 9/10/2025

**Public Hearing Date:** 9/23/2025

**Publication Name:** Press Citizen

**Note:**

**Appendix 9, Step 9**

**Approval Date:** 2/10/2026

**Pending?** No

**Retainage Release:** \$0.00

**Note:** City Construction (Bid Pkg 1) - 1/15/26  
Tricon Construction (Bid Pkg 2-7) - 1/15/26

**Appendix 9, Step 10**

**Approval Date:**

**Pending?** No

**Retainage Release:**

**Note:** City Construction (Bid Pkg 1) - Retainage released 2/24/26  
Tricon Construction (Bid Pkg 2-7) -

**Contract**

**Description:** Design Contract

**Contract with:** SVPA Architects Inc.

**Funding source:** SAVE

**Initial contract amount:** \$62,000.00

**Current contract amount:** \$62,000.00

**Change Authorization Request**

**Approval Date:**

**Pending?** No

**Number:**

**Date:**

**Subject:**

**Description:**

Reason	Amount
<b>TOTAL</b>	

**Payments**

Date	Doc. #	Amount	% Cmplt	Period To
7/22/2025	40653	\$6,200.00	10%	6/29/2025
10/14/2025	40812	\$9,858.00		9/30/2025
11/25/2025	40899	\$12,090.00		11/2/2025
1/27/2026	41057	\$1,488.00		12/31/2025
		<b>\$29,636.00</b>		

**Contract**

**Description:** Construction Contract - Bid Pkg #2-#7

**Contract with:** Tricon General Construction

**Funding source:** SAVE

**Initial contract amount:** \$454,430.00

**Current contract amount:** \$480,059.46

**Change Authorization Request**

**Approval Date:** 11/11/2025

**Pending?** No

**Number:** 1

**Date:** 10/31/2025

**Subject:** Change Order #1

**Description:** This Change Order includes additional costs for Submittal Exchange and electrical permit fees, as well as expedite fees for mechanical supplies and added drywall for electrical cutouts.

Reason	Amount
District Request	\$2,955.18
District Request	\$2,139.30

District Request	\$3,182.18
Unforeseen Conditions	\$1,490.44
Unforeseen Conditions	\$483.96
Unforeseen Conditions	\$3,731.46
<b>TOTAL</b>	<b>\$13,982.52</b>

**Change Authorization Request**

**Approval Date:** 1/13/2026

**Pending?** No

**Number:** 2

**Date:** 1/6/2026

**Subject:** Change Order #2

**Description:** This Change Order includes additional costs for an AV rack relocation & cable tray revision, as requested by the District.

Reason	Amount
District Request	\$8,939.44
District Request	\$606.27
<b>TOTAL</b>	<b>\$9,545.71</b>

**Change Authorization Request**

**Approval Date:** 3/10/2026

**Pending?** Yes

**Number:** 3

**Date:** 2/26/2026

**Subject:** Change Order #3

**Description:** This Change Order includes additional costs to paint door frames, per District request.

Reason	Amount
District Request	\$2,101.23
<b>TOTAL</b>	<b>\$2,101.23</b>

**Payments**

Date	Doc. #	Amount	% Cmpl	Period To
12/9/2025	1	\$103,381.09	22%	11/24/2025
1/13/2026	2	\$189,183.95	62%	12/31/2025
2/10/2026	3	\$171,054.44	95%	1/31/2026
		<b>\$463,619.48</b>		

**Contract**

**Description:** Construction Contract - Bid Pkg #1

**Contract with:** City Construction Group

**Funding source:** SAVE

**Initial contract amount:** \$82,200.00

**Current contract amount:** \$82,200.00

**Change Authorization Request**

**Approval Date:**

**Pending? No**

**Number:**

**Date:**

**Subject:**

**Description:**

<b>Reason</b>	<b>Amount</b>
<b>TOTAL</b>	

**Payments**

<b>Date</b>	<b>Doc. #</b>	<b>Amount</b>	<b>% Cmpl</b>	<b>Period To</b>
2/10/2026	1	\$78,090.00	95%	1/31/2026
2/24/2026	2	\$4,110.00	100%	1/31/2026
		<b>\$82,200.00</b>		

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## Change Order

<b>PROJECT:</b> <i>(Name and address)</i> ICCSA Center for Innovation Building Junior Achievement Center 2255 N Dubuque Rd Iowa City, IA 52243	<b>CONTRACT INFORMATION:</b> Contract For: General Construction  Date: September 24, 2025	<b>CHANGE ORDER INFORMATION:</b> Change Order Number: 003  Date: February 26, 2026
<b>OWNER:</b> <i>(Name and address)</i> Iowa City Community School District  1725 North Dodge Street Iowa City, IA 52245	<b>ARCHITECT:</b> <i>(Name and address)</i> Savage-Ver Ploeg & Associates, Inc. dba SVPA Architects Inc. 1466 28th Street, Suite 200 West Des Moines, IA 50266	<b>CONTRACTOR:</b> <i>(Name and address)</i> Tricon General Construction, Inc.  746 58th Ave Ct. SW Cedar Rapids, IA 52404

