



## Legislation Text

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**File #:** 76511, **Version:** 1

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### Fiscal Note

The proposed resolution authorizes an amendment to an existing contract (#8939) for professional, architectural and engineering design services for the CCB remodel. The original bid for design consulting work was for \$751,258 and was split into 4 phases of work (Phase 1 Master Plan, Phase 2 Design/Construction of CCB First Floor, Phase 3 Design/Construction of CCB Fourth Floor, and Phase 4 Design/Construction of CCB Fifth Floor). Only \$310,710 was previously encumbered for the completion of Phases 1 and 2. Phases 3 and 4 were to be contingent upon future budget approvals.

Design Amendment #1, was approved by the Common Council on September 6, 2022 (RES-22-00587, FILE ID 72978) to encumber an additional \$92,695 for restructuring of the order of construction, associated redesign, and other owner requested additional work.

This resolution seeks approval of Design Amendment #2 which includes:

1. Reorganization of previously completed plans and specifications to remove approximately 25% of the planned remodeling for the phase to be removed for budget reasons.
2. Creation of an additional future phase of plans and specifications for the continuation of planning, construction administration, and warranty work associated with the removed area.
3. Redesign of certain elements of the fifth floor to meet late owner requests.
4. Removal of Audio Visual components plans and specifications from the bid documents and creating them into a separate bid package to be administered separately by City Staff.
5. Reorganization of the Cost Estimating to properly reflect the changes above.
6. Reorganization of the LEED programming to properly reflect the changes above.
7. A total of \$138,700 needs to be encumbered for the above mentioned work.

If Amendment #2 is approved, the revised contract total would be \$542,105. Budget authority is available in the Adopted Engineering-Facilities Management Capital Budget in MUNIS Project 12393. No additional appropriation is required.

### Title

Authorizing the Mayor and City Clerk to execute an amendment to the existing Purchase of Services contract (Architect) (#8939) between the City of Madison and Continuum Architects + Planners S.C. to provide professional architectural and engineering design services for the CCB Remodeling of the First, Fourth, and Fifth Floors, more specifically the Phase 2 project for the first floor. (4<sup>th</sup> AD)

### Body

Preamble

The parties, the City of Madison ("City") and Continuum Architects + Planners S.C. ("Architect") entered into a contract for the purchase of professional architectural design and construction administration services for CCB Remodeling of the First, Fourth, and Fifth Floors on February 22, 2021 (RES-21-00091, FILE ID 63502), and Amendment #1 (RES-22-00587, FILE ID 72978). This contract amendment is to address extra services to the Architect as follows:

1. Mid design construction cost estimates for the Construction of Phase 2 exceeded available project authorization. Cost estimates are currently running high due to inflation and supply chain issues.
2. Removal or reduction of design components, finishes, and furnishings was not a practical choice for

- the project to stay in step with other recently remodeled spaces (MMB and Public Health).
3. Staff reviewed with the Architect and opted to remove a discontinuous portion of the overall project from Phase 2 and make it a stand alone element in a future construction phase.
  4. Said removal of this element and other related planning impacts have reduced the the estimate to continue with Phase 2 construction within the previously authorized budget.

NOW THEREFORE BE IT RESOLVED that the Mayor and City Clerk are hereby authorized to execute Amendment #2 to Contract 8939, between the City of Madison and Continuum Architects + Planners S.C., in a form to be approved by the City Attorney, to provide professional architectural and engineering design services for the extra work as described above.