

COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF MADISON, WISCONSIN

Resolution No. 3034

Authorizing execution of change order # 1 to the contracts between the Community Development Authority of the City of Madison ("CDA") JH Findorff and Son, Inc. ("Findorff"), and Forward Electric ("Forward") for the renovation of the Public Health-Madison and Dane County Façade at The Village on Park.

Presented July 14, 2011
Referred _____
Reported Back _____
Adopted July 14, 2011
Placed on File _____
Moved By Kelly Thompson-Frater
Seconded By Alice Fike
Yeas 6 Nays 0 Absent 0
Rules Suspended _____

PREAMBLE

The CDA adopted Substitute Resolution No. 2579 (Legistar File ID# 19735) on August 26, 2011 that authorized the execution of a lease with Public Health-Madison and Dane County (the "Lease") of approximately 11,317 square feet within The Village on Park (the "Leased Premises"). Subsequent to the execution of the Lease by the parties, a Request for Proposals was released for the following bid packages for the build-out of tenant improvements within the Leased Premises: General Construction (Package 1-F), Fire Suppression (Package 2-F), Plumbing (Package 3-F), Mechanical (Package 4-F), and Electrical (Package 5-F). The bid packages were advertised with a submittal deadline of 2:00 p.m. on February 9, 2011. Bids received by the submittal deadline were opened and reviewed for compliance to bid package requirements and contractor qualifications and ranked by bid amount. Findorff was awarded the contract for General Construction in the amount of \$401,944 and Forward Electric was awarded the contract for electrical work in the amount of \$144,961.

The bid packages included an alternate for completion of improvements to the façade of the Leased Premises (the "Public Health Façade Improvements"). Contracting for the Public Health Façade Improvements was held pending Urban Design Commission ("UDC") approval of the plans.

UDC has approved the plans with modifications and the development team has pursued value engineering alternatives for the Public Health Façade Improvements. At this time, the CDA is prepared to proceed with construction of the Public Health Façade Improvements.

The plans have been modified slightly to reflect the UDC modifications and the value engineering. Findorff is prepared to complete the general construction work per revised plans for an amount not to exceed \$108,490. Forward Electric is prepared to complete the electrical work per revised plan for a price not to exceed \$17,500. Findorff, under its construction management contract, will be entitled to a construction management fee of 3% or \$3,779. The total in contracts for the Public Health Façade Improvements as revised will be \$129,769.

NOW THEREFORE BE IT RESOLVED that the Chair, the Secretary of the CDA are authorized to execute a change order to the Findorff General Construction Contract in the amount of \$108,490 to complete the Public Health Façade Improvements.

BE IT FURTHER RESOLVED that the Chair, the Secretary of the CDA are authorized to execute a change order to the Forward Contract in the amount of \$17,500 to complete the Public Health Façade Improvements.

BE IT FURTHER RESOLVED that the Chair, the Secretary of the CDA are authorized to execute a change order to the Findorff Construction Management Contract in the amount of \$3,779 to complete the Public Health Façade Improvements.

NOW THEREFORE BE IT RESOLVED that the Chair, the Secretary of the CDA are authorized to execute any and all documents and to take such other actions as shall be necessary to accomplish the purposes of this resolution.