

AIA DOCUMENT G701

CHANGE ORDER

OWNER ☒
ARCHITECT ☒
CONTRACTOR ☒
FIELD ☐
OTHER ☐

PROJECT

La Cienega Fire Station no. 2

CHANGE ORDER NUMBER: 001

TO CONTRACTOR

Anissa Construction

DATE: December 3, 2014

ARCHITECT'S PROJECT NUMBER: LAC

CONTRACT DATE:

CONTRACT FOR: La Cienega Fire Station no. 2

THE CONTRACT IS CHANGED AS FOLLOWS:

Deduct on red/green light (\$480.00 credit, 0 days); Control joints (\$520.86, 0 days); Ground-mount unit (\$3,161.75, 0 days); Deletion of septic system (\$6,500.00 credit, 20 days); Tile Decision (\$0, 7 days); Fire Alarm (\$0, 6 days).

The original Contract Sum was	\$	405,200.00
The net change by previously authorized Change Orders	\$	0.00
The Contract Sum prior to this Change Order was	\$	405,200.00
The Contract Sum will be decreased by this Change Order in the amount of	\$	3,297.39
The new Contract Sum including this Change Order will be	\$	401,902.61

The Contract Time will be **increased** by **thirty-three (33)** days

The date of Substantial Completion as of the date of this Change Order therefore is **October 25, 2014**.

NOTE: This Change Order does not include changes in the Contract Sum, Contract Time or Guaranteed Maximum Price which 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. Prices does not include NM GRT at 6.875% unless noted otherwise. **GRT is not added to this change order.**

ARCHITECT

Riskin Associates Architecture, Inc.
227 E. Palace Ave., Suite C
Santa Fe, NM 87501

CONTRACTOR

Anissa Construction

OWNER

Santa Fe County
102 Grant Ave.
Santa Fe, NM 87501



BY (Signature)
Marci L. Riskin



BY (Signature)
Anissa Hogeland



BY (Signature)
Katherine Miller

12.19.14

DATE

12.16.14

DATE

1-26-2015

DATE

Approved as to form
Santa Fe County Attorney

By: 

Date: 1-14-15





RISKIN ASSOCIATES ARCHITECTURE

227 East Palace Avenue, Suite C
Santa Fe, New Mexico 87501
tel 505.983.0722 fax 773.913.0722
www.riskinassociates.com

PROPOSAL REQUEST RESPONSE

CO #

1

From

Marci Riskin

Date

12.3.14

Project

La Cienega Fire Station no. 2

Response

PR002 - Deduct on Red/Green Lights - This proposal request pricing is fair and reasonable for the owner deletion of a part of the scope. No days are associated with this change order.

COR003 - Control Joints - This proposal request pricing is fair and reasonable for the contractor's mis-reading of the plans (control joints are shown on architectural but not structural) and addition of some joints. No days are associated with this change order.

PR004a/COR006 - Ground-Mount Unit - This proposal request pricing was accepted by Santa Fe County for the relocation of the mechanical unit required because the existing structure was found to be insufficient to support the unit (this was not discovered until the ceiling was opened). The days associated with this change order are during the same period as the septic system days below, therefore no days are associated with this change order.

PR005 - Deletion of Septic System - This proposal request pricing is fair and reasonable for the credit on the septic system (This was an alternate that the owner decided to eliminate from the project late in construction; the alternate price of \$6500 is credited). There are 20 days associated with this change order; see attached timeline of additional days.

Tile - There is no cost associated with this change order; the fire department took 7 days to reach a decision on the tile pattern.

Fire Alarm - There is not cost associated with this change order; the county delayed the project because it needed make arrangements to install the fire alarm devices (a separate project).



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ADDITIONAL DAYS

Water Line/Septic

The water line/septic system issue began on 9/4/14 rather than 9/8/14. We were told in an email 9/11/14 that if we did not receive a response by 9/12/14 at noon we would be officially delayed. We were told in a separate email on 9/14/14 that this item affected the schedule of parking lot striping, installation of septic and oil/sand separation and plumbing final. The decision to eliminate the septic system was made 9/24/14.

