

Repl #33

PROJECT AGREEMENT  
PURSUANT TO JOB ORDER CONTRACT NO. JOC 07-05

MAY 24 2007

AGREEMENT NO: WW0707-401

PROJECT NAME (or LOCATION): Replace Roof on Ocotillo Water Reclamation Facility Administration Building

DEPT.: Municipal Utilities

This AGREEMENT is made this \_\_\_\_\_ day of \_\_\_\_\_ 2007, by and between the City of Chandler, a municipal corporation (hereinafter referred to as "CITY") and Builder's Guild, and Arizona Corporation, (hereinafter referred to as "JOC") and is a Job Order entered into pursuant to JOB ORDER CONTRACT NO. JOC 07-05.

CITY and JOC, in consideration of the mutual covenants herein set forth, agree as follows:

ARTICLE 1. DESCRIPTION OF WORK

This Job Order Project is Replace Roof on Ocotillo Water Treatment Plant, Project Number WW0707-401. The scope of work consists of JOC replacing existing roofing with new metal tile system, all as more particularly set forth in Exhibit A attached hereto and incorporated herein by reference.

The JOC shall not accept any change of scope, or change in contract provisions, unless issued in writing, as a contract amendment or change order and signed by the authorized signatories for each party.

ARTICLE 2. CONTRACT PRICE

CITY shall pay JOC for completion of the Work in accordance with the Contract Documents a fee not to exceed the Guaranteed Maximum Price of Two Hundred Twenty Three Thousand and Fifty Dollars (\$223,050) determined and payable as set forth in Contract JOC 07-05 and Exhibit B attached hereto and made a part hereof by reference.

ARTICLE 3. CONTRACT TIME & SCHEDULE

The Contract Time is One Hundred Twenty days and JOC agrees to complete all Construction within One Hundred Eighty (180) days from the effective date of the Notice to Proceed.

ARTICLE 4. GENERAL

This Project Agreement is entered into pursuant to JOB ORDER CONTRACT NO. JOC 07-05 and the terms and conditions contained therein are incorporated herein by reference as if set forth in full.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the day and year first written above.

This Agreement will be effective upon execution by the both parties.

IN WITNESS WHEREOF, the parties have hereunto subscribed their names to this \_\_\_\_\_ day of \_\_\_\_\_ 2007.  
CITY OF CHANDLER FOR THE JOC:

\_\_\_\_\_  
MAYOR DATE:

By: \_\_\_\_\_  
Title: \_\_\_\_\_

ADDRESS FOR NOTICE  
City of Chandler  
P.O. Box 4008, Mail Stop 407  
Chandler, AZ 85244-4008  
480-782-3307

ADDRESS FOR NOTICE  
Mr. Bob Carter  
Builder's Guild, Inc.  
4950 E. Ingram St.  
Mesa, AZ 85205-3315

APPROVED AS TO FORM:

Phone: 833-0404  
Fax: 833-0980

\_\_\_\_\_  
City Attorney

By: \_\_\_\_\_  
ATTEST:

\_\_\_\_\_  
City Clerk

**EXHIBIT A  
SCOPE OF WORK**

JOC shall furnish all labor, materials and incidentals as required to complete metal tile roof system installation, the Roof Ply Replacement and General Repairs Work on the above referenced project per plans and specifications, with the following clarifications and understandings:

1. The proposal includes the following allowances:

Allowance No. 1	Contingency	\$ 5,000
Allowance No. 2	Wood Fascia Replacement	\$ 1,700
	Allowance is base on 100lf. Overages would be at an additional cost	
Allowance No. 3	Wood Deck Replacement	\$ 4,500
	Allowance is base on 1,000sf. Overages would be at an additional cost	
Allowance No. 4	Owner's Contingency	<u>\$20,000</u>
	Allowance Total	\$31,200

2. Proposal is based on all work to be performed during normal business hours.
3. JOC shall remove and dispose of existing clay tile during the course of construction.

