

South Texas College
Board of Trustees
Facilities Committee
Ann Richards Administration Building, Board Room
Pecan Campus
Tuesday, October 10, 2017
@ 3:30 PM
McAllen, Texas

“At anytime during the course of this meeting, the Board of Trustees may retire to Executive Session under Texas Government Code 551.071(2) to confer with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the Board of Trustees under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at anytime during the course of this meeting, the Board of Trustees may retire to Executive Session to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more of the exceptions to the Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code.”

I.	Approval of Facilities Committee Meetings Minutes.....	1 - 23
	1. September 12, 2017 Facilities Committee Meeting	
II.	Update on Status of the 2013 Bond Construction Program and Status of Project and Program Accountability	24 - 60
III.	Review and Recommend Action as Necessary on Updated Timeline for the Completion Dates and Occupancy Dates for the 2013 Bond Construction Program.....	61 - 63
IV.	Review and Discussion on 2013 Bond Construction Program Outstanding Issues Action Plan	64 - 66
V.	Discussion and Action as Necessary on 2013 Bond Construction Program Items .	67
	1. Technology Campus Parking and Site Improvements Hinojosa Engineering, Inc. Professional Services Fees	
	2. Pecan Campus Thermal Plant Chiller Incident	
	3. Starr County Campus Thermal Plant Chiller System Incidents	
VI.	Review and Recommend Action on Change Orders for Use of Design Contingencies, Owner Contingencies, and Acceptance of Buyout Savings for the 2013 Bond Construction Program.....	68 - 126
	1. Pecan Campus Projects	
	2. Nursing and Allied Health Expansion Projects	
	3. Technology Campus Projects	
	4. Mid Valley Campus Projects	
	5. Starr County Campus Projects	
VII.	Review and Recommend Action on Schematic Landscape Design for the 2013 Bond Construction Projects	127 - 165
	1. Mid Valley Campus	
	2. Technology Campus	
	3. Starr County Campus	
VIII.	Review and Recommend Action as Necessary on 2013 Bond Construction Starr County Campus Parking and Site Improvements Alternate No. 4	166 - 169

- IX. Review and Recommend Action as Necessary on the 2013 Bond Construction Program Furniture Proposed Budget and Expenditures 170 - 172
- X. Review and Recommend Action on Substantial Completion for the 2013 Bond Construction La Joya Higher Education Center 173 - 175
- XI. Review and Recommend Action on Final Completion for the Non-Bond Pecan Plaza Parking Area for Police Vehicles 176 - 177
- XII. Update on Status of Non-Bond Construction Projects 178 - 183

Approval of Facilities Committee Meetings Minutes

The following Minutes for the Facilities Committee meetings are presented for Committee approval.

1. September 12, 2017 Facilities Committee Meeting

Meeting Minutes
Facilities Committee Meeting
September 12, 2017

**South Texas College
Board of Trustees
Facilities Committee
Ann Richards Administration Building, Board Room
Pecan Campus, McAllen, Texas
Tuesday, September 12, 2017 @ 3:30 PM**

MINUTES

The Facilities Committee Meeting was held on Tuesday, September 12, 2017 in the Ann Richards Administration Building Board Room at the Pecan Campus in McAllen, Texas. The meeting commenced at 3:42 p.m. with Mr. Gary Gurwitz presiding.

Members present: Mr. Gary Gurwitz, Dr. Alejo Salinas, Jr., Mrs. Graciela Farias, Ms. Rose Benavidez and Mr. Paul R. Rodriguez

Members absent: Mr. Jesse Villarreal and Mr. Roy de León

Also present: Dr. Shirley A. Reed, Mr. Chuy Ramirez, Mrs. Mary Elizondo, Dr. David Plummer, Mr. Ricardo de la Garza, Mr. George McCaleb, Mr. Roberto Cuellar, Mr. Cody Gregg, Mr. Jesus Campos, Mr. Brian Fruge, Ms. Tammy Tijerina, Mr. Gilbert Gallegos, Mr. Eddie Vela, Mr. Hector Garcia, Mr. Bob Simpson, Mr. Mario Reyna, Jr., Mr. Miguel Martinez, Sr., and Mr. Andrew Fish.

Approval of Facilities Committee Meetings Minutes

Upon a motion by Mrs. Graciela Farias and a second by Mr. Paul R. Rodriguez, the Minutes for the August 08, 2017 Facilities Committee meetings were approved as written. The motion carried.

Update on Status of the 2013 Bond Construction Program and Status of Project and Program Accountability

Broaddus & Associates provided the enclosed documents on the current status of the 2013 Bond Construction program:

- Executive Program Budget Overview Summary;
- Update on the status of the 2013 Bond Construction Program;
- Video Update on Construction Projects;
- Chart of Project Progress;
- Project Scorecards

Broaddus & Associates provided the following accountability reports:

- Program Budget Summary worksheet;
- Construction Budget worksheet

As of September 7, 2017, the total budget shortfall is estimated to be at \$4,879,211 with the use of buyout savings and design and construction contingency.

In addition, college staff prepared the following reports reflecting additional related information:

- 2013 Bond Construction Program Construction Contingency Balances
- 2013 Bond Construction Program Non-Bond Proceeds – Transfer to Plant Fund Budget and Actual Expenditures

Funding for any shortfall net of buyout savings and use of design and construction contingency will be covered by non-bond funds.

STC administration could not confirm accuracy of Broaddus & Associates' accountability reports due to failure to correct previous reports.

Ms. Tammy Tijerina, Broaddus & Associates, provided a video review of the 2013 Bond Construction Program projects at each campus, except the Technology Campus. The building renovation at the Technology Campus was nearly complete, and a video showcasing the project would be presented to the Board on September 19, 2017.

Mr. Brian Fruge, Broaddus & Associates, presented the status update and responded to questions from the Committee.

No action was taken.

Review and Recommend Action as Necessary on Updated Timeline for the Completion Dates and Occupancy Dates for the 2013 Bond Construction Program

The updated timeline for the completion dates and occupancy dates for the 2013 Bond Construction program were provided for review.

Background

Broaddus & Associates was asked on several occasions to provide a timeline to include Guaranteed Maximum Prices, construction completion, and occupancy dates.

- On April 26, 2016 a proposed Guaranteed Maximum Price (GMP) Timeline was presented to the Board for information only.
- On the May 24, 2016 Board meeting, an updated timeline which included completion dates and occupancy dates was approved and adopted.
- On March 7, 2017, the Facilities Committee requested an updated timeline to include months in lieu of semesters to clarify when the buildings will be ready for use.
- On April 25, 2017, the Board approved the current timeline as proposed by Broaddus & Associates.

Broaddus and Associates prepared an updated timeline to reflect the current construction schedules after consulting with the Construction Managers at Risk.

Per the Owner/CMR Contract

Substantial Completion: Means the date jointly certified by the Contractor, Owner, and Architect/Engineer when the Work of or a designated portion thereof, is so sufficiently complete, in accordance with the Contract Documents, as to be functionally operational in all its components and fit for the use for which it is intended.

Final Completion: Means the date established by the Owner in writing in a certificate when the Contract is fully performed according to the Contract Documents and is acceptable to Owner. Unless otherwise specified in writing, contractor shall achieve final completion within thirty (30) days of substantial completion.

No action was taken.

**Review and Discussion on 2013 Bond Construction Program Outstanding Issues
Action Plan**

College staff from Finance and Administrative Services and Facilities Planning and Construction prepared a list outlining the 2013 Bond Construction Program Outstanding Issues Action Plan generated from the weekly meetings held with Broaddus & Associates. The meetings were conducted in an effort to communicate and coordinate the activities of the 2013 Bond Construction Program. The Action Plan was provided for review and discussion by the Facilities Committee.

At the September 12, 2017 Facilities Committee meeting, the Committee reviewed each item with the Construction Program Manager and staff. Mr. Fruge provided the following responses to the issues raised on the Outstanding Issues Action Plan.

Pecan Campus

1. South Academic & STEM Building - Pending Change Order Document for Window Roller Shades

Mr. Fruge: Broaddus & Associates expected the necessary documents from the architect during the week of September 18, 2017.

2. STEM Building - Overtime for STEM Completion

Mr. Fruge: Broaddus & Associates was actively tracking the related costs, and was ready to reconcile the costs related to errors and omissions at the end of the project.

3. Thermal Plant - Chiller Fire Issue

Mr. Fruge: Broaddus & Associates stated that the electrical contractor has secured legal representation, and deferred to the College's legal counsel. Disclosure was under way.

4. North Academic Building - Pending Buyout Savings Change Order Document

Mr. Fruge: Broaddus & Associates processed a change order based on a letter from the Construction Manager@Risk, and was pending signed documentation from the firm to clearly identify the Buyout Savings. Anticipate closure in October 2017.

5. Parking & Site Improvement - Landscape Design - Installed Prior to Board Approval

Mr. Fruge: Broaddus & Associates had instructed the CM@R to halt the ongoing landscaping work, and was prepared to present several landscape designs in August 2017.

Technology Campus

6. Parking & Site Improvement - A/E Fee Adjustment due to Buyout Savings

Mr. Fruge: Broaddus & Associates deferred to Legal Counsel.

7. Parking & Site Improvement - Landscape Design -Not Reviewed by Management and Board of Trustees

Mr. Fruge: Broaddus & Associates acknowledged the landscaping had been completed without Board review of the design.

8. Parking & Site Improvement - Handicap Parking & Accessibility Inspection Report Deficiencies

Mr. Fruge: Broaddus & Associates deferred to Legal Counsel.

Mid Valley Campus

9. Parking & Site Improvement -Scope of Work w/o Workforce Center

Mr. Fruge: Broaddus & Associates was prepared to discuss with the Committee at the same meeting.

10. Workforce Center - On Hold Status - Remove Scope from B&A, Design Consultants, and CMR

Mr. Fruge: Broaddus & Associates was prepared to discuss with the Committee at the same meeting.

11. Skanska's Letter of Concerns - General Conditions, Landscape & Irrigation, Workforce Training Center Utilities, West Low Roof Brick Support, Electrical Overage, Roof Design Slope, Existing Structural K Frame

Mr. Fruge: Broaddus & Associates reported that he had worked through the issues. A representative from Skanska agreed that issues were being resolved, and items were on the same meeting agenda.

Starr County Campus

12. Parking & Site Improvement -Cleaning of Chilled Water Lines

Mr. Fruge: Broaddus & Associates was working to identify damages caused by broken lines. They were meeting with a consultant that week.

Mr. Fruge asserted that there were contaminants present that might have preceded the damage caused by construction crews, though further testing would be needed to determine the facts.

The team was working to minimize further issues and to assess the entire system to determine what was currently damaged.

Legal Counsel clarified that the existing chiller system was to be wholly discontinued, and it was important to determine the condition of that equipment. He asked to be involved in future discussion of the issues, and Mr. Fruge agreed.

13. Health Professions - Extended Time for Substantial Completion

Mr. Fruge: Broaddus & Associates had discussed this earlier. It had been four weeks late, but much of that time had been recovered.

District Wide

14. Parking & Site Improvement - Landscape Design - Not Reviewed by Management and Board of Trustees

Mr. Fruge: Broaddus & Associates had instructed the CM@R firms to halt the ongoing landscaping work district wide, and was prepared to present several landscape designs in August 2017.

15. BIM FM Service - Revised Proposal

Mr. Fruge: Broaddus & Associates had delivered the proposal to College staff for review.

16. Professional Services regarding Fee Adjustments due to increases from CCL to GMP

Mr. Fruge: Broaddus & Associates deferred to Legal Counsel.