**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.)*

1. Add Door Frame Changes as detailed on attached COR-009. Add \$2,101.23

The original Contract Sum was	\$ 454,430.00
The net change by previously authorized Change Orders	\$ 23,528.23
The Contract Sum prior to this Change Order was	\$ 477,958.23
The Contract Sum will be increased by this Change Order in the amount of	\$ 2,101.23
The new Contract Sum including this Change Order will be	\$ 480,059.46

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

**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.**

<p><i>Danielle R. Williams</i> _____ ARCHITECT <i>(Signature)</i></p> <p>BY: Danielle Williams, IIDA, Associate Principal &amp; Senior Interior Designer _____ <i>(Printed name, title, and license number if required)</i></p> <p>2/26/2026 _____ Date</p>	<p> _____ CONTRACTOR <i>(Signature)</i></p> <p>BY: Ron Richard, Owner <i>(Printed name and title)</i></p> <p>3.01.2026 _____ Date</p>	<p>_____ OWNER <i>(Signature)</i></p> <p>BY: Ruthina Malone, President, Board of Education <i>(Printed name and title)</i></p> <p>_____ Date</p>
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**Appendix 9, Step 3**

**Approval Date:** 8/12/2025

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 4**

**Approval Date:** 8/12/2025

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 5**

**Approval Date:** 8/12/2025

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 6**

**Approval Date:** 8/12/2025

**Pending?** No

**Publication Date:** 8/13/2025

**Public Hearing Date:** 8/26/2025

**Publication Name:** Press Citizen

**Note:**

**Appendix 9, Step 7**

**Approval Date:** 9/23/2025

**Pending?** No

**Bid Date/Time:** 9/11/2025 10:00 AM

**Bid Location:** Facilities Management

**Contract Description:** Construction Contract

**Contractor:** Hawkeye Electrical Contractors

**Amount** \$767,330.00

**Funding Source:** SAVE

**Note:** Award of Contract - On 9/11/2025, the District received four bids for the City HS Opstad Auditorium Lighting Upgrades project. Hawkeye Electric was the lowest responsible bidder at \$767,330.

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**Contract**

**Description:** Design Contract

**Contract with:** Design Engineers

**Funding source:** SAVE

**Initial contract amount:** \$62,000.00

**Current contract amount:** \$62,000.00

**Change Authorization Request**

**Approval Date:**

**Pending?** No

**Number:**

**Date:**

**Subject:**

**Description:**

<b>Reason</b>	<b>Amount</b>
<b>TOTAL</b>	

**Payments**

<b>Date</b>	<b>Doc. #</b>	<b>Amount</b>	<b>% Cmpl</b>	<b>Period To</b>
9/23/2025	23114-1	\$46,500.00		8/31/2025
10/28/2025	23114-2	\$2,686.84		9/30/2025
11/25/2025	23114-3	\$2,325.00		10/31/2025
12/18/2025	23114-4	\$1,550.00		11/30/2025
1/27/2026	23114-5	\$3,875.00		12/31/2025
2/24/2026	23114-6	\$1,550.00		1/31/2026
		<b>\$58,486.84</b>		

**Contract**

**Description:** Construction Contract

**Contract with:** Hawkeye Electrical Contractors

**Funding source:** SAVE

**Initial contract amount:** \$767,330.00

**Current contract amount:** \$774,688.39

**Change Authorization Request**

**Approval Date:** 3/3/2026

**Pending?** Yes

**Number:** 1

**Date:** 2/11/2026

**Subject:** Change Order #1

**Description:** This Change Order includes revisions required due to existing conditions of the auditorium.

<b>Reason</b>	<b>Amount</b>
Unforeseen Conditions	\$7,358.39
<b>TOTAL</b>	<b>\$7,358.39</b>

**Payments**

<b>Date</b>	<b>Doc. #</b>	<b>Amount</b>	<b>% Cmplt</b>	<b>Period To</b>
1/13/2026	1	\$35,463.50	5%	12/31/2025
2/10/2026	2	\$8,550.00	6%	12/31/2025
3/10/2026	3	\$167,437.50	28%	2/28/2026
		<b>\$211,451.00</b>		