### EXHIBIT B FEE SCHEDULE

Item No.	Description	Unit	Quantity	Unit Price	Per	Amount	Coefficient	Amount	Per	Amount	Coefficient	Amount	Notes		
<b>00.000</b>	<b>PERMITS &amp; FEES</b>														
	Permits & Fees												Pricing excludes costs for permits		
	Building Permits	\$s	-	-	-	-	-	-	-	-					
<b>00.050</b>	<b>ALLOWANCES</b>														
	No. 1 - Contingency														
	Contingency Allowance	1.00	ls	-	-	-	-	5,000	-	-	5,000.00	5,000			
	No. 2 - Wood Fascia														
	Remove & Replace Fascia	100.00	lf	20.00	hr	45.00	hr	900	5.00	hr	500	17.00	hr	1,700	Allowance includes removal and replacement
	No. 3 - Wood Deck														
	Remove & Replace Wood Deck	1,000.00	sf	61.16	hr	45.00	hr	2,752	143	hr	1,633	4.50	hr	4,500	Allowance includes removal and replacement
	No. 4 - Owner's Contingency														
	Owner's Contingency	1.00	ls	-	-	-	-	20,000	-	-	-	-	20,000		
	No. 5 - Additional Tile														
	Additional Tile	10.00	sq	10.00	sq	fsq	-	1,500	-	-	150.00	fsq	1,500	Allowance includes replacement of broken or the 100 pieces of roof tile included in the costs	
	Alt. 1 Deduct-Additional Tile	10.00	sq	10.00	sq	fsq	-		-	-	fsq	(1,500)	(1,500)	Deduct Alternate No. 1 Metal Tile	
<b>00.100</b>	<b>GENERAL CONDITIONS</b>														
	Temporary Utilities														
	Temporary Toilet	1.00	mon	-	-	-	-	150	-	-	150.00	mon	150		
	Product Storage & Handling														
	Storage Trailer	1.00	mon	-	-	-	-	450	-	-	450.00	mon	450		
	Construction Aids														
	Boom Lift	4.00	wk	24.00	hr	45.00	hr	1,008	-	-	3,500	1,170.00	hr	4,500	Boom Lift to be used by all trades during the
	Barricades/Traffic Control														
	Barricades	30.00	day	-	-	-	-	1,500	-	-	50.00	day	1,500	Includes costs for barricades and caution tape as required during construction operations for	
	Temp Fence														
	Temp Fence	100.00	lf	100.00	lf	fs	-	600	-	-	6.00	lf	600		
	Site Maint. & Cleanup														
	Progress Cleaning	4.00	wk	32.00	hr	35.00	hr	1,120	50.00	hr	200	330.00	hr	1,320	
	Rent Dumpster	2.00	ea	-	-	-	-	-	-	-	1,000	500.00	ea	1,000	
<b>01.000</b>	<b>PROJECT MANAGEMENT</b>														
	Proj Mgmt & Coordination														
	Project Superintendent	4.00	wk	160.00	hr	80.00	hr	12,000	-	-	-	3,200.00	hr	12,000	
	Project Manager	4.00	wk	32.00	hr	80.00	hr	2,960	-	-	-	720.00	hr	2,960	
	Project Coordinator	4.00	wk	32.00	hr	80.00	hr	1,800	-	-	-	400.00	hr	1,800	
	Const Progress Docs														
	Plan & Spec Printing	6.00	sets	6.00	sets	fs	-	60	-	-	10.00	sets	60		
	Progress Schedules & Reports	4.00	wk	4.00	wk	hr	-	300	-	-	75.00	hr	300		
<b>01.400</b>	<b>QUALITY CONTROL</b>														
	Architectural														
	Architectural Administration	1.00	ls	-	-	-	-	500	-	-	500.00	ls	500	Includes preparation of reports and responding	
	Alt. 1 Add-Plan Revisions For Metal	1.00	ls	-	-	-	-	2,000	-	-	2,000.00	ls	2,000	Add Alternate No. 1 - Plan revisions for metal	
	Architectural Inspections														
	Site Inspections	6.00	ea	-	-	-	-	2,100	-	-	350.00	ea	2,100	Includes site inspections as required during the	
<b>01.750</b>	<b>CLOSE OUT</b>														
	Proj Mgmt & Coordination														
	Project Superintendent	1.00	wk	40.00	hr	80.00	hr	3,200	-	-	-	3,200.00	hr	3,200	Includes Final Inspections, Touch-Up Painting
	Project Closeout														
	Reach Lift Work	1.00	ls	8.00	hr	65.00	hr	360	150.00	hr	150	910.00	hr	910	
<b>06.100</b>	<b>HVAC ROOF CURBS</b>														
	Wood Equest Curbs														
	Curb Frame	4.00	ea	24.00	hr	45.00	hr	1,080	200.00	ea	800	470.00	ea	1,080	Includes Wood Curb per plan to replace
<b>07.000</b>	<b>ROOFING</b>														
	Tile Roofing Re-Installation	10,950.00	sf	-	-	-	-	46,831	-	-	4.32	sf	46,831	Includes removing and re-installing inspections	
	Bird Stop	880.00	lf	-	-	-	-	112	-	-	1.25	lf	1,112		
	Alt. 1 Deduct-Tile Roofing Re-Instal	10,950.00	sf	-	-	-	-	(46,831)	-	-	fs	(46,831)	Deduct Alternate No. 1 Metal Tile		
	Alt. 1 Deduct-Bird Stop	880.00	lf	-	-	-	-	(1,112)	-	-	fs	(1,112)	Deduct Alternate No. 1 Metal Tile		
	Membrane: BUR Membrane														
	Alt. 1 Add-BUR At A/C Units	1.00	ls	1.00	ls	fs	-	4,140	-	-	4,140.00	fs	4,140	Add Alternate No. 1 Metal Tile	
	Sheetmetal: Fitting and Sof														
	Alt. 1 Add-Metal Roofing Panel Su	1.00	ls	-	-	-	-	88,170	-	-	88,170.00	fs	88,170	Add Alternate No. 1 Metal Tile	
	Alt. 1 Add-Disposal of Tile	1.00	ls	-	-	-	-	9,530	-	-	9,530.00	fs	9,530	Add Alternate No. 1 Metal Tile	
<b>09.900</b>	<b>WOOD STAIN</b>														
	Wood Trim Stain	2,100.00	sf	2,100.00	sf	fsf	-	4,500	-	-	2.14	sf	4,500		
	Wood Trim Stain	1.00	ls	1.00	ls	fs	-	50.00	fs	50	50.00	fs	50		
	Touch-Up Paint														
<b>15.500</b>	<b>H.V.A.C.</b>														
	HVAC Systems														
	Remove & Re-Instal Units	4.00	ea	-	-	-	-	3,000	-	-	750.00	ea	3,000	Pricing includes removing, re-installing, re-	
<b>16.000</b>	<b>ELECTRICAL</b>														
	Electrical														
	A/C Unit Hook-Up	4.00	ea	-	-	-	-	1,200	-	-	300.00	ea	1,200	Cost includes disconnect and re-connect A/C	