17. Reconciliation of Design & Construction Contingency Balance

Mr. Fruge: This is an ongoing process for the duration of the construction program.

18. Change Orders - Explanation Request & Late Submission

Mr. Fruge: Broaddus & Associates reviewed these during the subsequent review of change orders submitted for Committee review.

19. Reconciliation of Miscellaneous

Mr. Fruge: Broaddus & Associates identified “Miscellaneous Fees” as a budget line item, based on a percentage of the overall program, for items such as materials testing and HVAC testing. The reconciliation of this budget was ongoing, and Mr. Fruge reported that they were in good shape, having spent about \$600K of the \$1.9M budgeted.

College staff has provided substantial help with this reconciliation.

20. B&A Contract amendment

Mr. Fruge: Broaddus & Associates deferred to Legal Counsel.

21. Proper Review of All Documents, including Accountability of Budget

Mr. Fruge: This is an ongoing process for the duration of the construction program.

22. Facilities/ Board Agenda Items Documentation Due Date

Mr. Fruge: Broaddus & Associates acknowledged the need to turn documentation in a timely fashion for the review of documentation by staff.

New Items:

Building Damages near NAH Campus Project Site

Dr. Reed notified the Committee of an additional item related to alleged damages to buildings adjacent to the Nursing & Allied Health expansion site.

Broaddus & Associates had photographed the adjacent buildings prior to construction, and was preparing to review existing facilities against the photographs.

Errors & Omissions

Broaddus & Associates was encoding project documentation to identify which Change Orders were due to errors and omissions by project teams, to assist in the reconciliation of costs at the end of each project.

The Action Plan was provided for review and discussion by the Committee. No action was necessary. Broaddus & Associates would be asked to give further updates at the September 19, 2017 Regular Board Meeting.

The Facilities Committee took the following items out of the posted agenda order:

Review and Recommend Action to Terminate Professional Services, Construction Program Management Services, and Construction Manager at Risk Services for the 2013 Bond Construction Mid Valley Campus and Starr County Campus Workforce Training Center Expansions

Approval to terminate professional services, construction program management services, and construction manager at risk services for the 2013 Bond Construction Mid Valley

Campus and Starr County Campus Workforce Training Center Expansions will be requested at the September 19, 2017 Board meeting.

Purpose

College administration requested that the Board officially terminate any contractual obligations with the architects, engineers, construction program manager, and construction managers at risk regarding these projects.

Justification

Termination of professional services, program management services, and construction manager at risk services would be necessary for both projects in order for the projects to be removed from the current contracts.

Background

On November 22, 2016, the Board approved and authorized suspension of performance of EGV Architect's services in connection with the Mid Valley Campus and Starr County Campus Workforce Training Center Expansions. These projects had been on hold per the Board's authorization due to the high per square foot construction costs provided by the Construction Managers at Risk (CMR).

The CMRs had presented Guaranteed Maximum Prices for the two Workforce Training Center Expansions, but were over the Construction Cost Limitations.

- The per-square-foot cost at Starr County Campus was \$183
- The per-square-foot cost at Mid Valley Campus was \$252

These costs were deemed excessive and the architects worked with Broaddus & Associates and College representatives to reduce the scope of the projects in an effort to meet the project CCL budgets. The proposed revised GMPs still exceeded the CCL budgets, which were not approved by the Board of Trustees.

College administration has since reviewed the space programs as planned for these two projects and are recommending not proceeding with the construction of the building expansions at this time. College administration would continue working with staff, faculty, and outside resources in the future to determine which programs of study need to be included in the buildings and the amount of space requirements needed to achieve the local educational demands of the workforce community. These projects would need to be revisited at a later date when revised program requirements were determined.

The current contracts with the various vendors were paid in full for the services that had been performed to date. The actual expenditures may be adjusted if other invoices were received at a later date.

Mid Valley Workforce Training Center Expansion			
Vendor	Approved Fee Amount	Amount Paid to Date	Balance
Broaddus & Associates	\$61,168.60 ¹	\$39,249.83	\$21,918.77
Carlisle Insurance	18,359.00	18,359.00	0
D. Wilson Construction	3,679.00	3,679.00	0
EGV Architects 6.440%	113,425 ²	79,615.00 ³	33,810.00
HPG Design Group	3,531.00	1,588.84	1,942.16
Miscellaneous	8,013.15	8,013.15	0
Total	\$208,175.75	\$150,504.82	\$57,670.93

As per Broaddus and Associates Program Budget Summary report, the total project cost for the Mid Valley Workforce Training Center Expansion was \$2,275,803 and total amount paid to date was \$150,504.82. The total unused budget balance was \$2,125,298.18 as of August 31, 2017.

Starr County Workforce Training Center Expansion			
Vendor	Approved Fee Amount	Amount Paid to Date	Balance
Broaddus & Associates	\$64,074.00 ⁴	\$39,970.46	\$24,103.54
Carlisle Insurance	16,807.00	16,807.00	0
D. Wilson Construction	2,998.00	2,998.00	0
EGV Architects 6.46%	103,360.00	68,734.40 ⁵	34,625.60
HPG Design Group	6,101.00	2,745.45	3,355.55
Miscellaneous	10,605.89	10,605.89	0
Total	\$203,945.89	\$138,861.20	\$62,084.69

As per Broaddus and Associates Program Budget Summary report, the total project cost for the Starr County Workforce Training Center Expansion was \$2,209,652 and total amount paid to date was \$138,861.20. The total unused budget balance was \$2,070,790.80 as of August 31, 2017.

The total amount paid to date for the Mid Valley Campus and Starr County Campus Workforce Training Center Expansions was \$289,366.02. The combined unused budget balance for the two Workforce Training Centers was \$4,196,088.98 as of August 31, 2017.

¹ Includes Basic Services, AV/IT, BIM, and IT Duct Bank

² Includes \$725 for TDLR review

³ Includes up to 100% Construction Documents

⁴ Includes Basic Services, AV/IT, BIM, and IT Duct Bank

⁵ Includes up to 90% Construction Documents

Enclosed Documents

Broaddus & Associates did not provide the summary of expenditures for the Workforce Training Center Expansions as requested.

Presenters

Representatives from Broaddus & Associates were present to discuss the budget impact to the 2013 Bond Construction Program. The College's President and Legal Counsel were also be present to address any concerns regarding this item.

The Facilities Committee members clarified that the unexpended budgets for these projects would not be used to offset the 2013 Bond Construction Program budget deficit. Broaddus & Associates confirmed that this was the case, though unexpended budget would be used to payout any work already completed toward these projects, and/or to restore the sites to their original condition as necessary.

Upon a motion by Mr. Paul R. Rodriguez and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval to terminate professional services, construction program management services, and construction manager at risk services for the 2013 Bond Construction Mid Valley Campus and Starr County Campus Workforce Training Center Expansions as presented. The motion carried.

Review and Recommend Action on Change Orders for Use of Design Contingencies, Owner Contingencies, and Acceptance of Buyout Savings for the 2013 Bond Construction Program

- 1. Pecan Campus Projects**
- 2. Nursing and Allied Health Expansion Projects**
- 3. Technology Campus Projects**
- 4. Mid Valley Campus Projects**
- 5. Starr County Campus Projects**

Approval of proposed change orders for use of design and construction contingencies and acceptance of buyout savings for the 2013 Bond Construction Projects will be requested at the September 19, 2017 Board meeting.

Purpose

Projects for the 2013 Bond Construction program were in the construction stage and change orders were needed to allow the use of design and construction contingencies within the Guaranteed Maximum Prices (GMPs) submitted by the Construction Managers-at-Risk (CM@Rs).

The CM@R's have received buyout savings through their bidding process and change orders are proposed to removing the savings from the overall GMPs for the associated 2013 Bond Construction projects.

Justification

Change orders were needed for approval to provide for items needed to complete the construction of the projects and for removing the buyout savings from the CM@R's contracted GMPS.

Background

Project contingencies are provided as part of Guaranteed Maximum Price proposals submitted by the CM@Rs. GMPs are submitted by the CM@Rs at 60% construction drawings. There are two project contingencies and are based on percentages of the construction costs. Design Contingencies are included in the GMPs to allow for costs arising out of the final development and completion of the construction drawings and specifications. Design Contingencies are used at the CM@R's discretion with Owner oversight. Construction Contingencies are controlled solely at the discretion of the Owner. Both contingencies do not increase the amount of the GMPs.

On March 29, 2016, the Board of Trustees approved the delegation of authority to Broaddus & Associates to approve change orders from the use of Construction Contingencies for the 2013 Bond Construction Program. The approval amount per change order is \$5,000, with a monthly limit of \$25,000. Broaddus & Associates will also be expected to provide a contingency expenditure update to the Facilities Committee and Board of Trustees as part of their monthly update.

Level	Approved By	Change Amounts		Aggregate for Month
		From	To	
Level One	Broaddus & Associates	\$.01	\$5,000.00	\$25,000
Level Two	Board of Trustees	Above \$5,000.01		N/A

As part of the buyout process, the Construction Managers at Risk have brought forward cost information to allow the acceptance of actual buyout savings and adjustments to the contingencies within the projects.

Funding Source

Funds were available in the 2013 Bond Construction Program Budget for FY2017-2018.

Broaddus and Associates recommended accepting the buyout savings for a total of \$894,808 and approval of change orders to re-allocate the savings to the 2013 Bond Construction Program Deficit.

Staff recommended that Broaddus and Associates provide a regular report on buyout savings and documentation as those savings are reallocated to the 2013 Bond Construction Program Deficit, to help the College track its overall program budget.

Enclosed Documents

The packet included the following documents:

- Current Change Orders for Review
- Design Contingency Summary
- Owner Construction Contingency Summary

- Change Order Summary
- Change Orders

Presenters

Representatives from Broaddus and Associates and representatives from the Construction Managers at Risk attended the Facilities Committee meeting to discuss the buyout savings.

Change orders were not provided to College staff by the established deadlines by Broaddus & Associates and therefore the attached reports were not reviewed by College staff.

The Facilities Committee reviewed each of the Change Orders presented for their recommendation of Board approval, and also asked whether Broaddus & Associates supported the recommended approval of each Change Order as presented. Mr. Fruge confirmed that recommendation.

A Facilities Committee member also noted that there had been a Change Order issued for the relocation of simulation laboratory equipment at the NAH Campus expansion project, but not for simulation laboratory equipment at the Mid Valley Campus and Starr County Campus Health Professions and Sciences Building projects. Mr. Fruge agreed to look into this and determine why the installation would be executed differently.

The Facilities Committee took no action on this item, deferring to further discussion and updated documentation for presentation at the September 19, 2017 Regular Board Meeting.

The Facilities Committee recessed at 5:31 p.m. to allow for a Public Hearing and Special Board Meeting posted to begin at 5:30 p.m.

The Facilities Committee returned from recess at 5:44 p.m. and returned to deliberate the following items:

Review and Recommend Action on Additional Services with Dannenbaum Engineering Company – McAllen LLC for the 2013 Bond Construction Regional Center for Public Safety Excellence Parking & Site Improvements

Approval of additional services with Dannenbaum Engineering Company-McAllen, LLC for additional civil engineering services for the 2013 Bond Construction Regional Center for Public Safety Excellence Parking and Site Improvements will be requested at the September 19, 2017 Board meeting.

Purpose

Authorization was requested to approve additional services with Dannenbaum Engineering Company-McAllen, LLC for civil design services for the 2013 Bond Construction Regional Center for Public Safety Excellence Parking and Site

Improvements to revise the provided landscaping and irrigation construction drawings to incorporate the addition of the Cityscape.

