



June 1, 2015

Ms. Cynthia M. Vento
Board Secretary
Plum Borough School District
900 Elicker Road
Plum, PA 15239

RE: PLANCON PART I: INTERIM REPORTING

PROJECT NO.: 3608
PROJECT BUILDING NAME: New Holiday Park Elementary School
TYPE WORK: New Construction
COUNTY: Allegheny
BOARD ACTION: May 21, 2015
CHANGE ORDER NO.: G012

Dear Ms. Vento:

The materials for PlanCon Part I, "Interim Reporting," for the above-referenced project, have been reviewed and approved. This approval is based on a limited review of the documents submitted. If information reviewed subsequent to this approval violates law, policy or procedure, the Department reserves the right to rescind any and all approvals materially affected.

Permission is granted to implement the change order requested. It is the school district's responsibility to ensure compliance with applicable laws, regulations, standards and bidding procedures. Please note the corrections to pages I02(a), I03, I05, I06, and I07.

The materials have been reviewed for compliance with Act 34 of 1973 and found to be acceptable.

Act 34 of 1973 requires a second public hearing if the Maximum Building Construction Cost established at the time of the final bids, PlanCon Part G, "Project Accounting Based on Bids," Page G13, Line C, equals or exceeds by eight percent the amount approved by the Department of Education based on estimates, Page G13, Line B. If change orders, supplemental contracts, or costs for movable fixtures and equipment in excess of the amount reported on Page G02, Line C1, cause this limit to be exceeded, a second public hearing must be held. For this project, the Act 34 Maximum Building Construction Cost, as reported on Page G13, Line C, is \$13,662,885. The Act 34 Maximum Building Construction Cost based on estimates plus eight percent, as reported on Page G13, Line B, is \$14,978,466.

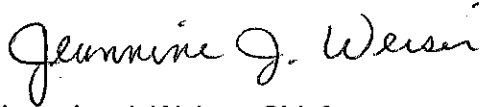
If, at any time during construction, the Maximum Building Construction Cost, as reported on Page G13, Line C, exceeds the Aggregate Building Expenditure Standard, Page G16, line E, this project will require a referendum. The Aggregate Building Expenditure Standard for this project is \$18,676,320.

Any adjustment to reimbursement will be accomplished at PlanCon Part J, "Project Accounting Based on Final Costs." Upward adjustments are generally limited to an amount not greater than \$300,000 or three percent of the original contract award (base bid plus accepted alternates) for work done within three years of the receipt of the original bids.

Ms. Vento
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This document and appended materials should be entered into the minutes of the next school board meeting. If you have any questions, please contact James Vogel at 717.787.5993.

Sincerely,

A handwritten signature in cursive script that reads "Jeannine J. Weiser".

Jeannine J. Weiser, Chief
Division of Budget and School Facilities

cc: L.R. Kimball
Project File - 3608

CUMULATIVE LIST OF CHANGE ORDERS AND SUPPLEMENTAL CONTRACTS

District/CTC: Plum Borough School District	Project Name: New Holiday Park Elementary School	Project #: 3608
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ROUND FIGURES TO NEAREST DOLLAR