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## Change Order

<b>PROJECT:</b> <i>(Name and address)</i> ICCSA City High Theater Lighting	<b>CONTRACT INFORMATION:</b> Contract For: General Construction Date: September 25, 2025	<b>CHANGE ORDER INFORMATION:</b> Change Order Number: 001 Date: February 11, 2026
<b>OWNER:</b> <i>(Name and address)</i> Iowa City Community School District 1137 S Riverside Drive Iowa City, IA 52246	<b>ARCHITECT:</b> <i>(Name and address)</i> Design Engineers P.C. 8801 Prairie View Lane SW Suite 200 Cedar Rapids, IA 52404	<b>CONTRACTOR:</b> <i>(Name and address)</i> Hawkeye Electrical Contractors 1710 Hawkeye Dr Hiawatha, Iowa 52233

**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.)*

CO#1 - ITC #01 - Existing Conditions + \$7,358.39


The original Contract Sum was	\$	<u>767,330.00</u>
The net change by previously authorized Change Orders	\$	<u>0.00</u>
The Contract Sum prior to this Change Order was	\$	<u>767,330.00</u>
The Contract Sum will be increased by this Change Order in the amount of	\$	<u>7,358.39</u>
The new Contract Sum including this Change Order will be	\$	<u>774,688.39</u>

The Contract Time will be increased by Zero (0) days.  
The new date of Substantial Completion will be unchanged

**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.**

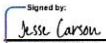
Design Engineers P.C.  
**ARCHITECT** *(Firm name)*

Signed by:  
  
**SIGNATURE**

Tiffany Koch, Electrical Engineer  
**PRINTED NAME AND TITLE**

2/18/2026  
**DATE**

Hawkeye Electrical Contractors  
**CONTRACTOR** *(Firm name)*

Signed by:  
  
**SIGNATURE**

Jesse Carson, Project Manager  
**PRINTED NAME AND TITLE**

2/18/2026  
**DATE**

Iowa City Community School District  
**OWNER** *(Firm name)*

**SIGNATURE**

Ruthie Malone, Board President  
**PRINTED NAME AND TITLE**

**DATE**



**Note:** General master agreement with billing for T&M.

**Appendix 9, Step 3**

**Approval Date:** 10/22/2024

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 4**

**Approval Date:** 10/22/2024

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 5**

**Approval Date:** 10/22/2024

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 6**

**Approval Date:** 10/22/2024

**Pending?** No

**Publication Date:** 10/23/2024

**Public Hearing Date:** 11/12/2024

**Publication Name:** Press Citizen

**Note:**

**Appendix 9, Step 7**

**Approval Date:** 12/10/2024

**Pending?** No

**Bid Date/Time:** 11/21/2024 10:00 am

**Bid Location:** FM Office

**Contract Description:** Construction Contract

**Contractor:** Security Equipment Inc (SEI)

**Amount** \$399,950.00

**Funding Source:** Grant

**Note:** The District received two bids for the District safety grant camera project on 11/24/24 in the amounts of \$399,950 and \$399,999. SEI of Omaha, NE was the low bidder.

**Appendix 9, Step 9**

**Approval Date:** 12/9/2025

**Pending?** No

**Retainage Release:**

**Note:**

**Appendix 9, Step 10**

**Approval Date:** 3/10/2026

**Pending?** Yes

**Retainage Release:** \$0.00

**Note:**

**Contract**

**Description:** Design Contract

**Contract with:** Design Engineers

**Funding source:** Other

**Initial contract amount:**

**Current contract amount:**

**Change Authorization Request**

**Approval Date:**

**Pending?** No

**Number:**

**Date:**

**Subject:**

**Description:**

Reason	Amount
<b>TOTAL</b>	

**Payments**

Date	Doc. #	Amount	% Cmpl	Period To
11/26/2024	24115-1	\$15,920.00		12/6/2024
12/18/2024	24115-2	\$3,236.25		11/30/2024
1/28/2025	24115-3	\$348.75		12/31/2024
2/25/2025	24115-4	\$1,233.25		1/31/2025
5/13/2025	24115-5	\$550.00		4/30/2025
8/26/2025	24115-7	\$242.50		7/31/2025
8/26/2025	24115-6	\$242.50		7/31/2025
12/18/2025	24115-8	\$1,802.50		11/30/2025
		<b>\$23,575.75</b>		

**Contract**

**Description:** Construction Contract

**Contract with:** Security Equipment Inc (SEI)

**Funding source:** Grant

**Initial contract amount:** \$399,950.00

**Current contract amount:** \$407,200.00

**Change Authorization Request**

**Approval Date:** 10/28/2025

**Pending?** No

**Number:** 1

**Date:** 10/17/2025

**Subject:** Change Order #1

**Description:** This Change Order includes additional labor costs in order to meet the prevailing wage requirement of the project.