Estimate Totals

Labor	27,772	593,160	hrs
Material	3,333		
Subcontract	21,000		
Equipment	6,314	1,162,970	hrs
Other	21,060		
	79,479	179,870	
COC Coefficient	43,171	21,000	%
<b>Total</b>	<b>223,950</b>	<b>1,177,740</b>	



**PURCHASING ITEM  
FOR  
COUNCIL AGENDA  
Memo No. CA07-251**

**1. Agenda Item Number:**  
**33**  
**2. Council Meeting Date:**  
May 24, 2007

**TO: MAYOR & COUNCIL**

**3. Date Prepared:** May 5, 2007

**THROUGH: CITY MANAGER**

**4. Requesting Department:** Municipal Utilities

**5. SUBJECT:** Award a project agreement to Builders Guild, Inc., for the roof replacement on the Ocotillo Water Reclamation Facility Administration Building, Project No. WW0707-401, in an amount not to exceed \$223,050.

**6. RECOMMENDATION:** Recommend award of a project agreement to Builders Guild, Inc., for the roof replacement on the Ocotillo Water Reclamation Facility Administration Building, Project No. WW0707-401, in an amount not to exceed \$223,050.

**7. BACKGROUND/DISCUSSION:** The Ocotillo Water Reclamation Facility Administration Building, built in 1985, is in need of structural roof rehabilitation for the purpose of preventing water damage to the interior of the facility. The existing roof will be replaced with the new Met-Tile system similar to the new roofing system that was installed on the Headworks Building during the Ocotillo Odor Control Phase II project.

This construction contract provides for the installation of the new metal tile system, removal and disposal of existing clay tiles, roof evaluation, wood deck replacement where necessary including provisions for the treatment of wood roof structure for element exposure damage, wood fascia replacement, touchup painting and removal and reinstallation of HVAC systems. Roof replacement is expected to be complete in fall 2007.

**8. EVALUATION PROCESS:** On February 21, 2007, Council approved a four-year extension for job order contract no. JOC07-05, Builders Guild, Inc., for design, construction, and construction management services of various projects throughout the City. Staff has reviewed the scope of work, billing rates, and total fee for this project, compared them to historical costs, and has determined they are acceptable.

**9. FINANCIAL IMPLICATIONS:**

Cost: \$223,050  
Savings: None  
Long Term Costs: None

Fund Source:

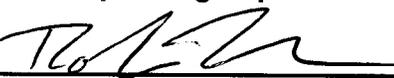
<u>Acct. No.:</u>	<u>Fund Name:</u>	<u>Program Name:</u>	<u>CIP Funded:</u>	<u>Amount:</u>
615.3970.0000.5219	Wastewater Operating Fund	Other Professional Contract Services	Non-CIP	\$223,050

**10. PROPOSED MOTION:** Move to award a project agreement to Builders Guild, Inc., for the roof replacement on the Ocotillo Water Reclamation Facility Administration Building, Project No. WW0707-401, in an amount not to exceed \$223,050, and authorize the Mayor to sign the contract documents.

**ATTACHMENTS:** Location Map, Project Agreement

**APPROVALS**

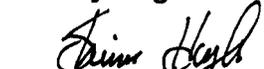
**11. Requesting Department**

  
Robert Mulvey, Assistant Municipal Utilities Director

**13. Department Head**

  
Dave Siegel, Municipal Utilities Director

**12. City Engineer**

  
Sheina Hughes, Acting Assistant Public Works Director/City Engineer

**14. City Manager**

  
W. Mark Pentz



**REPLACE ROOF ON THE  
OCOTILLO WATER RECLAMATION FACILITY  
ADMINISTRATION BUILDING  
PROJECT NO. WW0707-401**



**REPLACE ROOF ON THE OCOTILLO  
WATER RECLAMATION FACILITY**

**MEMO NO. CA07-251**

**OCOTILLO WATER RECLAMATION  
FACILITY**





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