Justification

Additional services were needed to incorporate the Cityscape into the previously provided landscaping and irrigation construction drawings.

Background

On January 26, 2016, the Board previously approved additional services to Dannenbaum Engineering Company-McAllen, LLC for civil engineering services for the 2013 Bond Construction Regional Center for Public Safety Excellence Parking and Site Improvements. The current agreement with Dannenbaum Engineering Company-McAllen allowed for additional services to be added to their scope with the College's approval.

Funding Source

Funds were available in the 2013 Bond Construction Program FY 2017 – 2018 budget.

Enclosed Documents

A proposal dated August 23, 2017 from Dannenbaum Engineering Company-McAllen, LLC in the amount of \$3,247.20 was included in the packet.

Presenters

Representatives from Broaddus & Associates and Dannenbaum Engineering Company-McAllen, LLC attended the Facilities Committee meeting to address any questions related to the proposed consultant services.

At the September 12, 2017 Facilities Committee meeting, Broaddus & Associates presented another document for additional civil engineering services, in the amount of \$2,842.00, for the incorporation of the Emergency Vehicle Operator Course (EVOC) into the previously approved landscaping and irrigation construction drawings. This item was not included in the packet, but was presented for the Committee's consideration.

The total cost of additional services for the City Scape and the EVOC would be \$6,089.20.

Upon a motion by Mr. Gary Gurwitz and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval of additional services with Dannenbaum Engineering Company-McAllen, LLC in the amount of \$6,089.20 for civil engineering services for the 2013 Bond Construction Regional Center for Public Safety Excellence Parking and Site Improvements project as presented.

Review and Recommend Action on Schematic Landscape Design for the 2013 Bond Construction Projects

- 1. Pecan Campus**
- 2. Starr County Campus**
- 3. Nursing and Allied Health Campus**

Approval of the schematic landscape designs for the 2013 Bond Construction projects will be requested at the September 19, 2017 Board meeting.

Purpose

Landscaping and irrigation was required as part of the project scope to meet South Texas College's design standards as well as all applicable municipal codes and ordinances.

Background

Additional services for landscape and irrigation design were approved to the civil engineering firms. The various civil engineering firms worked with Broaddus & Associates and the project team to develop the landscape designs based on the local municipalities' requirements and to meet College standards.

Enclosed Documents

Perez Consulting Engineers, R. Gutierrez Engineering Inc., and Melden & Hunt, along with their landscape and irrigation consultants provided presentations of the landscape designs for the Pecan Campus, Nursing and Allied Health Campus, and Starr County Campus.

Presenters

Representatives from Perez Consulting Engineers, R. Gutierrez Engineering Inc., and Melden & Hunt, along with their landscape and irrigation consultants and Broaddus & Associates were present at the Facilities Committee meeting to present the landscape designs.

Pecan Campus

The Facilities Committee discussed the placement of deciduous trees along Pecan Blvd, with one member expressing concern that for up to three months each year these trees would be bare.

Upon a motion by Dr. Alejo Salinas, Jr. and a second by Mr. Paul R. Rodriguez, the Facilities Committee recommended Board approval of the proposed schematic landscape design for the locations around the South Academic Building and STEM Building projects as presented. The motion carried.

Upon a motion by Mr. Paul R. Rodriguez and a second by Mr. Roy de León, the Facilities Committee recommended Board approval of the proposed schematic landscape design for the location around the North Academic Building project as presented. The motion carried.

Starr County Campus

The Facilities Committee discussed the proposed landscape design at the Starr County Campus. One member noted that the proposed landscaping did not provide for much shade or aesthetic improvement near the expansions of the Student Activities Building Expansion or the Student Services Building Expansion, particularly where a new prominent entryway would be established. The member also noted that the green space between the new Library and the new Health Professions and Sciences Building could use further design work.

Upon a motion by Dr. Alejo Salinas, Jr. and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval of the proposed schematic landscape design for Starr County Campus project, with additional attention to the areas around the

Student Activities Building Expansion, Student Services Building Expansion, new Library, and new Health Professions and Sciences Building as discussed. The motion carried.

Nursing & Allied Health Campus

The Facilities Committee discussed the disparity between the proposed new landscape design and existing landscaping, with one member noting that the existing facilities and landscaping would look poor compared to the new landscaping. It was noted that landscaping renovations at the existing site would be separate from the bond funded landscape design currently under discussion.

Upon a motion by Ms. Rose Benavidez and a second by Mr. Paul R. Rodriguez, the Facilities Committee recommended Board approval of the proposed schematic landscape design for the location around the Nursing & Allied Health Campus Expansion project as presented. The motion carried with four voting in favor of the motion, and two opposed.

Upon a motion by Mr. Paul R. Rodriguez and a second by Mr. Roy de León, the Facilities Committee recommended Board approval of the proposed schematic landscape design for the location around the Nursing & Allied Health Campus Thermal Plant project as presented. The motion carried.

Review and Recommend Action as Necessary on the 2013 Bond Construction Program Access Control Equipment Proposed Budget and Expenditures

Approval to recommend action as necessary for the 2013 Bond Construction Program Access Control equipment proposed budget and expenditures will be requested at the September 19, 2017 board meeting.

Purpose

The access control equipment would be used to expand the current system to all construction projects. This equipment would allow faculty and staff to have access to buildings, office areas, and IT wiring closets throughout the district. On September 12, 2017 Finance, Audit & Human Resources Committee would review and recommend purchase of access control equipment.

Background

Broadus & Associates established a technology budget in the amount of \$8,020,235 and included in that amount is a budget for access control. The total budget earmarked for access control purchases and installations was as follows:

Access Control Equipment	Budget Amount
Bond Proceeds Budget	\$236,219
Non-Bond Proceeds Transfer to Plant Fund Budget	3,194
Total	\$233,025

Partial - Access Controls Budget and Actual			
Not Including Projects - MV Workforce , Starr Workforce, La Joya, and RCPSE			
Source of Funds	Budget Amount	Actual Amount	Variance
Bond Proceeds Budget	\$215,276	\$69,278	\$145,997
Non-Bond Proceeds Transfer to Plant Fund Budget	3,194	3,194	-
Total	\$218,470	\$72,473	\$145,997

Presenters

Brian Fruge, Broaddus & Associates' Associate Vice President, would provide and present an update to the Board regarding the 2013 Bond Construction Program Budget for access control equipment, and the impact of the recommended proposals on the bond budget.

Enclosed Documents

Broaddus & Associates did not provide backup information for the current access control purchases and installations as requested.

Upon a motion by Dr. Alejo Salinas, Jr. and a second by Mr. Roy de León, the Facilities Committee recommended approval of the 2013 Bond Construction access control equipment proposed budget and expenditures as presented. The motion carried.

Review and Recommend Approval of Assessment of Current Pecan Campus Library

The need for the assessment of the current Pecan Campus Library will be reviewed and recommended for approval at the September 19, 2017 Board meeting.

Purpose

The Board would be informed of the process administration recommends to assess the adequacy of the existing Pecan Campus library facility to meet current and projected needs in support of the accreditation requirements by the Southern Association of Colleges and Schools Commission on Colleges (SACSCOC).

Background

The Pecan Campus Library dated back to the inception of the college and was one of the original buildings inherited from TSTC. Since 1993, the building had undergone two construction additions in an effort to keep up with the growth of the College, the last of which was completed in 2004.

The current library was a two-story building with 67,266 square feet, and consisted of the following spaces:

- Reference Area
- Book Stacks
- Staff Offices
- Open Computer Lab

- Internet Café
- Art Gallery
- Multi-purpose Space
- Quiet Study Spaces
- Work Rooms
- Conference Rooms
- Study Rooms

In the 13 years since the last addition, library uses, operations, and services had evolved and expanded. Changing technologies and pedagogies prompted increasing needs to provide collaborative learning spaces and to support student technology and integrated learning support while maintaining traditional, quiet study spaces and library collections. The College's current Master Plan, developed by Freese & Nichols in 2010, suggested that the Pecan Campus should have a library facility of at least 100,000 square feet. The current facility was 67,266 square feet.

College staff wished to engage a consultant to conduct a facilities assessment to review and assess the adequacy of the current library facility to serve the current enrollment at the Pecan Campus. The findings of the assessment would be used to provide recommendations to meet both current and future library needs in support of continuing compliance with SACSCOC accreditation principles. Depending on the results of the assessment, administration may recommend moving forward with determining whether the current building can be expanded or where a new library could be located.

Presenters

Dr. Shirley A. Reed, President, Cody Gregg, Dean of Library & Learning Support Services, and Dr. David Plummer, Vice President for Information Services, Planning, Performance, and Strategic Initiatives, attended the Facilities Committee meeting to discuss the assessment of the Pecan Campus Library.

Upon a motion by Dr. Alejo Salinas, Jr. and a second by Ms. Rose Benavidez, the Facilities Committee recommended Board approval of the assessment of the current Pecan Campus Library. The motion carried.

Review and Recommend Action on Contracting Architectural On-Call Services for Projects less than \$500,000 in Total Construction Costs

This item was not discussed and no action was taken.

Review and Recommend Action on Contracting Mechanical, Electrical, and Plumbing (MEP) Engineering On-Call Services for Projects less than \$300,000 in Total Construction Costs

This item was not discussed and no action was taken.

Review and Recommend Action on Contracting Construction Services for the Non-Bond Mid Valley Campus Childcare Development Center Covered Walkway

Approval to contract construction services for the Non-Bond Mid Valley Campus Childcare Development Center Covered Walkway project will be requested at the September 19, 2017 Board meeting.

Purpose

The procurement of a contractor would provide for construction services necessary for the Non-Bond Mid Valley Campus Childcare Development Center Covered Walkway project.

Justification

In 2007, when the center was opened there was no need for the walkway to be covered because the portable buildings were not acquired. Now that the portable buildings had been in place for some time, a covered walkway would ensure that children, parents, and staff avoid the exterior elements as they access their classrooms. This project was part of the Capital Improvement Proposal list that was approved by the Board of Trustees.

Background

Facilities Planning and Construction staff worked with Purchasing staff to develop the Request for Proposal documents for the Mid Valley Campus Childcare Development Center Covered Walkway project.

Solicitation of competitive sealed proposals for these projects began on July 31, 2017. Sets of construction documents were issued to general contractors and subcontractors. A total of two (2) proposals were received on August 21, 2017.

Timeline for Solicitation of Competitive Sealed Proposals	
July 31, 2017	Solicitation of competitive sealed proposals began.
August 21, 2017	2 proposals were received.

Funding Source

As part of the FY 2017 - 2018 Unexpended Non-bond Construction Budget, funds in the amount of \$65,000 were budgeted for this project.

Source of Funding	Amount Budgeted	Highest Ranked Proposal Alpha Building Corporation
Unexpended Non-Bond Construction Budget	\$65,000	\$73,872

Reviewers

The proposals were reviewed staff from the Facilities Planning and Construction, Operations and Maintenance, and Purchasing departments.

Enclosed Documents

Staff evaluated these proposals and provided a proposal summary. It was recommended that the top ranked contractor be recommended for Board approval.

Upon a motion by Mrs. Graciela Farias and a second by Mr. Roy de León, the Facilities Committee recommended Board approval to contract construction services with Alpha Building Corporation LLC in the amount of \$73,872.00 for the Non-Bond Mid Valley Campus Childcare Development Center Covered Walkway project as presented. The motion carried.