<b>Reason</b>	<b>Amount</b>
Unforeseen Conditions	\$7,250.00
<b>TOTAL</b>	<b>\$7,250.00</b>

**Payments**

<b>Date</b>	<b>Doc. #</b>	<b>Amount</b>	<b>% Cmplt</b>	<b>Period To</b>
7/8/2025	1	\$329,467.60	82%	5/31/2025
9/9/2025	4	\$16,598.39	92%	8/15/2025
9/9/2025	3	\$8,402.75	88%	7/31/2025
9/9/2025	2	\$14,670.38	86%	6/30/2025
		<b>\$369,139.12</b>		



**TO:** Members, Board of Directors

**THROUGH:** Mr. Matthew Degner, Superintendent

**THROUGH:** Dr. Chace Ramey, Deputy Superintendent

**FROM:** Mr. Curt Pratt, Chief Operating Officer

**DEPARTMENT:** Facilities Management

**DATE:** 3/10/2026

**SUBJECT:** Appendix 9 Approval Request

**PROJECT:** West HS Renovation - Phase 3

**PROJECT DESCRIPTION:** This renovation as part of FMP 2.0 may include the addition of new administrative office, student commons, secured entrance, improved music choir rooms and fine arts HVAC.

**BUDGET:** \$10,600,000.00

**PROJECT STATUS:** On time and on budget

**SUB PROJECT:** West High Renovation - Phase 3

**DESCRIPTION:**

**PLANNED START:** 6/6/2022 **PLANNED COMPLETE:** 8/15/2025

**NOTE:** Change Order #12

**ATTACHMENTS:** Architect's Recommendation and Change Order #12

**RECOMMENDATION:** Recommend approval of Change Order #12

**Appendix 9, Step 1**

**Approval Date:** 12/14/2021

**Pending?** No

**Note:**

**Appendix 9, Step 2**

**Approval Date:** 2/22/2022

**Pending?** No

**Contract:** Design Contract

**Firm:** Shive-Hattery, Inc.

**Amount** \$405,000.00

**Funding:** SILO/SAVE

**Note:** The District requested proposals from SVPA Architects of West Des Moines, Iowa and Shive-Hattery Inc. of Iowa City, Iowa for the design and construction administration of a new entrance, commons space, redesigned

office space and HVAC upgrades at West High School. Shive Hattery had the low fee proposal of \$405,000 (6.7%) on a \$7,250,000 project.

The District is recommending the approval of Shive-Hattery, Inc. of Iowa City for the design.

**Appendix 9, Step 3**

**Approval Date:** 10/11/2022

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 4**

**Approval Date:** 2/28/2023

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 5**

**Approval Date:** 5/23/2023

**Pending?** No

**Op. Cost:** \$0.00

**Op. Cost Impact:**

**Note:**

**Appendix 9, Step 6**

**Approval Date:** 5/23/2023

**Pending?** No

**Publication Date:** 5/24/2023

**Public Hearing Date:** 6/13/2023

**Publication Name:** Press Citizen

**Note:**

**Appendix 9, Step 7**

**Approval Date:** 7/18/2023

**Pending?** No

**Bid Date/Time:** 6/28/2023 2:00 PM

**Bid Location:** PP

**Contract Description:** Construction Contract

**Contractor:** Larson Construction

**Amount** \$13,573,000.00

**Funding Source:** SAVE

**Note:** The District received four bids on 6/28/2023 for the West High School Phase 3 renovation project. The bids ranged from \$12,698,000 - \$14,400,000. Larson Construction of Independence, Iowa was the low bidder. The District is also accepting alternates 1 and 2 in the amount of \$875,000.

**Contract**

**Description:** Design Contract

**Contract with:** Shive-Hattery, Inc.

**Funding source:** SILO/SAVE

**Initial contract amount:** \$405,000.00

**Current contract amount:** \$754,000.00

**Change Authorization Request**

**Approval Date:** 1/10/2023

**Pending?** No

**Number:** 1

**Date:** 12/20/2022

**Subject:** Amendment #1

**Description:** The construction cost budget increased from \$6.0M to \$10.35M, due to the Stecker Harmsen estimate and added scope of concession stand renovations. This resulted in a fee increase of .0675% less inflation, per our Shive Hattery contract.

<b>Reason</b>	<b>Amount</b>
District Request	\$255,000.00
<b>TOTAL</b>	<b>\$255,000.00</b>

**Change Authorization Request**

**Approval Date:** 1/31/2023

**Pending?** No

**Number:** 2

**Date:** 1/20/2023

**Subject:** Amendment #2R

**Description:** This design amendment is to renovate eight restrooms, including reconfiguring the restroom layouts and associated modification to walls, as well as provisions of new finishings, plumbing fixtures, plumbing, HVAC, electrical and other related restroom accessories.