PROJECT COSTS	NEW	EXISTING	TOTAL
A. STRUCTURE COSTS - TOTAL CONTRACT AWARD PLUS ACCEPTED ALTERNATES BASED ON BIDS (PlanCon Part G, Page G02, Line A-9)	15,183,935 15,183,935		15,183,935 15,183,935
B. ESTIMATED TECHNOLOGY CONTRACTS REPORTED ON PLANCON PART G (PlanCon Part G, Page G04, Line G) AND/OR ESTIMATED ASBESTOS ABATEMENT (PlanCon Part G, Page G04, Line C-3)	/		/
C. ADJUSTED STRUCTURE COSTS (Line A minus Line B) <i>PER 5/29/15 CONV. w/ accnt. SV</i>	15,123,935 15,183,935		15,123,935 15,183,935
D. CHANGE ORDERS/SUPPLEMENTAL CONTRACTS REPORTING REQUIREMENT CALCULATION (C-TOTAL times ± 0.03; max = ± \$300,000)	X X X X X	X X X X X	± 300,000
E. CHANGE ORDER/SUPPLEMENTAL CONTRACT SUBTOTAL FROM PREVIOUS PART I SUBMISSIONS			
F. C.O.#/S.C.# AND DESCRIPTION	SITE DEV - *	X X X X X	X X X X X
#: G001 Temporary road to access transformer /	X	8,883	/ 8,883
#: G002 Ground faced CMU /		92,400	/ 92,400
#: G003 Increase height of shelving at Media /		5,258	/ 5,258
#: G004 Concrete sidewalks and subsurface drains /	X	45,163	/ 45,163
#: G005 Ice/water shield and storefronts /		2,241	/ 2,241
#: G006 Carpet at Computer /		2,323	/ 2,323
#: G007 Pipe bollards and terrazzo moisture mitigation /		17,071	/ 17,071
#: G008 Smart TV brackets /		2,072	/ 2,072
#: G009 Locker cabinets /		7,150	/ 7,150
#: G010 Computer lab tables /		9,680	/ 9,680
#: G011 Cast letters and plaque /		6,848	/ 6,848
#: G012 Chain link fence /	X	146,520	/ 146,520
#: H001 Propress and victaulic fittings /		-5,000	/ -5,000
#: H002 Disconnects at RTU and condensers /		11,524	/ 11,524
#: P001 Extend gas main /	X	7,308	/ 7,308
#: E001 Conduit for distribution service /	X	29,807	/ 29,807
#: E002 WAP's and conduit/conductors for fire pump /		-25,105	/ -25,105
#: E003 Jockey pump and rigid conduits /		3,819	/ 3,819
#: E004 Fire rated conductors to transformer /	X	4,081	/ 4,081
#: E005/E006 HDMI cable and power/data at C202 /		11,820	/ 11,820
G. Page I02(b) Total	X X X		
H. TOTAL - Change Order/Supplemental Contract	X X X	383,863 /	/ 383,863
I. CUMULATIVE TOTAL - Change Orders and Supplemental Contracts (E plus H-TOTAL)	X X X	383,863 /	/ 383,863

SUBMIT PART I FOR ANY CHANGE ORDER OR SUPPLEMENTAL CONTRACT GREATER THAN +/- \$10,000

After the cumulative total of all change orders or supplemental contracts exceeds or reduces the total contract award by more than 3% or \$300,000, whichever is lesser, an Application for Change Order Approval (I03) or an Application for Supplemental Contract Approval (I04) must be submitted prior to entering into contract for any change order or supplemental contract greater than ± \$10,000.

** Chronological order (above) is incorrect
G012 is the one/only one going > 300K*

* - Enter "X" in this box if the change order or supplemental contract is for site development.

APPLICATION FOR CHANGE ORDER APPROVAL

District/CTC: Plum Borough School District	Project Name: New Holiday Park Elementary School	Project #: 3608	Change Order #: G012
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CHECK ALL THAT APPLY:

- CUMULATIVE TOTAL EXCEEDS ± 3% or \$300,000 AND CHANGE ORDER GREATER THAN ± \$10,000 .
- ACT 34 REFERENDUM OR SECOND ACT 34 HEARING REQUIRED
- CHANGE ORDER AFFECTS ONE OR MORE OF THE FOLLOWING:
REIMBURSABLE CAPACITY, ACT 34 CAPACITY, SCHEDULED AREA, ARCHITECTURAL AREA

DESCRIPTION OF PROPOSED WORK:

Remove and replace existing chain link fence that surrounds the project site.

REASONS FOR PROPOSED CHANGE:

The existing chain link fence that surrounds the project site is in disrepair and creates a safety and security hazard.

