

# **AIA** Document G714™ – 2007

## Construction Change Directive

<b>PROJECT:</b> <i>(Name and address)</i> Ren/ Additions to Elections Warehouse 317 N. Clossner Edinburg, TX 78539	<b>DIRECTIVE NUMBER:</b> 003  <b>DATE:</b> June 22, 2012  <b>CONTRACT FOR:</b> General Construction  <b>CONTRACT DATED:</b> December 12, 2011  <b>ARCHITECT'S PROJECT NUMBER:</b> 28273	OWNER <input checked="" type="checkbox"/>  ARCHITECT <input checked="" type="checkbox"/>  CONSULTANT <input type="checkbox"/>  CONTRACTOR <input checked="" type="checkbox"/>  FIELD <input type="checkbox"/>  OTHER <input type="checkbox"/>
<b>TO CONTRACTOR:</b> <i>(Name and address)</i> Alpha Building Corporation 5541 Bear Lane #201 Corpus Christi, TX 78504		

You are hereby directed to make the following change(s) in this Contract:  
*(Describe briefly any proposed changes or list any attached information in the alternative.)*  
 Provide all labor, equipment, and material necessary to sweep debris and loose gravel from the portion of the east parking lot of the Elections Warehouse which was not included in the original project scope. Apply weed killer to surface, repair minor asphalt imperfections. Apply two applications of seal coat. Area to be covered is 171' x 26'.

### PROPOSED ADJUSTMENTS

1. The proposed basis of adjustment to the Contract Sum or Guaranteed Maximum Price:
  - Lump Sum of \$ \_\_\_\_\_
  - Unit Price of \$ \_\_\_\_\_ per \_\_\_\_\_
  - As provided in Section 7.3.3 of AIA Document A201™-2007
  - As follows:  
 Work as described above shall be paid through the contingency fund. The cost of work is \$3,978.35. The Owner's remaining contingency is \$15,201.59. Upon acceptance of this Directive, the remaining balance shall be \$11,223.24.
2. The Contract Time is proposed to increase . The proposed adjustment, if any, is fourteen ( 14 ) days.

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.

<u>Donnenbaum Eng Co. - McAllen</u> ARCHITECT <i>(Firm name)</i> 1109 Nolans Suite 208 McAllen TX 78550 ADDRESS  BY <i>(Signature)</i> <u>Steven L McGarraugh</u> <i>(Typed name)</i> DATE <u>6/22/2012</u>	Hidalgo County, Texas OWNER <i>(Firm name)</i>  ADDRESS  BY <i>(Signature)</i> Hon. Ramon Garcia <i>(Typed name)</i> DATE	<u>Alpha Building Corp.</u> CONTRACTOR <i>(Firm name)</i>  222 E Volcan Bureau #503 ADDRESS  BY <i>(Signature)</i> <u>Gustavo E. Rajala</u> <i>(Typed name)</i> DATE <u>6-24-12</u>
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# **Alpha Building Corporation**

**5541 Bear Lane #201  
Corpus Christi, TX 78504  
361-299-6292 Fax 361-299-6374  
Scope of Work Proposal**

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## **Delivery Order Work Proposal**

**For**

**Hidalgo County  
Edinburg, TX 78539**

**Date: 5-30-11**

**Title: Hidalgo County Elections Department  
Parking Lot Clean Up and Reseal**

**RFP#01120511**

**Location: Edinburg ,TX**

Ms. Yvonne Ramon,

We are pleased to provide you with our proposal for the **Hidalgo County Elections Department Parking Lot Clean Up and Reseal** project. Please see accompanying scope of work. Alpha Building Corporation is extending this price to Hidalgo County under HCDE JOC RFP# 101030JC-HCDE State Wide.

If you have any questions concerning this proposal or we may be of assistance in any other way please don't hesitate to call on me. We look forward to working with you.

Warmest Regards,

Fred Lozano  
956-343-1101

## Description of Work

**Project Cost: \$3,978.35**

### Scope of Work

Provide all labor, equipment and material necessary to sweep debris and loose gravel from parking lot. Apply weed killer to surface, repair minor asphalt imperfections. Apply two application seal coat. Area to be covered is 171'x26'

**Note:** Work is to be conducted east of new parking lot for Hidalgo County Elections Warehouse Renovation.

### Staging and Protection:

- Establish with the owner's direction an area for storage of materials and spoils.
- Provide protection to existing construction during all phases.
- Dispose of all construction spoils by dumpster or direct haul off.