<b>Reason</b>	<b>Amount</b>
District Request	\$94,000.00
<b>TOTAL</b>	<b>\$94,000.00</b>

**Payments**

Date	Doc. #	Amount	% Cmpl	Period To
5/24/2022	1173660-1	\$20,250.00	5%	4/29/2022
6/28/2022	1173660-2	\$20,251.80	10%	6/3/2022
8/9/2022	1173660-3	\$16,200.00	14%	7/15/2022
9/13/2022	1173660-4	\$12,154.50	17%	8/19/2022
10/25/2022	1173660-5	\$12,192.30		10/7/2022
12/13/2022	1173660-6	\$30,379.50		11/18/2022
1/10/2023	1173660-7	\$78,980.40		12/16/2022
2/14/2023	1173660-8	\$119,891.10		1/20/2023
3/28/2023	1173660-9	\$69,365.34	50%	3/3/2023
5/9/2023	1173660-10	\$155,015.60		4/21/2023
6/13/2023	1173660-11	\$72,232.57		5/31/2023
8/8/2023	1173660-12	\$47,464.79		7/21/2023
9/12/2023	1173660-13	\$7,947.26		8/18/2023
10/10/2023	1173660-14	\$35,461.80		9/15/2023
11/14/2023	1173660-15	\$3,494.80		10/27/2023
12/12/2023	1173660-16	\$7,540.00		11/24/2023
2/13/2024	1173660-17	\$5,795.00		1/12/2024
2/27/2024	1173660-18	\$5,800.40		2/9/2024
4/9/2024	1173660-19	\$7,823.69		3/22/2024
5/14/2024	1173660-20	\$7,542.70		4/26/2024
6/25/2024	1173660-21	\$4,089.60		5/31/2024
8/13/2024	1173660-22	\$4,157.85		7/26/2024
9/24/2024	1173660-23	\$2,777.83	93%	8/30/2024
10/22/2024	1173660-24	\$4,050.00	94%	10/4/2024
11/26/2024	1173660-25	\$5,795.00	95%	11/8/2024
12/18/2024	1173660-26	\$5,832.40	95%	12/6/2024
2/25/2025	1173660-27	\$5,823.14	99%	2/7/2025
4/22/2025	1173660-28R	\$5,795.00		4/4/2025
5/27/2025	1173660-29	\$4,050.00		5/9/2025
7/22/2025	1173660-30	\$7,540.00		6/30/2025
8/12/2025	1173660-31	\$2,430.00		7/18/2025
9/9/2025	1173660-32	\$1,620.00		8/22/2025
10/14/2025	1173660-33	\$1,620.00		9/26/2025
		<b>\$791,364.37</b>		

**Contract****Description:** Commissioning Services**Contract with:** System Works LLC**Funding source:** SILO/SAVE**Initial contract amount:** \$35,490.00**Current contract amount:** \$35,490.00

**Change Authorization Request**

**Approval Date:**

**Pending? No**

**Number:**

**Date:**

**Subject:**

**Description:**

Reason	Amount
<b>TOTAL</b>	

**Payments**

Date	Doc. #	Amount	% Cmpl	Period To
8/8/2023	11308	\$2,600.00		6/30/2023
11/28/2023	11490	\$6,175.00		10/31/2023
3/26/2024	11670	\$7,830.00		2/29/2024
7/9/2024	4	\$6,760.00		5/31/2024
		<b>\$23,365.00</b>		

**Contract**

**Description:** Building Envelope Commissioning

**Contract with:** Miller Engineering

**Funding source:** SILO/SAVE

**Initial contract amount:** \$24,800.00

**Current contract amount:** \$24,800.00

**Change Authorization Request**

**Approval Date:**

**Pending? No**

**Number:**

**Date:**

**Subject:**

**Description:**

Reason	Amount
<b>TOTAL</b>	

**Payments**

Date	Doc. #	Amount	% Cmpl	Period To
6/25/2024	11147A	\$15,800.00		5/31/2024
1/14/2025	11147B	\$9,000.00		12/31/2024
		<b>\$24,800.00</b>		

**Contract**

**Description:** Construction Contract

**Contract with:** Larson Construction

**Funding source:** SAVE

**Initial contract amount:** \$13,573,000.00

**Current contract amount:** \$14,102,144.87

**Change Authorization Request**

**Approval Date:** 12/12/2023

**Pending?** No

**Number:** 1

**Date:** 11/27/2023

**Subject:** Change Order #1

**Description:** This Change Order is for added heat coils and for adding to structural for extra door support. There are also deducts for keeping existng tile, flagpole lighting revisions, and changing the specs on the flush valves.