JUSTIFICATION FOR NOT USING SUPPLEMENTAL CONTRACT:

Contractor is already on site performing site work. It would be less economical for the District to introduce a new contractor to perform this work that is related to current construction activities.

*OK CHG ORDER
JV 5/29/15*

**AWAITING
I APPR
Ltr*

EXPECTED DATE OF CONTRACT EXECUTION (M/D/YYYY):

5/26/2015

COST BREAKDOWN OF PROPOSED WORK	NEW	EXISTING
A. General	146,520	
B. Heating and Ventilating		
C. Plumbing		
D. Electrical		
E. Asbestos Abatement	X X X X X	
F. Other: _____		
G. Other: _____		
H. Owner Controlled Insurance Program/Builder's Risk Insurance on Structure Costs (Exclude asbestos abatement, building purchase and other structure costs not covered by the program)	N/A	N/A
I: TOTAL COST OF PROPOSED WORK	146,520	

COMPLETE THIS SECTION ONLY IF REQUESTING AN EXCEPTION TO THE 3%/\$300,000 REIMBURSEMENT LIMIT FOR CHANGE ORDERS

Upward adjustments to reimbursement are limited to costs not greater than \$300,000 or three percent (3%) of allowable structure costs (base bid and accepted alternates) for work done within three (3) years of the receipt of original bids. Exceptions must be requested and approved in writing.

PROJECT ACCOUNTING BASED ON ACTUAL COSTS			
District/CTC: Plum Borough School District	Project Name: New Holiday Park Elementary School	Project #: 3608	
PROJECT COSTS (BASE BID PLUS ACCEPTED ALTERNATES AND ALL CHANGE ORDERS AND SUPPLEMENTAL CONTRACTS) - ONLY REPORT ACTUAL COSTS	NEW	EXISTING	TOTAL
A. STRUCTURE COSTS (INCLUDING BUILDING PURCHASE AMOUNT, SITE DEVELOPMENT, ROUGH GRADING TO RECEIVE BUILDING, ROOF REPLACEMENT AND REPAIR, AND ASBESTOS ABATEMENT) (I02(a), Line C plus Line I)	15,507,798 15,567,798		15,507,798 15,567,798
B. ARCHITECT/ENGINEER'S FEE ON STRUCTURE AND EPA-CERTIFIED PROJECT DESIGNER'S FEE ON ASBESTOS ABATEMENT	473,760 /		473,760
C. MOVABLE FIXTURES AND EQUIPMENT AND ARCHITECT'S FEE (Report actual amount spent to date; do not include estimated costs for future purchases.)	721,000 /		721,000
D. STRUCTURE COSTS, ARCHITECT'S FEE, MOVABLE FIXTURES & EQUIPMENT - TOTAL (A plus B plus C)	16,762,558 16,702,558		16,762,558 16,702,558
E. SANITARY SEWAGE DISPOSAL AND SITE ACQUISITION COSTS (PlanCon Part G, Page G02, Line E-6 plus any additional costs for site acquisition or sanitary sewage disposal tap-in fees)	10,500 /		10,500
F. STRUCTURE COSTS, ARCHITECT'S FEE, MOVABLE FIXTURES & EQUIPMENT, AND SITE COSTS - TOTAL (D plus E)	16,773,058 16,713,058		16,773,058 16,713,058
G. ADDITIONAL CONSTRUCTION-RELATED COSTS (INCLUDING PROJECT SUPERVISION, ARCHITECTURAL PRINTING, TOTAL DEMOLITION OF ENTIRE EXISTING STRUCTURES AND RELATED ASBESTOS REMOVAL, CONTINGENCY)			12,889,400
H. FINANCING COSTS (INCLUDING UNDERWRITER FEE, LEGAL FEES, FINANCIAL ADVISOR, CAPITALIZED INTEREST AND PRINTING)		19,275,838	273,380
I. TOTAL PROJECT COSTS (F plus G plus H)			19,935,838
BREAKDOWN OF STRUCTURE COSTS (INCLUDED IN LINE A ABOVE)			NEW
J. SITE DEVELOPMENT (INCLUDING ROUGH GRADING TO RECEIVE THE BUILDING)			2,565,000
1. Site Development reported at PlanCon Part G (Page G04(a), Line A-9)			3,027,000
2. Site Development reported for change orders/supplemental contracts on previous Part I submissions (I05, Lines J-2 plus J-3 from most recent PlanCon Part I submission)			1
3. Site Development for new change orders/supplemental contracts reported on I02(a) & I02(b) and related to "new" site development			2,806,762
4. Total - Site Development (J1 plus J2 and J3)			241,762
			3,268,762
K. ARCHITECT'S FEE ON SITE DEVELOPMENT			90,810 0