Review and Recommend Action on Contracting Construction Services for the Non-Bond Starr County Campus Building F Site Grading and Sidewalk Replacement

Approval to contract construction services for the non-bond Starr County Campus Building F Site Grading and Sidewalk Replacement project will be requested at the September 19, 2017 Board meeting.

Purpose

The procurement of a contractor would provide for construction services necessary for the Non-Bond Starr County Campus Building F Site Grading and Sidewalk Replacement project.

Justification

The site grading adjacent to the existing library needed to be improved to prevent the possibility of water entering the building during rain events. The sidewalk leading to the library did not comply with ADA cross slope requirements and needed to be replaced as recommended as part of the recent ADA improvement plan performed in 2010 by Dannenbaum Engineering.

Background

Solicitation of competitive sealed proposals for these projects began on July 31, 2017. Sets of construction documents were issued to general contractors, subcontractors, and plan rooms. A total of three (3) proposals received on August 22, 2017.

Timeline for Solicitation of Competitive Sealed Proposals	
July 31, 2017	Solicitation of competitive sealed proposals began.
August 22, 2017	3 proposals were received.

Funding Source

As part of the FY 2017 - 2018 Renewals and Replacements construction budget, funds in the amount of \$50,000 are budgeted for this project.

Source of Funding	Amount Budgeted	Highest Ranked Proposal 5 Star Construction
Renewals and Replacements	\$50,000	\$46,650

Reviewers

The proposals were reviewed by Melden & Hunt, College faculty, and staff from the Facilities Planning and Construction, Operations and Maintenance, and Purchasing departments.

Enclosed Documents

Staff evaluated these proposals and provided a proposal summary. It was recommended that the top ranked contractor be recommended for Board approval. The site plan indicating the project’s location was also included.

Upon a motion by Dr. Alejo Salinas, Jr. and a second by Mr. Roy de León, the Facilities Committee recommended Board approval to contract construction services with 5 Star Construction in the amount of \$46,650.00 for the Non-Bond Starr County Campus Building F Site Grading and Sidewalk Replacement project as presented. The motion carried.

Review and Recommend Action on Final Completion for the Non-Bond Pecan Campus Building G Fume Hoods – Phase II

Approval of final completion for the following Non-Bond project will be requested at the September 19, 2017 Board Meeting:

Project	Completion Recommended	Date Received
Non-Bond Pecan Campus Building G Fume Hoods – Phase II Engineer: Sigma HN Engineers, PLLC Contractor: NM Contracting, LLC	Final Completion Recommended	June 13, 2017

Sigma HN Engineers, PLLC and the College’s Planning & Construction Department staff visited the site and have concluded that the contractor completed all items on the punch list. The architect recommended final completion and release of final payment in the amount of \$17,061.95 to NM Contracting, LLC be approved. The original cost approved for this project was in the amount of \$267,652.00.

The following chart summarizes the above information:

Construction Budget	Approved Proposal Amount	Net Total Change Orders	Final Project Cost	Previous Amount Paid	Remaining Balance
\$ 0	\$267,652	\$ 0	\$267,652	\$250,590.05	\$17,061.95

On June 13, 2017, Sigma HN Engineers, PLLC and the College’s Planning & Construction Department staff inspected the site to confirm that all punch list items were completed. The packet included a final completion letter from Sigma HN Engineers, PLLC acknowledging all work was complete and recommending release of final payment to NM Contracting, LLC in the amount of \$17,061.95.

Enclosed Documents

A copy of the Final Completion Letter was enclosed.

Upon a motion by Mrs. Graciela Farias and a second by Mr. Roy de León, the Facilities Committee recommended Board approval of final completion for Non-Bond Pecan Campus Building G Fume Hoods Phase - II project as presented. The motion carried.

Update on Status of Non-Bond Construction Projects

The Facilities Planning and Construction staff provided a design and construction update. This update summarized the status of each capital improvement project currently in progress. Mary Elizondo and Rick de la Garza were available to respond to questions and address concerns of the committee.

Executive Session:

The South Texas College Board Facilities Committee convened into Executive Session at 6:42 p.m. in accordance with Chapter 551 of the Texas Government Code for the specific purpose provided in:

- Section 551.071, Consultations with Attorney

Discussion and Action as Necessary on 2013 Bond Construction Program Items

- 1. Pecan Campus Thermal Plant Chiller Incident**
- 2. Technology Campus Hinojosa Engineering Fee Adjustment Mediation**
- 3. Starr County Campus Chiller Incident**
- 4. Professional Services Fee Adjustment Pertaining to Errors and Omissions**

Open Session:

The South Texas College Board Finance and Human Resources Committee returned to Open Session at 7:38 p.m. No action was taken in Executive Session.

The Facilities Committee returned to the previously postponed agenda order for the deliberation of the following item:

Discussion and Action as Necessary on 2013 Bond Construction Program Items

- 1. Pecan Campus Thermal Plant Chiller Incident**
- 2. Technology Campus Hinojosa Engineering Fee Adjustment Mediation**
- 3. Starr County Campus Chiller Incident**
- 4. Professional Services Fee Adjustment Pertaining to Errors and Omissions**

The Facilities Committee reviewed and discussed issues regarding the 2013 Bond Construction Program, including the Pecan Campus Thermal Plant Chiller incident, the mediation for fee adjustment with Hinojosa Engineering, the Starr County Campus Chiller incident, and adjustments to the Professional Services fees pertaining to errors and omissions.

No action was taken.

Adjournment

There being no further business to discuss, the Facilities Committee Meeting of the South Texas College Board of Trustees adjourned at 7:39 p.m.

I certify that the foregoing are the true and correct minutes of the September 12, 2017 Facilities Committee Meeting of the South Texas College Board of Trustees.

Mr. Gary Gurwitz, Chair

Update on Status of the 2013 Bond Construction Program and Status of Project and Program Accountability

Broaddus & Associates has provided the following accountability reports and the enclosed documents on the current status of the 2013 Bond Construction program:

- Video Update on Construction Projects;
- Executive Summary
- Program Budget Summary;
- Summary Shortfall;
- Update on the status of the 2013 Bond Construction Program;
- Chart of Project Progress;
- Project Scorecards

As of October 5, 2017, the total budget shortfall is estimated to be at \$4,477,886 with the use of buyout savings and design and construction contingency.

In addition, college staff has prepared the following reports reflecting additional potential variances considering pending Board action:

- 2013 Bond Construction Program Tracking Contingency Log
- 2013 Bond Construction Program Non-Bond Proceeds – Transfer to Plant Fund Budget

Funding for any shortfall net of buyout savings and use of design and construction contingency will be covered by non-bond funds.

No action is requested.

Executive Summary

STC Facilities Meeting on October 10, 2017			
Construction Project Description	Total Project Cost Summary		
	Ytd. Total Project Costs	Bond Total Cost	Variance [Ytd. Total Project Costs to Bond Total Cost]
Pecan Campus			
North Academic Building	\$ 13,131,587	\$ 14,843,110	\$ 1,711,523
South Academic Building	\$ 8,503,047	\$ 9,454,426	\$ 951,379
STEM	\$ 12,595,470	\$ 13,103,319	\$ 507,849
Student Activities / Cafeteria "Student Union"	\$ 8,609,191	\$ 8,828,254	\$ 219,063
Thermal Plant Expansion	\$ 5,362,800	\$ 5,542,049	\$ 179,249
Parking & Site Improvements	\$ 2,910,287	\$ 2,490,261	\$ (420,026)
Subtotal	\$ 51,112,381	\$ 54,261,419	\$ 3,149,038
Nursing & Allied Health Campus			
Expansion for Nursing & Allied Health	\$ 21,117,208	\$ 21,773,439	\$ 656,231
Thermal Plant Expansion - Non Bond	\$ 686,491	\$ 601,877	\$ (84,614)
Parking & Site Improvements	\$ 2,401,554	\$ 1,717,717	\$ (683,837)
Subtotal	\$ 24,205,253	\$ 24,093,033	\$ (112,220)
Technology Campus			
Expansion for Technical & Workforce	\$ 11,927,061	\$ 14,864,990	\$ 2,937,929
Parking & Site Improvements	\$ 1,688,828	\$ 905,324	\$ (783,504)
Subtotal	\$ 13,615,889	\$ 15,770,314	\$ 2,154,425
Mid Valley Campus			
Health Professional & Science Bldg.	\$ 17,703,953	\$ 17,277,682	\$ (426,271)
Expansion for Technical & Workforce	\$ 2,271,831	\$ 2,257,363	\$ (14,468)
Library Expansion	\$ 3,286,221	\$ 2,288,968	\$ (997,253)
Student Services Bldg. Expansion	\$ 5,446,403	\$ 4,114,228	\$ (1,332,175)
Thermal Plant Expansion	\$ 5,101,794	\$ 5,042,398	\$ (59,396)
Parking & Site Improvements	\$ 2,764,321	\$ 2,796,035	\$ 31,714
Subtotal	\$ 36,574,523	\$ 33,776,674	\$ (2,797,849)
Starr County Campus			
Health Professions	\$ 11,625,683	\$ 11,267,182	\$ (358,501)
Workforce	\$ 2,022,708	\$ 2,051,983	\$ 29,275
Library Building	\$ 4,856,622	\$ 3,732,378	\$ (1,124,244)
Student Services	\$ 1,643,843	\$ 1,162,522	\$ (481,321)
Student Activities	\$ 1,624,353	\$ 1,166,402	\$ (457,951)
Thermal Plant Expansion	\$ 4,808,521	\$ 4,938,772	\$ 130,251
Parking & Site Improvements	\$ 3,671,342	\$ 1,397,789	\$ (2,273,553)
Subtotal	\$ 30,253,072	\$ 25,717,028	\$ (4,536,044)
Regional Center for Public Safety Excellence			
Building	\$ 4,311,843	\$ 3,655,134	\$ (656,709)
Parking & Site Improvements	\$ 1,948,051	\$ 319,337	\$ (1,628,714)
Subtotal	\$ 6,259,894	\$ 3,974,471	\$ (2,285,423)
STC La Joya Higher Education			
STEM labs & Welding Lab	\$ 1,654,630	\$ 1,436,000	\$ (218,630)
Subtotal	\$ 1,654,630	\$ 1,436,000	\$ (218,630)
Total	\$ 163,675,643	\$ 159,028,939	\$ (4,646,704)