20 days (9/4/14 to 9/24/14)

Mechanical Unit

Issues with placing the mechanical unit on the roof began on 8/16/14 when the actual roof assembly was uncovered by the Contractor and it was sent to my engineer who found that the roof could not support the load of the unit (and was not to code). The rfi was answered on 8/19/14, and a change order request was issued by the Contractor on 8/25/14. Comments on pricing were returned the same day. It was decided in the next progress meeting to ask for a price to ground-mount the unit. Pricing was received on 9/3/14. Ron and I spoke and decided to proceed with a change directive in the absence of agreement on price. We were told in an emails on 9/9/14 and 9/11/14 that if we did not receive a response by 9/12/14 at noon we would be officially delayed. The change directive was prepared on 9/3/14 and was signed by the County on 9/12/14.

0 days (these are the same dates as the water line/septic system above)

Tile

Initial question sent 10/8/14 (a Wednesday); final decision by Fire Dept. not 10/15. Per Anissa's 10/19/14 email, the tile installers were pulled off the job and needed to be remobilized. She said she would know when they'd be back on the job on 10/20/14. Response time for the initial question was 7 days which is within standard response times.

7 days (10/8/14 to 10/15/14)

Fire Alarm

During my telephone conversation with Anissa on 11/4/14, she indicated that they still had two days to finish up to call for inspection. On 11/13 she said that they had slowed down knowing that they would not get a co without the fire alarm; I do not have the date when Anissa first brought this up to me, but I notified the Fire Department on 10/28/14, so I think it was on or just before this date. During our 11/4/14 discussion she decided to finish up and call for inspection knowing that the inspector comment would be that fire alarm was not complete. Inspection was called on 11/6/14, that comment was noted, and in my opinion this was the substantial completion date.

6 days (10/28/14 to 11/4/14).

Change Order Request

Change Order Request #1

Contractor: Anissa Construction

Date: 5/28/13

Project: La Cienega #2 Fire Station

Project No:

Description of work: delete the red/green light at the overhead door

A	Subcontractor's Labor Cost Labor burden @ 35%	\$480.00	
	Subcontractor's material	\$0.00	
	Subtotal:	\$480.00	
	0% Subcontractor's profit:	\$0.00	
	Subcontractor's total		\$480.00
B	General Contractor's Labor Cost and supervision	\$0.00	
	Material and delivery	\$0.00	
	Construction equipment and small tools	\$0.00	
	Construction equipment (rental)	\$0.00	
	Outside Professional Fees:	\$0.00	
	Subtotal:	\$0.00	
	0% General Contractor's overhead and Profit on subcontract	\$0.00	
	0% General Contractor's Administration, Overhead and Profit	\$0.00	
	Subtotal		\$0.00
C	Total:	\$480.00	
	Bond and Insurance (3.5 %)	\$0.00	
	Subtotal:	\$480.00	
	0.00% Gross receipts tax	\$0.00	
	Total:	\$480.00	
	credit	\$0.00	
TOTAL COSTS:		\$480.00	

Days TBD

page 1 of 2

Owner's signature

date

Print

date

Change Order Request

Change Order Request #3

Contractor: Anissa Construction

Date: 8/25/13

Project: La Cienega #2 Fire Station

Project No:

Description of work: per response to RFI #12 add saw cut control joints
includes caulking joints

A	Subcontractor's Labor Cost Labor burden @ 35%	\$0.00	
	Subcontractor's material	\$0.00	
	Subtotal:	\$0.00	
	0% Subcontractor's profit:	\$0.00	
	Subcontractor's total		\$0.00
B	General Contractor's Labor Cost and supervision	\$166.80	
	Material and delivery	\$298.25	
	Construction equipment and small tools	\$0.00	
	Construction equipment (rental)	\$0.00	
	Outside Professional Fees:	\$0.00	
	Subtotal:	\$465.05	
	0% General Contractor's overhead and Profit on subcontract	\$0.00	
	12% General Contractor's Administration, Overhead and Profit	\$55.81	
	Subtotal		\$520.85
C	Total:	\$520.85	
	Bond and Insurance (3.5 %)	\$0.00	
	Subtotal:	\$520.85	
	0.00% Gross receipts tax	\$0.00	
	Total:	\$520.86	
	credit	\$0.00	
	TOTAL COSTS:	\$520.86	