<b>Reason</b>	<b>Amount</b>
District Request	(\$1,802.99)
Unforeseen Conditions	\$1,427.15
District Request	\$1,087.90
District Request	(\$4,470.84)
District Request	(\$1,122.90)
Unforeseen Conditions	\$2,202.77
<b>TOTAL</b>	<b>(\$2,678.91)</b>

**Change Authorization Request**

**Approval Date:** 2/13/2024

**Pending?** No

**Number:** 2

**Date:** 2/13/2024

**Subject:** Change Order #2

**Description:** This Change Order is for relocating the storm and sanitary sewer lines and electrical revisions.

<b>Reason</b>	<b>Amount</b>
Unforeseen Conditions	\$3,594.96
District Request	\$1,712.62
Unforeseen Conditions	\$382.90
Unforeseen Conditions	\$9,662.43
Unforeseen Conditions	\$5,751.36
<b>TOTAL</b>	<b>\$21,104.27</b>

**Change Authorization Request**

**Approval Date:** 4/23/2024

**Pending?** No

**Number:** 3

**Date:** 4/5/2024

**Subject:** Change Order #3

**Description:** This Change Order is for unforeseen conditions such as roof drain routes, HVAC issues, redesign of lintels, electrical adjustments, and area D revisions.

<b>Reason</b>	<b>Amount</b>
District Request	\$6,977.87
Unforeseen Conditions	\$1,574.90
Unforeseen Conditions	\$3,835.00
Unforeseen Conditions	\$30,937.03
District Request	\$4,231.61
Contractor Request	\$13,576.09
District Request	\$2,913.48
District Request	\$31,484.74
Unforeseen Conditions	\$5,021.12
Unforeseen Conditions	\$1,953.83
District Request	(\$1,001.15)
District Request	\$27,501.00
Unforeseen Conditions	\$4,782.68
<b>TOTAL</b>	<b>\$133,788.20</b>

**Change Authorization Request**

**Approval Date:** 6/25/2024

**Pending?** No

**Number:** 4

**Date:** 5/8/2024

**Subject:** Change Order #4

**Description:** This Change Order is for moving conduit to electrical panels, drainage issues, lighting changes, moving plumbing and roof changes.

<b>Reason</b>	<b>Amount</b>
Contractor Request	\$1,012.23
District Request	(\$195.01)
Unforeseen Conditions	\$9,243.90
Unforeseen Conditions	\$3,834.64
Unforeseen Conditions	\$28,048.19
District Request	(\$1,379.21)
District Request	\$5,354.71
Unforeseen Conditions	\$38,216.98
District Request	\$8,040.07
<b>TOTAL</b>	<b>\$92,176.50</b>

**Change Authorization Request**

**Approval Date:** 10/8/2024

**Pending?** No

**Number:** 5

**Date:** 8/30/2024

**Subject:** Change Order #5

**Description:** This Change Order is for adjustments to the construction because the original design did not have enough structural integrity. There are also extras for existing plumbing issues.

<b>Reason</b>	<b>Amount</b>
District Request	\$4,837.12
Unforeseen Conditions	\$3,969.95
Unforeseen Conditions	\$3,024.46
District Request	(\$698.00)
Unforeseen Conditions	\$8,992.33
Unforeseen Conditions	\$4,762.17
District Request	\$1,727.27
Unforeseen Conditions	\$680.12
<b>TOTAL</b>	<b>\$27,295.42</b>

**Change Authorization Request**

**Approval Date:** 11/12/2024

**Pending?** No

**Number:** 6

**Date:** 10/22/2024

**Subject:** Change Order #6

**Description:** This Change Order is for the demo and replacement of existing galvanized plumbing pipe, changes in the HVAC system, adding smoke detectors, and extra work done in the construction area. There are also deducts for landscaping and removal of speakers.

<b>Reason</b>	<b>Amount</b>
District Request	(\$786.63)
Code Requests	\$5,127.07
Unforeseen Conditions	\$1,585.76
Unforeseen Conditions	\$6,838.59
Contractor Request	\$4,640.44
District Request	\$2,636.28
District Request	\$42,285.23
Contractor Request	\$2,409.63
District Request	(\$960.00)
<b>TOTAL</b>	<b>\$63,776.37</b>

**Change Authorization Request**

**Approval Date:** 1/28/2025

**Pending?** No

**Number:** 7

**Date:** 1/28/2025

**Subject:** Change Order #7

**Description:** This Change Order is for revisions to the restrooms, updated lighting controls, and code required sprinkler work. There are also two deducts at the owner's request.