Program Budget Summary

STC Facilities Meeting on October 10, 2017

Construction Project Description	Design Contingency			Construction/Owner Contingency			Buy-Out Savings & Other GMP Adjustments			
	Current Design Contingency	Change Order	Design Contingency Remaining Balance	Current Construction/Owner Contingency	Change Order	Construction/Owner Contingency Remaining Balance	Board Approved GMP	Change Order (Buyout Savings)	Change Order (Other GMP Adj.)	Current GMP
Pecan Campus										
North Academic Building	\$ 104,000	\$ (51,708)	\$ 52,292	\$ 162,000	\$ (67,333)	\$ 94,667	\$ 10,951,000	\$ (720,878)	\$ (9,317)	\$ 10,220,805
South Academic Building	\$ 66,500	\$ (15,566)	\$ 50,934	\$ 98,355	\$ (38,469)	\$ 59,886	\$ 6,657,834	\$ -	\$ -	\$ 6,657,834
STEM	\$ 104,000	\$ (100,083)	\$ 3,917	\$ 153,990	\$ (83,434)	\$ 70,556	\$ 10,417,059	\$ -	\$ (4,490)	\$ 10,412,569
Student Activities / Cafeteria "Student Union"	\$ 70,000	\$ (24,587)	\$ 45,413	\$ 100,000	\$ -	\$ 100,000	\$ 6,888,179	\$ -	\$ (8,543)	\$ 6,879,636
Thermal Plant Expansion	\$ 110,000	\$ (61,545)	\$ 48,455	\$ 50,000	\$ (50,000)	\$ -	\$ 4,194,000	\$ (61,591)	\$ -	\$ 4,132,409
Parking & Site Improvements	\$ 25,000	\$ (23,243)	\$ 1,757	\$ 38,900	\$ (17,523)	\$ 21,377	\$ 2,618,800	\$ -	\$ (43,197)	\$ 2,575,603
Subtotal	\$ 479,500	\$ (276,732)	\$ 202,768	\$ 603,245	\$ (256,759)	\$ 346,486	\$ 41,726,872	\$ (782,469)	\$ (65,547)	\$ 40,878,856
Nursing & Allied Health Campus										
Expansion for Nursing & Allied Health	\$ 172,600	\$ (34,553)	\$ 138,047	\$ 178,900	\$ (145,701)	\$ 33,199	\$ 17,009,860	\$ (200,000)	\$ (90,475)	\$ 16,719,385
Thermal Plant Expansion - Non Bond	\$ 2,200	\$ -	\$ 2,200	\$ 3,386	\$ -	\$ 3,386	\$ 230,788	\$ -	\$ -	\$ 230,788
Parking & Site Improvements	\$ 23,000	\$ -	\$ 23,000	\$ 34,207	\$ -	\$ 34,207	\$ 2,205,963	\$ -	\$ -	\$ 2,205,963
Subtotal	\$ 197,800	\$ (34,553)	\$ 163,247	\$ 216,493	\$ (145,701)	\$ 70,792	\$ 19,446,611	\$ (200,000)	\$ (90,475)	\$ 19,156,136
Technology Campus										
Expansion for Technical & Workforce	\$ 99,857	\$ (21,297)	\$ 78,560	\$ 151,180	\$ (21,929)	\$ 129,251	\$ 10,533,587	\$ (1,221,794)	\$ (14,247)	\$ 9,297,546
Parking & Site Improvements	\$ 21,497	\$ (5,141)	\$ 16,356	\$ 33,640	\$ (9,105)	\$ 24,535	\$ 1,985,820	\$ (421,993)	\$ (14,246)	\$ 1,549,581
Subtotal	\$ 121,354	\$ (26,438)	\$ 94,916	\$ 184,820	\$ (31,034)	\$ 153,786	\$ 12,519,407	\$ (1,643,787)	\$ (28,493)	\$ 10,847,127
Mid Valley Campus										
Health Professional & Science Bldg.	\$ 193,219	\$ (56,541)	\$ 136,678	\$ 193,219	\$ (6,620)	\$ 186,599	\$ 14,453,388	\$ -	\$ -	\$ 14,453,388
Expansion for Technical & Workforce	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,750,000	\$ -	\$ -	\$ 1,750,000
Library Expansion	\$ 32,955	\$ (29,780)	\$ 3,175	\$ 34,723	\$ -	\$ 34,723	\$ 2,462,776	\$ -	\$ 82,212	\$ 2,544,988
Student Services Bldg. Expansion	\$ 51,049	\$ (45,240)	\$ 5,809	\$ 51,049	\$ (38,363)	\$ 12,686	\$ 3,850,923	\$ -	\$ -	\$ 3,850,923
Thermal Plant Expansion	\$ 61,547	\$ (31,030)	\$ 30,517	\$ 61,547	\$ 8,800	\$ 70,347	\$ 3,787,322	\$ 109,376	\$ (82,212)	\$ 3,814,486
Parking & Site Improvements	\$ 31,731	\$ (14,600)	\$ 17,131	\$ 31,731	\$ (9,426)	\$ 22,305	\$ 2,479,153	\$ (109,376)	\$ -	\$ 2,369,777
Subtotal	\$ 370,501	\$ (177,191)	\$ 193,310	\$ 372,269	\$ (45,609)	\$ 326,660	\$ 28,783,562	\$ -	\$ -	\$ 28,783,562
Starr County Campus										
Health Professions	\$ 96,000	\$ (43,130)	\$ 52,870	\$ 143,000	\$ (4,540)	\$ 138,460	\$ 9,521,000	\$ -	\$ -	\$ 9,521,000
Workforce	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,600,000	\$ -	\$ -	\$ 1,600,000
Library Building	\$ 37,000	\$ -	\$ 37,000	\$ 55,500	\$ -	\$ 55,500	\$ 3,700,000	\$ -	\$ -	\$ 3,700,000
Student Services	\$ 13,000	\$ (10,776)	\$ 2,224	\$ 19,500	\$ -	\$ 19,500	\$ 1,320,000	\$ -	\$ -	\$ 1,320,000
Student Activities	\$ 14,000	\$ -	\$ 14,000	\$ 21,000	\$ -	\$ 21,000	\$ 1,365,000	\$ -	\$ -	\$ 1,365,000
Thermal Plant Expansion	\$ 39,000	\$ (10,774)	\$ 28,226	\$ 58,000	\$ -	\$ 58,000	\$ 3,911,000	\$ (250,000)	\$ -	\$ 3,661,000
Parking & Site Improvements	\$ 37,700	\$ (37,632)	\$ 68	\$ 52,950	\$ (52,703)	\$ 247	\$ 3,496,950	\$ -	\$ -	\$ 3,496,950
Subtotal	\$ 236,700	\$ (102,312)	\$ 134,388	\$ 349,950	\$ (57,243)	\$ 292,707	\$ 24,913,950	\$ (250,000)	\$ -	\$ 24,663,950
Regional Center for Public Safety Excellence										
Building	\$ 68,049	\$ -	\$ 68,049	\$ 89,538	\$ -	\$ 89,538	\$ 3,326,426	\$ -	\$ -	\$ 3,326,426
Parking & Site Improvements	\$ 28,696	\$ -	\$ 28,696	\$ 37,757	\$ -	\$ 37,757	\$ 1,887,866	\$ -	\$ -	\$ 1,887,866
Subtotal	\$ 96,745	\$ -	\$ 96,745	\$ 127,295	\$ -	\$ 127,295	\$ 5,214,292	\$ -	\$ -	\$ 5,214,292
STC La Joya Higher Education										
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,163,000	\$ -	\$ -	\$ 1,163,000
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,163,000	\$ -	\$ -	\$ 1,163,000

Total \$ 1,502,600 \$ (617,226) \$ 885,374 \$ 1,854,072 \$ (536,346) \$ 1,317,726 \$ 133,767,694 \$ (2,876,256) \$ (184,515) \$ 130,706,923

October 10, 2017
 STC Facilities Committee Meeting
 2013 - Bond Program
 Shortfall Summary

Current Shortfall	
September Shortfall	\$ (4,646,704)
Design Contingency deducts pending Oct. Board Approval	\$ (203,257)
Owner's Contingency deducts pending Oct. Board Approval	\$ (127,925)
Buy-out Savings Pending October Board Approval	\$ 500,000
October Shortfall	\$ (4,477,886)
Available Design Contingency Balance (October)	\$ 682,117
Available Owner's Contingency Balance (October)	\$ 1,189,801
Current Shortfall less Contingency Balances	\$ (2,605,968)

Projected Savings	
Projected Pecan Campus Buy-out Savings	\$ 280,000
Projected Nursing Allied Health Buy-out Savings	\$ 360,000
Projected Technology Campus Buy-out Savings	\$ 100,000
Projected Mid Valley Campus Buy-out Savings	\$ 100,000
Projected Starr Campus Buy-out Savings	\$ 250,000
Projected Miscellaneous Savings	\$ 300,000
Projected Savings Total	\$ 1,390,000

Projected Shortfall	
Current Shortfall less Contingency Balances	\$ (2,605,968)
Projected Savings Total	\$ 1,390,000
Bond Projected Shortfall	\$ (1,215,968)

SOUTH TEXAS COLLEGE

2013 BOND CONSTRUCTION PROGRAM UPCOMING TIMELINE

Facilities Committee Meeting

October 10, 2017



**BROADDUS
& ASSOCIATES**

OPERATIONAL ITEMS

**South Texas College
2013 Bond Construction Program
Upcoming Timeline**

July '17 August '17 September '17 October '17 November '17

		July '17	August '17	September '17	October '17	November '17
Operational	1	NTP's	NTP's	NTP's	NTP's	NTP's
	2	Ongoing Construction Activity				
	3	Buyout Savings Requests				
	4	Issue Resolution				
	5	Schedule Compression				
	6	B&A Auditing			FF&E Install	FF&E Install
	7					
	8					
	9					
	10					

INFORMATION & PRESENTATION ITEMS

South Texas College
2013 Bond Construction Program
Upcoming Timeline

July '17 **August '17** **September '17** **October '17** **November '17**

	July '17	August '17	September '17	October '17	November '17
1	NTP's	NTP's	NTP's	NTP's	NTP's
2	Ongoing Construction Activity				
3	Buyout Savings Requests				
4	Issue Resolution				
5					
6					
7					
8					
9					
10					

STC 2013 Bond Program - Pecan Campus North Academic Building

Scorecard #31
 Status: **Submitted**
 09/29/2017



Scope

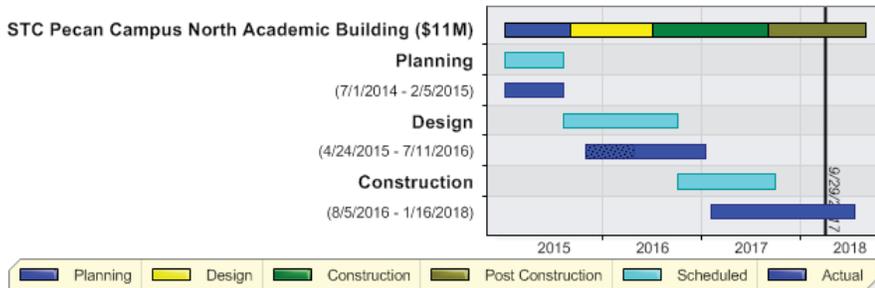
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

PECAN CAMPUS - North Academic Bldg. - A state of the Art multipurpose 3 story, 64,294 SF structural steel building with a combination of glass curtain wall and brick exterior, and is a multi disciplinary teaching facility including Computer Sciences, Communication Arts, K - 12 Instruction, thru Psychology. The building includes 29 Classrooms, with faculty offices and common areas for Student interaction.

Budget

	Current Budget
--	-----------------------

Schedule



Activity

30 Day Look Ahead

- Exterior walls: Glazing at 98%
- Roof complete
- MEP in final trim out and testing: AC operating
- Interiors: painting, flooring, casework, etc near complete
- T&B pending IT duct bank, est start 10-6
- Landscape irrigation, beds and trees installed: lawns after last windows skytrack complete
- Pre-Final inspections started

Key Consultants/Contractors

- Architect: PBK Architects
- MEP: DBR Engineering
- Structural: Chanin Engineering
- Civil: Perez Consulting Engineers
- AV/IT: WJHW Consultants
- D. Wilson Construction Co.