Days 3

page 1 of 2

Owner's signature

date

Print

date

Anissa Construction, inc**REQUEST FOR
INFORMATION**

1232 Western Meadows Rd NW
Albuquerque, NM 87114

Phone: (505) 898-1944
Fax: (505) 898-5811

No. 12

TITLE: RFI - control joints**DATE:** 05/29/2014**PROJECT:** La Cienega Fire Station #2**JOB:** 32

TO: Attn:
Riskin Associates
227 East Palace Avenue, Suite C
Santa Fe, NM 87501

CONTRACT/PO: SF-13-1484 B**STARTED:** 05/29/2014**COMPLETED:****REQUIRED:** 06/02/2014

REQUEST:

The construction drawings do not indicate any control joints in the concrete slab.

Please advise

ANSWER:

Requested By: Anissa Hogeland

Date: _____

Signed: _____

Change Order Request

Change Order Request #6

Contractor: Anissa Construction

Date: 9/3/13

Project: La Cienega #2 Fire Station

Project No:

Description of work: Relocate mechanical unit to a ground mounted unit. Information regarding the penetration thru the existing roof was not given due to unknown information regarding the existing roof. After unfavorable conditions of the existing roof were discovered, the mechanical unit was moved to ground mounted. The duct work will penetrate the wall.

A	Subcontractor's Labor Cost Labor burden @ 35%	\$1,667.50	
	Subcontractor's material	\$0.00	
	Subtotal:	\$1,667.50	
	0% Subcontractor's profit:	\$0.00	
	Subcontractor's total		\$1,667.50
B	General Contractor's Labor Cost and supervision	\$935.25	
	Material and delivery	\$174.90	
	Construction equipment and small tools	\$90.00	
	Construction equipment (rental)	\$0.00	
	Outside Professional Fees:	\$0.00	
	Subtotal:	\$1,200.15	
	9% General Contractor's overhead and Profit on subcontract	\$150.08	
	12% General Contractor's Administration, Overhead and Profit	\$144.02	
	Subtotal		\$1,494.24
C	Total:	\$3,161.74	
	Bond and Insurance (3.5 %)	\$0.00	
	Subtotal:	\$3,161.74	
	0.00% Gross receipts tax	\$0.00	
	Total:	\$3,161.75	
	credit to cut existing roof	-\$250.00	
	TOTAL COSTS:	\$3,161.75	

Days 7 days after executed change order received
proposal good for 7 days

page 1 of 2

Owner's signature

date

AIA DOCUMENT G714

CONSTRUCTION CHANGE DIRECTIVE

OWNER ☒
ARCHITECT ☒
CONTRACTOR ☒
CONSTRUCTION MANAGER ☐
OTHER ☐

PROJECT
La Cienega Fire Station no. 2

CONSTRUCTION CHANGE DIRECTIVE NUMBER:
001

TO CONTRACTOR
Anissa Construction

DATE: September 12, 2014

You are hereby directed to make the following change(s) in the Contract:

Ground-mount mechanical unit (instead of roof mount) including concrete pad, drill through wall, associated outdoor and indoor ducting, all required mechanical, eliminate curb and cutting/patching of existing roof).

PROPOSED ADJUSTMENTS

The proposed basis of adjustment to the Contract Sum or Guaranteed Maximum Price is:

- ☒ Lump Sum increase to be negotiated with the Contractor. Not to exceed \$3161.75 inclusive of all profit and overhead and GRT.
☐ Unit Price of \$
☐ As follows:

The Contract Time may be proposed to (be adjusted). The proposed adjustment, will be negotiated with the Contractor.

When signed by the Owner and Architect and received by the Contractor, this document becomes effective IMMEDIATELY as a Construction Change Directive (CCD), and the Contractor shall proceed with the change(s) described above.

Contractor signature indicates agreement with the proposed adjustments in Contract Sum and Contract Time set forth in this CCD.