### Assumption:

Material and labor associated with unforeseen or unexpected conditions are not included with this scope of work and proposal. Any costs associated with unforeseen or unexpected conditions are above and beyond this scope of work and will incur additional cost above and beyond those proposed with this scope of work. Move will take place weather permitting

### Exclusions:

- Hazardous material surveys, work, and clearances are not included in this scope of work and are to be completed by others.
- Delay in project caused by owner, acts of god, or inclement weather
- Demolition
- Site Work
- Concrete Work
- Asphalt Overlay
- Stripping/ Pavement Markings
- Electrical
- HVAC
- Plumbing
- Landscaping

**Clarifications:**

No work on change variances (orders) will be performed without written and documented authorized documentation.

**General Assumptions:**

- Hazardous material work or clean up is neither expected nor priced in this proposal.
- Special lead time equipment and materials. No
- Interface with existing structure: *Yes*
- Possible disruption to building personnel and plans to minimize: Area to be inaccessible to general public during installation time of section.
- Outages: *None*
- Special training/Orientation Requirements: *None*
- Work to be performed during non-normal hours: *None*
- Outage Coordination: *Alpha supt. and County designates*
- Schedule Issues: *None*
- Special Issues: *None*
- Special Security Requirements: *Protection of general public*
- Significant Milestones: *None*
- Hazardous Materials: *None*

Quality Assurance Considerations: A pre-final inspection will be held 1 day prior to final completion date. Any items identified will be corrected before request for final inspection.

**I. STAFFING PLAN:**

- |  |                                 |
|--|---------------------------------|
| A. Project Manager: <i>Fred Lozano</i> | C. Quality Control Coordinator: |
| B. Superintendent: <i>TBA</i>          | D. Subcontractors:              |

**II. PERMITS: To be provided by General Contractor and Transporter.**

A. Demo:

B. Burning:

Welding:

Cutting:

**SUBMITTAL REQUIREMENTS: TBD**

**III. CONSTRUCTIBILITY & VALUE ENGINEERING SUGGESTIONS:**

None

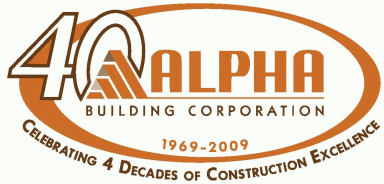
*SLM's 6/22/2012 SLM's*

Submitted By:

Fred Lozano

Approved By:

\_\_\_\_\_ Date \_\_\_\_\_



**Final Estimate**  
**Fred Lozano**  
**Alpha Building Corporation**  
**RFP# 10/030JC - HCDE Statewide**  
**Renovations and Additions to the Elections Dept. Warehouse**  
**- 01110909**

**Estimator: Fred Lozano**

**Change Directive # 3**

**Division Summary (MF04)**

01 - General Requirements	\$2,254.30
02 - Existing Conditions	
03 - Concrete	
04 - Masonry	
05 - Metals	
06 - Wood, Plastics, and Composites	
07 - Thermal and Moisture Protection	
08 - Openings	
09 - Finishes	
10 - Specialties	
11 - Equipment	
12 - Furnishings	
13 - Special Construction	
14 - Conveying Equipment	
21 - Fire Suppression	
22 - Plumbing	
23 - Heating, Ventilating, and Air-Conditioning (HVAC)	

26 - Electrical	
27 - Communications	
28 - Electronic Safety and Security	
31 - Earthwork	
32 - Exterior Improvements	\$3,076.04
33 - Utilities	
34 - Transportation	
35 - Waterway and Marine Transportation	
41 - Material Processing and Handling Equipment	
44 - Pollution Control Equipment	
46 - Water and Wastewater Equipment	
48 - Electric Power Generation	
Alternates	
Trades	
Assemblies	
<b>MF04 Bare Total (Without totalling components)</b>	<b>\$5,330.34</b>

**Totalling Components**

RSMeans Subtotal	\$5,330.34
RSMeans MCALLEN, TX CCI 2011Q4, 79.30%	\$(1,103.38)

CCI Installation Adjustment (McAllen) (6.0000%)	\$50.84
JOC Coefficient Standard (-7.0000%)	\$(299.45)