**ACT 34 OF 1973: MAXIMUM BUILDING CONSTRUCTION COST
FOR NEW BUILDING OR SUBSTANTIAL ADDITION ONLY**

District/CTC: Plum Borough School District	Project Name: New Holiday Park Elementary School	Project #: 3608
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Act 34 applies only to costs for new construction. The legal requirements do not address the costs for alterations to existing structures. For this reason, costs associated with the existing structure and other related costs should not be included in the following calculations. Costs should be adjusted for all change orders and supplemental contracts processed as of this date.

A. STRUCTURE COST, ARCHITECT'S FEE, MOVABLE FIXTURES AND EQUIPMENT (I05, Line D-NEW)	\$	<u>16,762,558</u>
B. EXCLUDABLE COSTS FOR NEW CONSTRUCTION		<i>16,702,558</i>
1. Site Development Costs (I05, Line J-4)	\$	<i>2,800,702</i> <u>3,268,752</u>
2. Architect's fees on the above excludable costs (I05, Line K-NEW)	\$	<u>90,810 0</u>
3. Vocational Projects Only - Movable Fixtures & Equipment (I05, Line C-NEW)	\$	<u> </u>
4. Total Excludable Costs (B-1 plus B-2 and B-3)	\$	<i>2,800,702</i> <u>3,359,572</u>
C. ACT 34 MAXIMUM BUILDING CONSTRUCTION COST (A minus B-4)	\$	<i>13,895,790</i> <u>13,402,986</u>
D. AGGREGATE BUILDING EXPENDITURE STANDARD (PlanCon Part G, Page G16, Line E)	\$	<u>17,157,360</u> <i>18,070,320</i>

IF THE ACT 34 MAXIMUM CONSTRUCTION COST (Line C) EXCEEDS THE AGGREGATE BUILDING EXPENDITURE STANDARD (Line D), THIS PROJECT REQUIRES A REFERENDUM.

REFERENDUM (if applicable)

Total Indebtedness	\$	
Date Advertised		
Date Held		
Advertisements and Publication		
Notices Attached		
Referendum Question Attached		
Referendum Results Attached		

ACT 34 OF 1973: REQUIREMENT FOR SECOND PUBLIC HEARING

District/CTC: Plum Borough School District	Project Name: New Holiday Park Elementary School	Project #: 3608
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If the maximum building construction cost based on actual costs at any time during the construction process exceeds by eight percent the amount approved by the Department of Education based on estimates, a second public hearing must be held.

Act 34 Maximum Building Construction Cost

A. Part D Based on Estimates (D20, Line C)	\$	<u>13,868,950</u> /
B. Part D Based on Estimates times 1.08	\$	<u>14,978,466</u> /
C. Based on Actual Costs (I06, Line C)	\$	<u>13,402,988 13,895,790</u>

If the Maximum Building Construction Cost Based on Actual Costs (Line C) is equal to or greater than the Maximum Building Construction Cost Based on Estimates plus Eight Percent (Line B), a second public hearing is required.

SECOND HEARING (if applicable)

Date Advertised	
Date Hearing Conducted	
Advertisements and Publication	
Notices Attached	
Hearing Materials Attached	
Hearing Minutes or Transcript Attached	