Key Owner Issues or Concerns

- Scheduled Substantial Completion is November 15
- Preparations for Owner FF&E

Recent Photo



STC 2013 Bond Program - Pecan Campus South Academic Building

Scorecard #30
Status: **Submitted**
09/29/2017



Scope

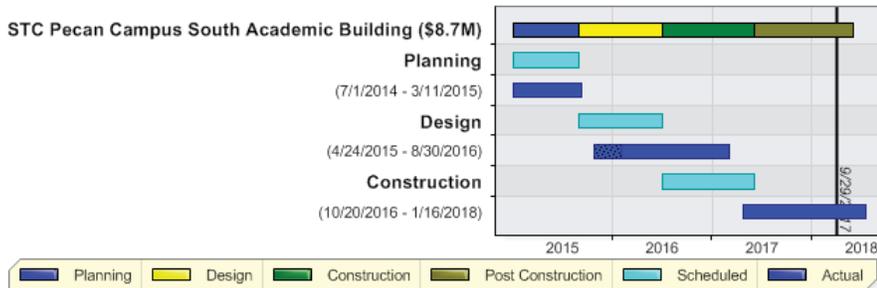
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties

PECAN CAMPUS - South Academic Bldg. - A state of the Art multipurpose 2 story, 41,500 sf structural steel building with a combination of glass curtain wall and brick exterior, and is a general purpose, multi-disciplinary teaching facility for varied curriculums. The building includes nineteen Classrooms and specialty learning spaces administrative and faculty offices and common areas for Student interaction.

Budget

	Current Budget
Professional Services - Pecan Campus South Academic Building	\$704,794.00
Construction	\$6,668,628.00
Owner Procured	\$1,260,705.00
Miscellaneous Expenses	\$110,638.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Exterior walls: Face brick and stucco complete, metal panels near complete
- MEP final fixture and trim out
- Roof: copings near complete
- Interiors: painting flooring casework in progress

Key Consultants/Contractors

- Architect: BSG Architects
- MEP: Half Associates
- Structural: Lopez Engineering
- Civil: PCE
- AV/IT WJHW Consultants

Key Owner Issues or Concerns

- Scheduled Substantial Completion is November 6

Recent Photo



STC 2013 Bond Program - Pecan Campus STEM Building

Scorecard #29

Status: **Submitted**

09/29/2017



Scope

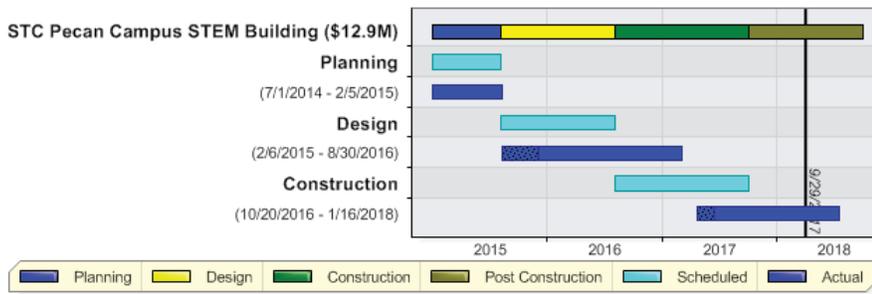
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties

PECAN CAMPUS - STEM Building - A state of the Art multipurpose 2 story, 50,600 sf structural steel building with a combination of glass curtain wall and brick exterior, and is a teaching facility for Science, Technology, Engineering, and Math. The building includes nine instructional Classrooms, nine Laboratories, administrative and faculty, offices and common areas for Student interaction.

Budget

	Current Budget
Professional Services - Pecan Campus STEM Building	\$970,149.00
Construction	\$10,430,550.00
Owner Procured	\$1,329,518.00
Miscellaneous Expenses	\$145,548.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Exterior walls: Face brick and stucco done, Glazing and metal panels near complete
- MEP in final connections, fixtures and trim out, conditioned air operational
- Overhead inspections complete
- Roof: Main roof and canopies complete, copings in progress
- Interiors; painting, ceilings, casework in progress

Key Consultants/Contractors

- Architect: Boultinghouse Simpson Gates
- MEP: Half Associates
- Structural: Lopez Engineering Group
- Civil: Perez Consulting Engineers
- AV/IT: WJHW Consultants
- D Wilson Construction

Key Owner Issues or Concerns

- Commitment by DWilson, BSG and B&A to achieve Subl Comp mid Dec 2017
- Current CPM sched indicates SC by Dec 15

Recent Photo



STC 2013 Bond Program Pecan Campus Cafeteria & Activities Building

Scorecard #30
 Status: **Submitted**
 09/29/2017



Scope

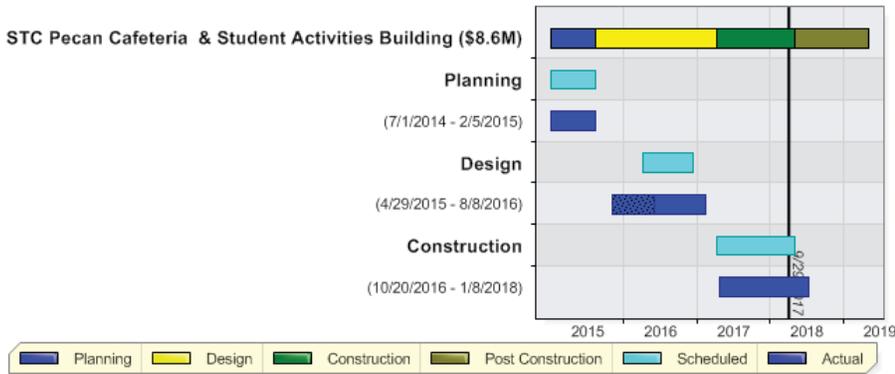
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

PECAN CAMPUS - Student Activities & Cafeteria - A State of the Art multi-purpose 2 story, 31,000 sf structural steel building with a combination of glass curtain wall and brick exterior, and is a multi-use student programs and activities center with cafeteria, dining and internet café. The building includes two large, dividable multi-purpose rooms, support spaces and conference rooms, offices and common areas for Student interaction.

Budget

	Current Budget
Professional Services - Pecan Campus Student Services and Activities Bldg	\$683,110.00
Construction	\$6,897,227.00
Owner Procured	\$884,017.00
Miscellaneous Expenses	\$94,548.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Roofing at 98%: detail work on low roof asphaltic and Hi roof metal fascia / trim
- Exterior walls: remaining punch window and entry doors in progress
- MEP final connections to food service equipment : final trim out and fixtures
- Food Service: large equipment set, STC equipment delivered
- Interiors: painting, flooring, casework, etc, in progress
- Elevator continues

Key Consultants/Contractors

- Architect: TWG
- MEP: Half Associates
- Structural: Chanin Engineering
- Civil: Perez Consulting Engineers
- Kitchen: Cospser & Assoc.

Key Owner Issues or Concerns

- Gas Service: Texas Gas Service estimate connections mid November
- Substantial Completion scheduled as November 19

Recent Photo



STC 2013 Bond Program Pecan Campus Parking & Site Improvements

Scorecard #24
 Status: **Submitted**
 09/29/2017



Scope

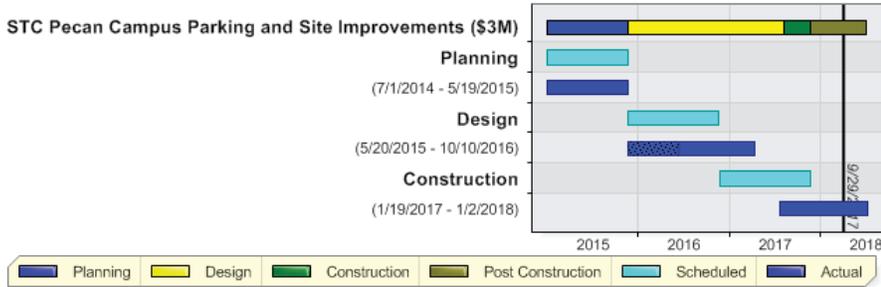
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties

PECAN CAMPUS - Parking & Site - In concert with the construction of five major new facilities at north and west quadrants of the STC Pecan Campus, the Parking & Site Improvements provides a new environmentally sensitive parking area for ~ 300 spaces. Extensive landscaping, lawns, tree lined walkways and outdoor gathering areas are provided between and around the new buildings, promoting the 'urban garden' atmosphere for students, visitors, staff and faculty, and creating a unique pathway drawing the expanding Pecan Campus into a community of higher education.

Budget

	Current Budget
Professional Services - Pecan Campus Parking & Site Improvements	\$276,623.00
Construction	\$2,621,974.00
Owner Procured	\$24,374.00
Miscellaneous Expenses	\$30,366.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Parking lot base: asphaltic wear surface at west half; east section in progress (see photo)
- Curbs: complete
- Lighting: pole lights energized; building site lighting in progress
- Storm drainage and bio-swales complete:
- Water and fire service lines complete
- Gas service application submitted
- Electric service xfmr's and meters energized
- Final grading and landscape/irrigation in progress

Key Consultants/Contractors

- Perez Consulting Engineers (PCE)
- Landscape Designer: SSP Landscape Design

Key Owner Issues or Concerns

- Parking areas complete to coincide with SC or CoMcA's requirements for issuance of Cert of Occupancy

Recent Photo



STC 2013 Bond Program - Nursing and Allied Health Expansion Bldg

Scorecard #30
 Status: **Submitted**
 09/22/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

NURSING ALLIED HEALTH CENTER - Expansion Bldg.

4 story, 97000 sq ft bldg consisting of:

L1-Vestibule, Learning commons, quiet and high tech study rooms, Kitchen and dining area and exterior seating.

L2-Medium and small classrooms, testing areas and faculty offices.

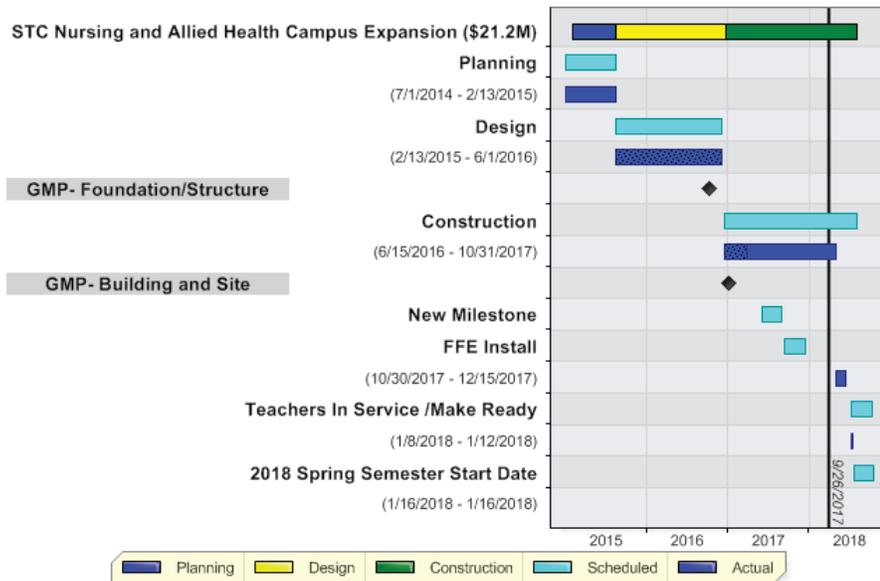
L3-Respiratory and ultrasonic training, Radiology labs, small and medium classrooms and faculty offices.

L4-Medical surgical simulation labs, emergency room simulation, pediatrics, triage and simulation labs. Nursing advanced training, O.B. simulation labs and phlebotomy labs. De-briefing rooms.