<b>Reason</b>	<b>Amount</b>
Unforeseen Conditions	\$1,604.05
Unforeseen Conditions	\$7,614.84
Unforeseen Conditions	\$2,248.90
Contractor Request	\$6,534.41
District Request	(\$591.70)
District Request	(\$3,816.00)
District Request	\$60,985.96
District Request	\$972.15
Code Requests	\$2,601.04
District Request	\$808.51
<b>TOTAL</b>	<b>\$78,962.16</b>

**Change Authorization Request**

**Approval Date:** 3/25/2025

**Pending?** No

**Number:** 8

**Date:** 3/3/2025

**Subject:** Change Order #8

**Description:** This Change Order includes wall revisions to add acoustical separation, in addition to code compliance revisions to the fire alarm and VRF system. A credit for abatement was also included.

<b>Reason</b>	<b>Amount</b>
Code Requests	\$3,186.78
Code Requests	\$1,503.48
District Request	\$2,157.07
Unforeseen Conditions	(\$1,597.50)
Unforeseen Conditions	\$1,635.73
Unforeseen Conditions	\$2,225.14
Code Requests	\$37,618.20
Unforeseen Conditions	\$30,140.37
<b>TOTAL</b>	<b>\$76,869.27</b>

**Change Authorization Request**

**Approval Date:** 5/27/2025

**Pending?** No

**Number:** 9

**Date:** 4/21/2025

**Subject:** Change Order #9

**Description:** This Change Order includes additional electrical demolition, unforeseen changes to ductwork due to clearance issues, and changes to the fire alarm strobes that are required by code.

<b>Reason</b>	<b>Amount</b>
Unforeseen Conditions	\$11,090.70
Code Requests	\$11,310.90
District Request	\$2,484.88
District Request	\$965.91
Unforeseen Conditions	\$4,136.91
Code Requests	\$6,614.41
Unforeseen Conditions	\$1,768.64
<b>TOTAL</b>	<b>\$38,372.35</b>

**Change Authorization Request**

**Approval Date:** 11/11/2025

**Pending?** No

**Number:** 10

**Date:** 7/22/2025

**Subject:** Change Order #10

**Description:** This Change Order includes additional costs for geothermal valves, exterior signage, and a floor junction box, as well as credits for CMU and curtainwall revisions.

<b>Reason</b>	<b>Amount</b>
Unforeseen Conditions	\$5,707.71
Unforeseen Conditions	(\$4,621.58)
District Request	\$1,771.47
District Request	\$7,528.70
District Request	(\$6,300.00)
District Request	\$4,034.83
District Request	\$3,982.93
<b>TOTAL</b>	<b>\$12,104.06</b>

**Change Authorization Request**

**Approval Date:** 11/11/2025

**Pending?** No

**Number:** 11

**Date:** 10/17/2025

**Subject:** Change Order #11

**Description:** This Change Order includes additional costs for site restoration and breaker revisions, as well as a deduct for omitting the storm drain removal from the project.

<b>Reason</b>	<b>Amount</b>
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District Request	\$2,532.73
Unforeseen Conditions	\$651.94
District Request	\$486.98
District Request	\$8,934.12
District Request	(\$20,161.50)
<b>TOTAL</b>	<b>(\$7,555.73)</b>

**Change Authorization Request**

**Approval Date:** 3/10/2026

**Pending?** Yes

**Number:** 12

**Date:** 2/25/2026

**Subject:** Change Order #12

**Description:** This Change Order includes a revision to the pump pressure differential, and deducts for non replacement of accoustical panels and column covers.

<b>Reason</b>	<b>Amount</b>
Unforeseen Conditions	\$3,930.91
District Request	(\$2,000.00)
District Request	(\$7,000.00)
<b>TOTAL</b>	<b>(\$5,069.09)</b>

**Payments**

<b>Date</b>	<b>Doc. #</b>	<b>Amount</b>	<b>% Cmpl</b>	<b>Period To</b>
10/24/2023	1	\$876,265.17	7%	9/30/2023
11/14/2023	2	\$396,300.53	9%	10/31/2023
12/12/2023	3	\$305,175.66	12%	11/30/2023
2/13/2024	4	\$441,177.65	15%	12/31/2023
2/27/2024	5	\$702,256.71	20%	1/31/2024
3/26/2024	6	\$632,385.87	25%	2/29/2024
5/14/2024	7	\$792,883.41	31%	3/31/2024
5/28/2024	8	\$615,643.37	35%	4/30/2024
6/25/2024	9	\$821,101.49	41%	5/31/2024
7/23/2024	10	\$1,199,736.30	49%	6/30/2024
9/10/2024	11	\$694,769.57	54%	7/31/2024
10/8/2024	12	\$597,111.81	58%	7/31/2024
11/12/2024	13	\$374,490.51	61%	9/30/2024
11/26/2024	14R	\$502,074.40	64%	10/31/2024
12/18/2024	15	\$764,816.57	70%	11/30/2024
1/14/2025	16	\$301,276.83	72%	12/31/2024
2/25/2025	17	\$656,371.79	76%	1/31/2025
3/25/2025	18	\$308,347.59	79%	2/28/2025
5/13/2025	19	\$418,125.38	81%	3/31/2025
5/27/2025	20	\$408,544.72	84%	4/30/2025
6/26/2025	21	\$157,529.11	85%	5/31/2025
7/22/2025	22	\$228,522.25	86%	6/30/2025
8/26/2025	23	\$710,330.48	92%	7/31/2025
10/14/2025	24	\$416,430.43	95%	8/30/2025
10/28/2025	25	\$3,087.50	95%	9/30/2025
		<b>\$13,324,755.10</b>		

