

BALTIMORE COUNTY PUBLIC SCHOOLS

DATE: July 9, 2002
TO: **BOARD OF EDUCATION**
FROM: Dr. J. Hairston, Superintendent
SUBJECT: **Request for Change Order –Major Maintenance Renovation Project at Milbrook Elementary School**

ORIGINATOR: J. Robert Haines, Deputy Superintendent of Business Services

RESOURCE

PERSON(S): Donald F. Krempel, Ph.D., Executive Director, Department of Physical Facilities
Richard Cassell, Administrator, Office of Engineering and Construction
E. Phillip Schied, P.E., Systemic Renovations Program Manager, Office of Engineering and Construction

RECOMMENDATION

That the Board of Education approves a request for a change order.

Request for Change Order – Major Maintenance Renovation Project at Milbrook Elementary School.


Appendix I

Request for Change Order Major Maintenance Renovation Project at Milbrook Elementary School July 9, 2002

On December 18, 2001, the Board of Education approved an award of contract with James W. Ancel, Inc. to perform the Major Maintenance Renovation Project at Milbrook Elementary School. The contract documents for this project were developed using the space above the corridor ceilings as a return air plenum. Although ducted returns are preferable, the existing construction does not provide the physical space required to accommodate ductwork. During construction, it has been identified that existing corridor walls do not extend to the underside of the roof deck as shown on the original building plans. Code requires that all corridor walls, where ceiling spaces are used as plenums, prevent the movement of smoke in the event of a fire. The costs associated with extending the corridor walls to the underside of the roof deck far exceed the cost required to modify the relief air system. Relief air will now be transferred between classrooms rather than utilizing the corridor ceiling space as a plenum.

At this time, the Department of Physical Facilities recommends approval of a change order in the not-to-exceed amount of \$30,000.00 with the James W. Ancel, Inc. to revise the relief air system at Milbrook Elementary. Funding for this change order is available in Capital Budget Project #665 – Major Maintenance.

APPROVED:


Donald F. Kempel, Ph.D.
Executive Director