Budget

	Current Budget
Professional Services - Nursing & Allied Health Building	\$1,745,145.00
Construction	\$17,036,120.00
Owner Procured	\$2,207,887.00
Miscellaneous Expenses	\$250,875.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Finish Ceilings Level 1
- Final Paint on Level 4
- Final connections on kitchen hood
- Emergency Generator wiring Installation
- Countertop and kitchen equipment install
- Installation of restroom partitions

Key Consultants/Contractors

- ERO
- Halff
- D. Wilson Construction

Key Owner Issues or Concerns

- Owner Supplied Kitchen Equipment
- Communications Conduit Routing
- Weather Days

Recent Photo



Nursing and Allied Health Thermal Plant

Scorecard #14
 Status: **Submitted**
 08/28/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

NURSING ALLIED HEALTH CENTER - Thermal Plant - This thermal plant will provide chilled water for the HVAC systems not only in the Nursing Allied Health building, it will also be used to provide chilled water to the existing STC buildings. It consists of 2 chillers, custodial collaboration room and a break room.

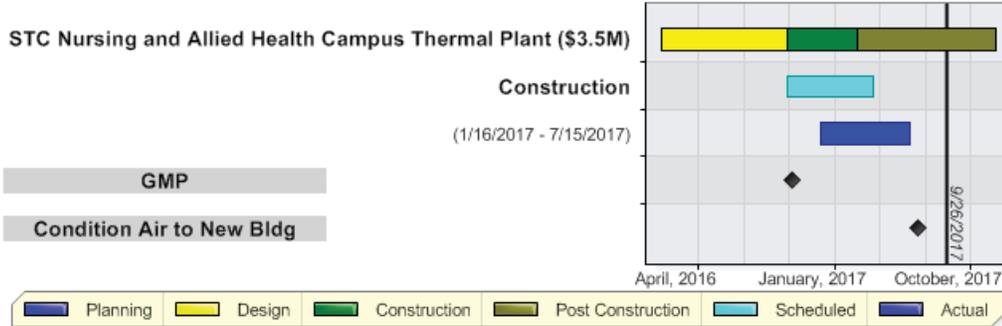
New Thermal Energy Plant for New Nursing Building and the Existing Nursing building

Approx. 3500 Sq ft

Budget

	Current Budget
Professional Services - NAH Thermal Plant	\$50,900.00
Construction	\$3,336,248.00
Owner Procured	\$380,224.00
Miscellaneous Expenses	\$2,722.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Cycling Water in CHW system
- Flushing water thru piping to cooling tower
- Paint Ceiling and walls
- Install 8' fence around cooling towers

Key Consultants/Contractors

- ERO
- Half
- D. Wilson Construction

Key Owner Issues or Concerns

- Meter base and transformer set
- Waiting on water meter
- Weather

Recent Photo



Nursing and Allied Health Parking Lot and Site Improvement

Scorecard #23
 Status: **Submitted**
 09/22/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

NAHC - Parking and Site Improvements - Parking area and site were designed to maintain vehicles safety, provide enough parking for future expansion. Improvements to make it easily accessible for all students.

Budget

	Current Budget
Professional Services - NAH Parking and Site Improvements	\$164,554.00
Construction	\$2,207,704.00
Owner Procured	\$16,279.00
Miscellaneous Expenses	\$12,616.00
Additional Costs	\$0.00

Schedule

STC Nursing and Allied Health Campus Parking and Site Improvements (\$2.4M)



Activity

30 Day Look Ahead

- Install Light Pole Bases
- Pour Curb and Gutter
- Pour Main entrance
- Pour transformer pad for parking lot lighting

Key Consultants/Contractors

- R. Guterrez
- D. Wilson Constructon

Key Owner Issues or Concerns

- Weather Delays
- Communication Piping from pre-existing bldg

Recent Photo



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

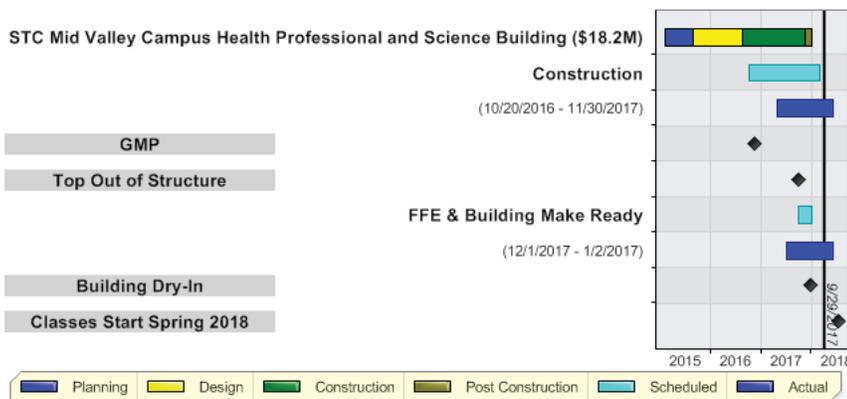
MID VALLEY CAMPUS - Health Professions & Science Bldg. - A state of the Art multipurpose 2 story, 78,649 sf structural steel building with a combination of glass curtain wall and brick exterior, and is a teaching facility for Chemistry, Physics, Biology and Engineering. The building includes 11 Classrooms, 18 Laboratories, offices and common areas for Student interaction. A new multilevel Health Professions and Science Building.

Budget

	Current Budget
Professional Services -Mid Valley Health Professions & Science Bldg	\$1,404,145.00
Construction	\$14,481,765.00
Owner Procured	\$2,047,347.00
Miscellaneous Expenses	\$217,513.00
Additional Costs	\$0.00

Schedule

STC Mid Valley Campus Health Professional and Science Building (\$18.2M)



Activity

30 Day Look Ahead:

- Complete parapet cap installation.
- Complete MEP OH rough-in punch items and hold back-punch verification on 1st floor.
- Complete electrical wiring on 1st floor.
- Complete installation of ceramic tile within restrooms on 1st floor.
- Complete installation of hard ceilings on 1st floor.
- Begin ceiling grid installation on 1st floor.
- Complete installation of drywall and TFT on 2nd floor along with prime coat.
- Complete OH MEP rough-ins & hold punch items walk through.
- Complete masonry veneer installation.
- Complete installation of ext. glazing.
- Energize transformer for perm. power.
- Complete gas line connection and setting of meter.

Key Consultants/Contractors:

- ROFA Architects
- DBR- MEP
- HALFF -CIVIL
- Skanska USA

Key Owner Issues or Concerns:

- Priority project, classes begin Spring 2018.

Recent Photo



STC 2013 Bond Program Mid Valley Campus Student Services Addition

Scorecard #29
 Status: **Submitted**
 09/29/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

MID VALLEY - Student Services Addition - A state of the Art multipurpose 2 story, 17,929 sf. structure structural steel building with a combination of glass curtain wall and brick exterior and house some of the College's basic services and support spaces. This building will be home to a new Cafeteria, Lounge Space, Offices, and Student Admissions.

Budget

	Current Budget
Professional Services - Mid Valley Campus Student Services Building	\$888,657
Construction	\$3,856,862
Owner Procured	\$339,566
Miscellaneous Expenses	\$52,889
Additional Costs	\$0

Schedule



Activity

30 Day Look Ahead:

- Hold final inspections & obtain CofO.
- Conduct final cleaning.
- Hold final completion punch walk through.
- Complete T&B and remediations there from.

Key Consultants/Contractors

- Architect: ROFA Architects
- Structural: Hinojosa Engineering
- MEP: DBR Engineering
- Civil: Half Associates
- CMR: Skanska USA

Key Owner Issues or Concerns

- Delayed completion of final inspections due to TX Gas connections.

Recent Photo



STC Mid Valley Campus Library Addition and Renovation

Scorecard #23
 Status: **Submitted**
 08/29/2017



Scope

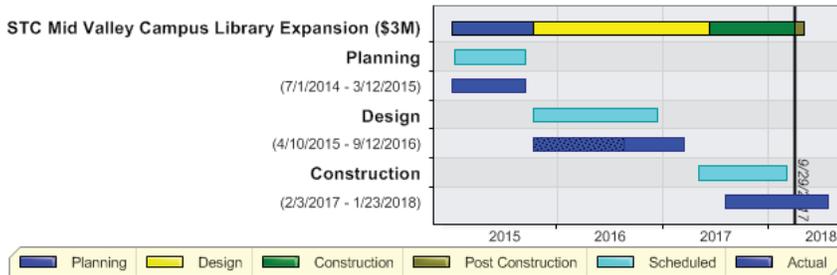
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

MID VALLEY CAMPUS - Library Addition and Renovation - A 10,814 sf. addition to and renovation of the existing Library. The design integrates multifunctional seating areas that accommodate both individual and group settings. The new addition and renovations provide furniture with power and data built into the furniture so students have plenty of data & electrical outlets for the multitude of electronic devices. Furniture was hand-selected based of visits to other Colleges to research what type of furniture used most based on function, adaptability, and comfort.

Budget

	Current Budget
Professional Services - Mid Valley Campus - Library Expansion	\$226,620.00
Construction	\$2,466,455.00
Owner Procured	\$277,654.00
Miscellaneous Expenses	\$35,466.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Complete ext. stud installation.
- Begin ext. sheathing installation.
- Begin int. stud installation.
- Continue OH MEP installations.
- Begin MEP in-wall installations once int. wall framing is up.

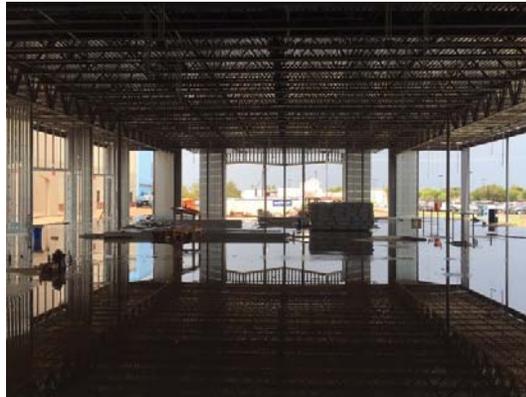
Key Consultants/Contractors

- AE: M+G
- Structural: CLH Engineering
- MEP: Sigma HN
- Civil: Melden & Hunt

Key Owner Issues or Concerns

- Staying within budget. Contingencies are rather small and there are no allowances within the GMP.

Recent Photo



STC Mid Valley Campus Library Renovation - Non Bond

Scorecard #4

Status: **Submitted**

09/29/2017



Schedule



Activity

30 Day Look Ahead:

- Continue in-wall and OH MEP rough-ins throughout.
- Complete installation ductwork insulation.
- Schedule in-wall MEP inspection.

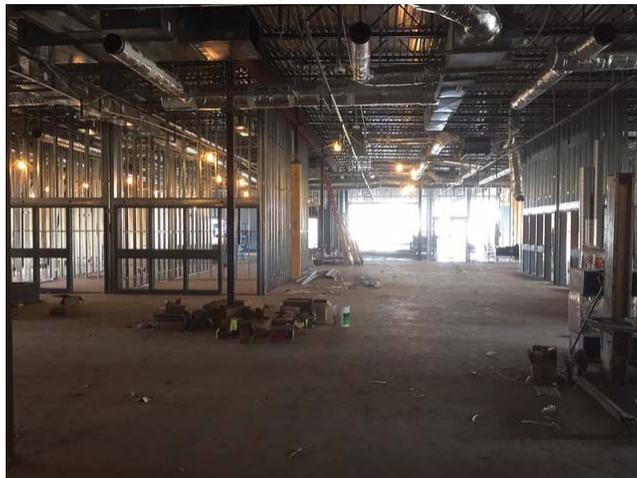
Key Consultants/Contractors

- Mata+Garcia Architects LLP
- Sigma HN Engineers, PLLC
- Hinojosa Engineering Inc.
- Wrightson/Johnson/ Haddon/Williams

Key Owner Issues or Concerns

- None at this time

Recent Photo



STC 2013 Bond Program Mid Valley Campus Thermal Plant Expansion

Scorecard #28
 Status: **Submitted**
 09/29/2017



Scope

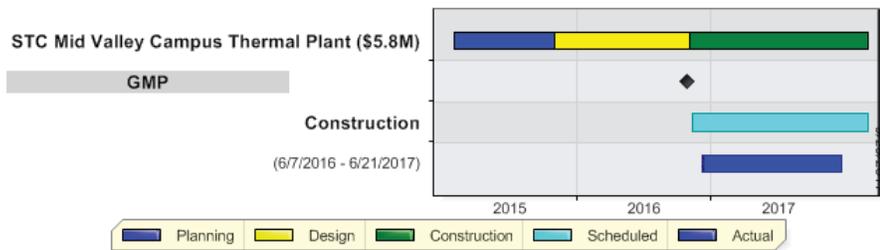
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

MID VALLEY CAMPUS - New Thermal - Design for a New Thermal Energy Plant for the Mid Valley Campus to include all new STC Bond projects and Retrofit of all existing buildings.