**Contract**

**Description:** Construction Observation & Materials Testing

**Contract with:** Terracon

**Funding source:** SAVE

**Initial contract amount:** \$25,000.00

**Current contract amount:** \$25,000.00

**Change Authorization Request**

**Approval Date:**

**Pending?** No

**Number:**

**Date:**

**Subject:**

**Description:**

<b>Reason</b>	<b>Amount</b>

<b>TOTAL</b>	
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**Payments**

Date	Doc. #	Amount	% Cmplt	Period To
10/24/2023	TK10652	\$3,247.50		9/30/2023
11/28/2023	TK25169	\$3,620.00		10/28/2023
12/12/2023	TK37761	\$4,436.25		11/25/2023
1/23/2024	TK52641	\$5,755.00		12/23/2023
2/13/2024	TK65882	\$832.50		1/20/2024
3/13/2024	TK77877	\$3,715.00		2/17/2024
4/9/2024	TK90308	\$825.00		3/16/2024
5/14/2024	TL02125	\$1,330.00		4/13/2024
11/26/2024	TM91499	\$803.75		11/3/2024
		<b>\$24,565.00</b>		

**Contract**

**Description:** Certified TAB Services

**Contract with:** System Works LLC

**Funding source:** SAVE

**Initial contract amount:** \$34,625.00

**Current contract amount:** \$34,625.00

**Change Authorization Request**

**Approval Date:**

**Pending?** No

**Number:**

**Date:**

**Subject:**

**Description:**

Reason	Amount
<b>TOTAL</b>	

**Payments**

Date	Doc. #	Amount	% Cmplt	Period To
3/11/2025	12225	\$10,000.00		1/31/2025
9/23/2025	12545	\$9,625.00		9/5/2025
		<b>\$19,625.00</b>		



# AIA® Document G701® – 2017

## Change Order

**PROJECT:** *(Name and address)*  
West High School Phase 3 Remodel  
2901 Melrose Avenue  
Iowa City, IA 52246

**CONTRACT INFORMATION:**  
Contract For: General Construction  
Date: 1173660

**CHANGE ORDER INFORMATION:**  
Change Order Number: 012  
Date: February 25, 2026

**OWNER:** *(Name and address)*  
Iowa City Community School District  
1137 South Riverside Drive  
Iowa City, IA 52246

**ARCHITECT:** *(Name and address)*  
Shive-Hattery, Inc.  
2839 Northgate Drive  
Iowa City, IA 52245

**CONTRACTOR:** *(Name and address)*  
Larson Construction Co., Inc.  
600 17th St. SE  
Independence, IA 50644

**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.)*

COR #98: RFI #130 - Pump Pressure Differential: Adds \$3,930.91 and zero (0) days

COR #102: Deduct to leave ensemble acoustic panels as installed in lieu of replacing per plans: Deducts \$2,000 and zero (0) days

COR #103: Deduct to leave (4) column covers in commons as installed in lieu of replacing with new column covers: Deducts \$7,000 and zero (0) days

The original Contract Sum was	\$	13,573,000.00
The net change by previously authorized Change Orders	\$	534,213.96
The Contract Sum prior to this Change Order was	\$	14,107,213.96
The Contract Sum will be decreased by this Change Order in the amount of	\$	5,069.09
The new Contract Sum including this Change Order will be	\$	14,102,144.87

The Contract Time will be unchanged by (0) days.  
The new date of Substantial Completion will be unchanged.

**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.**

ARCHITECT *(Signature)*

BY: Tand Brannaman, Licensed Architect

*(Printed name, title, and license number if required)*

02/26/2026

Date

CONTRACTOR *(Signature)*

DOUG LARSON  
*(Printed name and title)*

OWNER *(Signature)*

*(Printed name and title)*

Date