**Material, Labor, and Equipment Totals (No Totalling Components)**

Material:	\$1,429.83
Labor:	\$847.31
Equipment:	\$2,161.07
Other:	\$892.13
Laborhours:	23.20
Green Line Items:0	\$0.00

**Priced/Non-Priced**

Total Priced Items:	3	\$5,330.34	
Total Non-Priced Items:	0	\$0.00	0.00%
	3	\$5,330.34	

**Grand Total** **\$3,978.35**

# Final Estimate

Estimator: Fred Lozano

Change Directive # 3

Item	Description	UM	Quantity	Unit Cost	Total	Book
<b>01 - General Requirements</b>						
1	01-54-33-50-3400-2 Rent per day for highway equipment rental, without operators, road sweeper, self-propelled, 8' wide, 90 H.P. Clean area before work	Ea.	3.6272	\$621.50	\$2,254.30	RSM12FAC E, O&P
<b>01 - General Requirements Total</b>					<b>\$2,254.30</b>	
<b>32 - Exterior Improvements</b>						
2	32-01-13-62-3160 Asphalt surface treatment, pavement overlay, polypropylene, 4 ounces per S.Y., adverse conditions Closest discription to Seal coat existing parking	S.Y.	460.0030	\$4.60	\$2,116.01	RSM12FAC M, L, E, O&P
3	32-01-17-10-1200 Repair of asphalt pavement holes, cold patch, flexible pavement repair holes, parking lot, group of three, 1 C.F. size each	Set	3.0001	\$320.00	\$960.03	RSM12FAC M, L, E, O&P
<b>32 - Exterior Improvements Total</b>					<b>\$3,076.04</b>	
<b>Estimate Grand Total</b>					<b>3,978.35</b>	

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Line Number: 015433503400 Description: Keywords Search Reset Search Tips

Data Type: Unit Cost Book: CostBook Selection Data Release: Year 2012 Measurement System: English

MasterFormat™: 2010 Labor Type: Repair & Remodeling Location: NATIONAL Go

Search Results Lines 1 - 1 of 1

Line Number	Description	Unit	Crew	Daily Output	Labor Hours	Hourly Oper. Cost	Rent Per Day	Rent Per Week	Rent Per Month	Crew Equip. Cost
015433503400	Highway equip rental;road sweeper,self-propelled,8'wide,90 H.P. Ea.					35.10	565.00	1700.00	5100.00	620.80

O&P = 565.00+56.50 (10%) =621.50

Item # 1

Done Internet 100%

# How to Use the Book: The Details

## What's Behind the Numbers? The Development of Cost Data

The staff at RSMMeans continually monitors developments in the construction industry in order to ensure reliable, thorough, and up-to-date cost information. While overall construction costs may vary relative to general economic conditions, price fluctuations within the industry are dependent upon many factors. Individual price variations may, in fact, be opposite to overall economic trends. Therefore, costs are constantly tracked and complete updates are published yearly. Also, new items are frequently added in response to changes in materials and methods.

### Costs—\$ (U.S.)

All costs represent U.S. national averages and are given in U.S. dollars. The RSMMeans City Cost Indexes can be used to adjust costs to a particular location. The City Cost Indexes for Canada can be used to adjust U.S. national averages to local costs in Canadian dollars. No exchange rate conversion is necessary.

**G** The processes or products identified by the green symbol in this publication have been determined to be environmentally responsible and/or resource-efficient solely by the RSMMeans engineering staff. The inclusion of the green symbol does not represent compliance with any specific industry association or standard.

### Material Costs

The RSMMeans staff contacts manufacturers, dealers, distributors, and contractors all across the U.S. and Canada to determine national average material costs. If you have access to current material costs for your specific location, you may wish to make adjustments to reflect differences from the national average. Included within material costs are fasteners for a normal installation. RSMMeans engineers use manufacturers' recommendations, written

specifications, and/or standard construction practice for size and spacing of fasteners. Adjustments to material costs may be required for your specific application or location. Material costs do not include sales tax.

### Labor Costs

Labor costs are based on the average of wage rates from 30 major U.S. cities. Rates are determined from labor union agreements or prevailing wages for construction trades for the current year. Rates, along with overhead and profit markups, are listed on the inside back cover of this book.