ARCHITECT
Riskin Associates Architecture, Inc.
227 E. Palace Ave., Suite C
Santa Fe, NM 87501



BY (Signature)
Marci L. Riskin

9/12/14

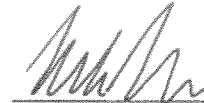
DATE

CONTRACTOR
Anissa Construction

BY (Signature)
Anissa Hogeland

DATE

OWNER
Santa Fe County
102 Grant Ave.
Santa Fe, NM 87501



BY (Signature)
Mark Hogan

9.12.14

DATE

Change Order Request

Change Order Request #11

Contractor: Anissa Construction

Date: 12/26//2014

Project: La Cienega #2 Fire Station

Project No:

Description of work: delay due to tile pattern decision

A	Subcontractor's Labor Cost Labor burden @ 35%	\$0.00	
	Subcontractor's material	\$0.00	
	Subtotal:	\$0.00	
	0% Subcontractor's profit:	\$0.00	
	Subcontractor's total		\$0.00
B	General Contractor's Labor Cost and supervision	\$0.00	
	Material and delivery	\$0.00	
	Construction equipment and small tools	\$0.00	
	Construction equipment (rental)	\$0.00	
	Outside Professional Fees:	\$0.00	
	Subtotal:	\$0.00	
	0% General Contractor's overhead and Profit on subcontract	\$0.00	
	12% General Contractor's Administration, Overhead and Profit	\$0.00	
	Subtotal		\$0.00
C	Total:	\$0.00	
	3.50% Bond and Insurance (3.5 %)	\$0.00	
	Subtotal:	\$0.00	
	0.00% Gross receipts tax	\$0.00	
	Total:	\$0.00	
credit			
TOTAL COSTS:		\$0.00	

Days 7 days

page 1 of 1

Owner's signature

date

Print

date

Change Order Request

Change Order Request #12

Contractor: Anissa Construction

Date: 12/26/14

Project: La Cienega #2 Fire Station

Project No:

Description of work: Delay due to fire alarm installation

A	Subcontractor's Labor Cost Labor burden @ 35%	\$0.00	
	Subcontractor's material	\$0.00	
	Subtotal:	\$0.00	
	0% Subcontractor's profit:	\$0.00	
	Subcontractor's total		\$0.00
B	General Contractor's Labor Cost and supervision	\$0.00	
	Material and delivery	\$0.00	
	Construction equipment and small tools	\$0.00	
	Construction equipment (rental)	\$0.00	
	Outside Professional Fees:	\$0.00	
	Subtotal:	\$0.00	
	0% General Contractor's overhead and Profit on subcontract	\$0.00	
	12% General Contractor's Administration, Overhead and Profit	\$0.00	
	Subtotal		\$0.00
C	Total:	\$0.00	
	3.50% Bond and Insurance (3.5 %)	\$0.00	
	Subtotal:	\$0.00	
	0.00% Gross receipts tax	\$0.00	
	Total:	\$0.00	
credit			
TOTAL COSTS:		\$0.00	

Days 6 days per County

page 1 of 1

Owner's signature

date

Print

date

Change Order Request

Change Order Request #13 - revised

Contractor: Anissa Construction

Date: 1/7/15

Project: La Cienega #2 Fire Station

Project No:

Description of work: After further exploration and investigation, the Owner decided to delete all work indicated in alternate 1. The existing septic system will remain without modification.

A	Subcontractor's Labor Cost Labor burden @ 35%	\$0.00	
	Subcontractor's material	\$0.00	
	Subtotal:	\$0.00	
	0% Subcontractor's profit:	\$0.00	
	Subcontractor's total		\$0.00
B	General Contractor's Labor Cost and supervision	\$0.00	
	Material and delivery	\$0.00	
	Construction equipment and small tools	\$0.00	
	Construction equipment (rental)	\$0.00	
	Outside Professional Fees:	\$0.00	
	Subtotal:	\$0.00	
	0% General Contractor's overhead and Profit on subcontract	\$0.00	
	12% General Contractor's Administration, Overhead and Profit	\$0.00	
	Subtotal		\$0.00
C	Total:	\$0.00	
	3.50% Bond and Insurance (3.5 %)	\$0.00	
	Subtotal:	\$0.00	
	0.00% Gross receipts tax	\$0.00	
	Total:	\$0.00	
credit (see alternate #A1 on contract documents)		-\$6,500.00	
TOTAL COSTS:		-\$6,500.00	

Days 20 days