- If wage rates in your area vary from those used in this book, or if rate increases are expected within a given year, labor costs should be adjusted accordingly.

Labor costs reflect productivity based on actual working conditions. In addition to actual installation, these figures include time spent during a normal weekday on tasks such as, material receiving and handling, mobilization at site, site movement, breaks, and cleanup.

Productivity data is developed over an extended period so as not to be influenced by abnormal variations and reflects a typical average.

### Equipment Costs

Equipment costs include not only rental, but also operating costs for equipment under normal use. The operating costs include parts and labor for routine servicing such as repair and replacement of pumps, filters, and worn lines. Normal operating expendables, such as fuel, lubricants, tires, and electricity (where applicable), are also included. Extraordinary operating expendables with highly variable wear patterns, such as diamond bits and blades, are excluded. These costs are included under materials. Equipment rental rates are obtained from industry sources throughout North America—contractors, suppliers, dealers, manufacturers, and distributors.

Rental rates can also be treated as reimbursement costs for contractor-owned equipment. Owned equipment costs include depreciation, loan payments, interest, taxes, insurance, storage and major repairs.

Equipment costs do not include operators' wages; nor do they include the cost to move

equipment to a job site (mobilization) or from a job site (demobilization).

**Equipment Cost/Day**—The cost of power equipment required for each crew is included in the Crew Listings in the Reference Section (small tools that are considered as essential everyday tools are not listed out separately). The Crew Listings itemize specialized tools and heavy equipment along with labor trades. The daily cost of itemized equipment included in a crew is based on dividing the weekly bare rental rate by 5 (number of working days per week) and then adding the hourly operating cost times 8 (the number of hours per day). This Equipment Cost/Day is shown in the last column of the Equipment Rental Cost pages in the Reference Section.

**Mobilization/Demobilization**—The cost to move construction equipment from an equipment yard or rental company to the job site and back again is not included in equipment costs. Mobilization (to the site) and demobilization (from the site) costs can be found in the Unit Price Section. If a piece of equipment is already at the job site, it is not appropriate to utilize mob./demob. costs again in an estimate.

### Overhead and Profit

Total Cost including O&P for the *Installing Contractor* is shown in the last column on both the Unit Price and the Assemblies pages of this book. This figure is the sum of the bare material cost plus 10% for profit, the bare labor cost plus total overhead and profit, and the bare equipment cost plus 10% for profit. Details for the calculation of Overhead and Profit on labor are shown on the inside back cover and in the Reference Section of this book. (See the "How to Use the Unit Price Pages" for an example of this calculation.)

### General Conditions

Cost data in this book is presented in two ways: Bare Costs and Total Cost including O&P (Overhead and Profit). General Conditions, or General Requirements, of the contract, should also be added to the Total Cost including O&P when applicable. Costs for General Conditions are listed in Division 1 of the Unit Price Section and the Reference Section of this book. General Conditions for the *Installing Contractor* may range from 0%

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Line Number: 320113623160 Descriptions: Keywords Search Reset Search Tips

Data Type: Unit Cost Book: CostBook Selection Data Release: Year 2012 Measurement System: English

MasterFormat™: 2010 Labor Type: Repair & Remodeling Location: NATIONAL Go

### Search Results

Lines 1 - 1 of 1

Line Number	Description	Unit	Crew	Daily Output	Labor Hours	Bare Material	Bare Labor	Bare Equipment	Bare Total	Total O&P
<a href="#">320113623160</a>	Asphalt surface treatment, pavement overlay, polypro...	S.Y.	B63	1000.00	0.040	1.83	1.48	0.16	3.47	4.60

Item #2

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Line Number: 320117101200 Description: Keywords Search Reset Search Tips

Data Type: Unit Cost Book: CostBook Selection Data Release: Year 2012 Measurement System: English

MasterFormat™: 2010 Labor Type: Repair & Remodeling Location: NATIONAL Go

Search Results Lines 1 - 1 of 1

Line Number	Description	Unit	Crew	Daily Output	Labor Hours	Bare Material	Bare Labor	Bare Equipment	Bare Total	Total O&P
320117101200	Flexible pavement repair holes, parking lot, bag material,...	Set	B37D	10.00	1.600	196.00	55.50	12.70	264.20	320.45

Item # 3

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