Budget

	Current Budget
Professional Services - Mid Valley Campus Thermal Plant	\$415,224.00
Construction	\$4,514,323.00
Owner Procured	\$815,825.00
Miscellaneous Expenses	\$56,810.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Project is complete; plant is in operation.
- Perform project close-out.

Key Consultants/Contractors

- DBR Engineering
- Rofa Architects
- Mata Garcia Architects
- EGV Architects
- Halff Civil
- Skanska USA

Key Owner Issues or Concerns

- None at this time.

Recent Photo



STC 2013 Bond Program Mid Valley Campus Parking and Site Improvements

Scorecard #27
 Status: **Submitted**
 09/29/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

MID VALLEY CAMPUS - Parking and Site Improvements - This scope includes a new 48,000 sqft surface parking lot providing 159 new parking space. The scope of this project included infrastructure to support the new additions, including sidewalks and landscaping.

Budget

	Current Budget
Professional Services -Mid Valley Parking and Site Improvements	\$323,494.00
Construction	\$2,484,425.00
Owner Procured	\$33,638.00
Miscellaneous Expenses	\$29,806.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Telecommunications cutover is complete.
- Utilities infrastructure installation is complete.
- Large parking area will continue to be utilized as a staging area for the HP&S project for the next two months or so.

Key Consultants/Contractors

- Halff Civil
- Rofa Architects
- Mata Garcia Architects
- EGV Architects
- DBR Engineering
- Skanska USA

Key Owner Issues or Concerns

- Presentation & Acceptance of Landscape & Irrigation Plan.

Recent Photo



STC 2013 Bond Program Technology Campus Scorecard

Scorecard #23
 Status: **Submitted**
 09/29/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

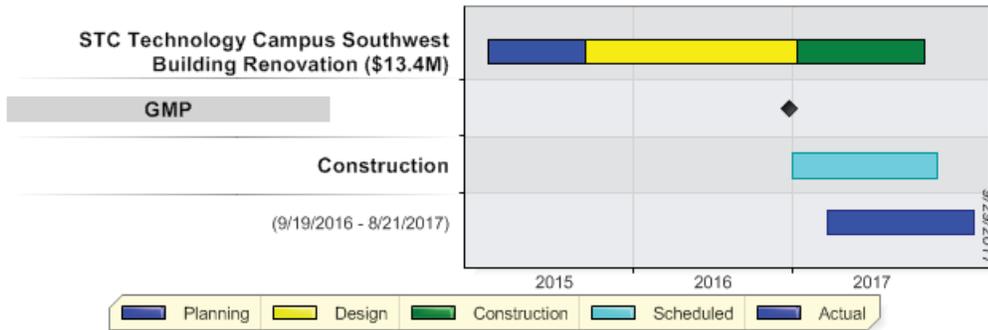
Technology Campus - S.W. Building Renovation -

To provide admissions offices, student enrollment center, financial aid office, computer stations. for a total fo ASF of 72,000.

Budget

	Current Budget
Professional Services - Technology Campus - Southwest Building Renovation	\$1,326,724.00
Construction	\$10,547,702.00
Owner Procured	\$1,406,084.00
Miscellaneous Expenses	\$156,193.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead:

- Project is complete and in use.
- Conduct project closeout.

Key Consultants/Contractors

- Architect: EGV Architects, Inc
- Structural: Chanin
- MEP: Trinity
- CMR: ECON Enterprises

Key Owner Issues or Concern

- None at this time.

Recent Photo



STC 2013 Bond Program Technology Campus Parking and Site Improvements

Scorecard #24
 Status: **Submitted**
 09/29/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

Technology Campus - Parking and Site Improvements -

Civil, Sitework, Landscaping and Surveying for the Renovations to the STC Technology Campus.

Budget

	Current Budget
Professional Services - Technology Campus - Parking & Site Improvements	\$101,814.00
Construction	\$1,986,705.00
Owner Procured	\$8,633.00
Miscellaneous Expenses	\$27,915.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Project is complete and in use.
- Conduct project closeout.

Key Consultants/Contractors

- Hinojosa Engineering
- EGV Architects
- ECON Construction

Key Owner Issues or Concerns

- No concerns at this time

Recent Photo



STC 2013 Bond Program - Starr County Campus Health / Science Building

Scorecard #29
 Status: **Submitted**
 09/25/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

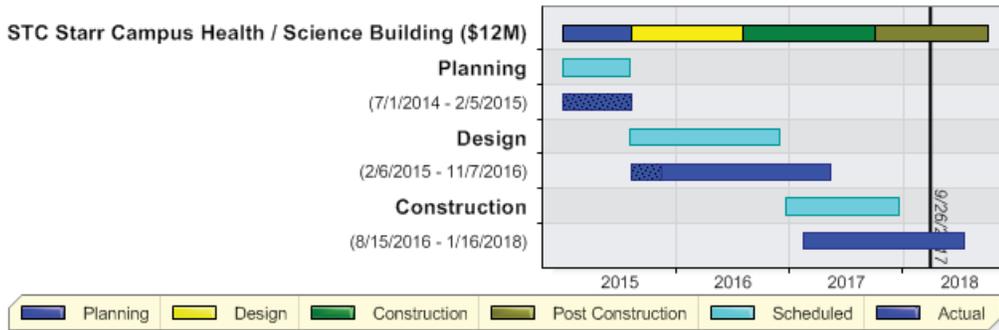
Starr County Campus - Health Professions & Science Bldg. -

This is a 2 story, 52000 sq ft bldg. L1 will provide O.B. Simulation labs, Debriefing rooms, Video room, Large study rooms, staff offices, Computer lab classrooms and skills labs. L2 consists of Chemistry, Biology, Microbiology, and Computer Lab classrooms. Also faculty staff and the Deans office is located on L2.

Budget

	Current Budget
Professional Services - Starr County Campus - Health Professions and Science Building	\$946,176.00
Construction	\$9,544,889.00
Owner Procured	\$1,361,907.00
Miscellaneous Expenses	\$135,615.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Glass installation at curtain wall
- Casework installation
- Flushing of CHW piping
- Installation of metal wall panels
- Ceiling grid L1 and L2
- Sprinkler system branch and drops

Key Consultants/Contractors

- Mata-Garcia
- Sigma
- D.Wilson Construction

Key Owner Issues or Concerns

- Gas line installation
- Manpower shortage
- Schedule

Recent Photo



Starr County Campus Student Services Building

Scorecard #27
 Status: **Submitted**
 09/25/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

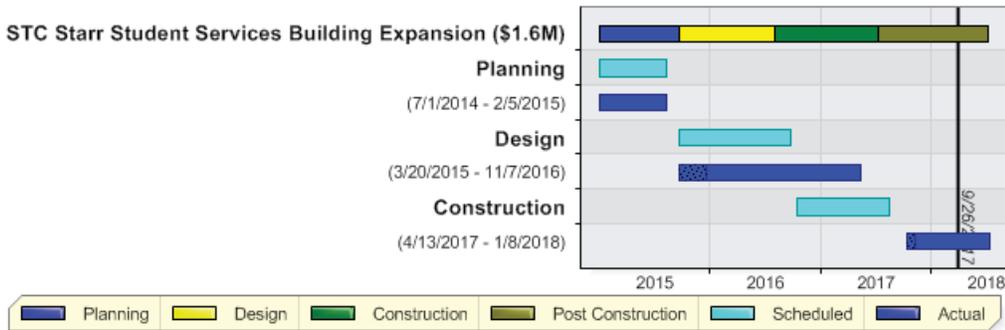
Starr County Campus - Student Services Bldg. -

To provide admissions offices, student enrollment center, financial aid office, compute stations.

Budget

	Current Budget
Professional Services - Starr County Campus - Student Services Building	\$114,727.00
Construction	\$1,322,388.00
Owner Procured	\$171,142.00
Miscellaneous Expenses	\$17,976.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Final laying of roofing
- Air barrier and flashing
- Electrical and data rough-in
- Install window and door frames
- 2 side sheetrock

Key Consultants/Contractors

- Architect: Mata + Garcia Architects
- MEP: Sigma Engineering
- Structural: CLH Engineering
- Civil: Melden & Hunt
- AV/IT WJHW Consultants

Key Owner Issues or Concerns

- Owner Changes
- Schedule
- Weather Delays

Recent Photo



STC 2013 Bond Construction Program - Starr Student Activities Building

Scorecard #28
 Status: **Submitted**
 09/25/2017



Scope

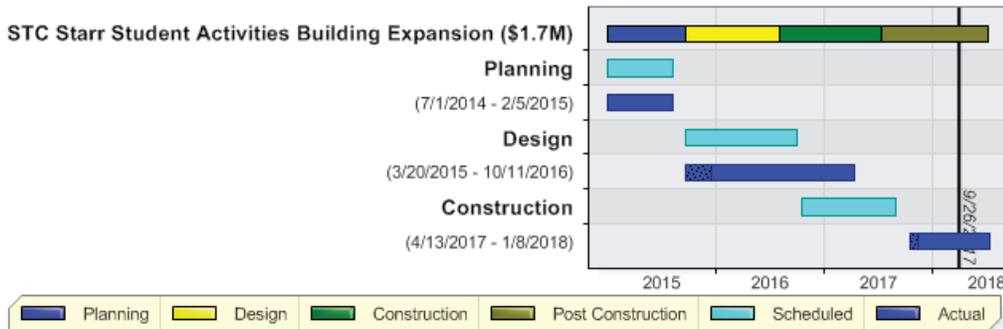
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

Starr County Campus - Student Activities Bldg - To provide more area for the Student events area and new A/V room.

Budget

	Current Budget
Professional Services - Starr County Campus - Student Activities Building	\$114,995.00
Construction	\$1,372,869.00
Owner Procured	\$176,201.00
Miscellaneous Expenses	\$17,516.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Window frame installation
- Wall electrical and data rough-in
- Complete Roofing
- 2-side sheetrock
- Door frame installation

Key Consultants/Contractors

- Architect Mata + Garcia Architects
- MEP Sigma Engineering
- Structural: CLH Engineering
- Civil: Melden & Hunt Engineering
- AV/IT: WJHW Consultants

Key Owner Issues or Concerns

- Owner Changes
- Schedule
- Weather delays

Recent Photo



STC 2013 Bond Program - Starr County Campus Thermal Plant

Scorecard #26
 Status: **Submitted**
 09/25/2017



Scope

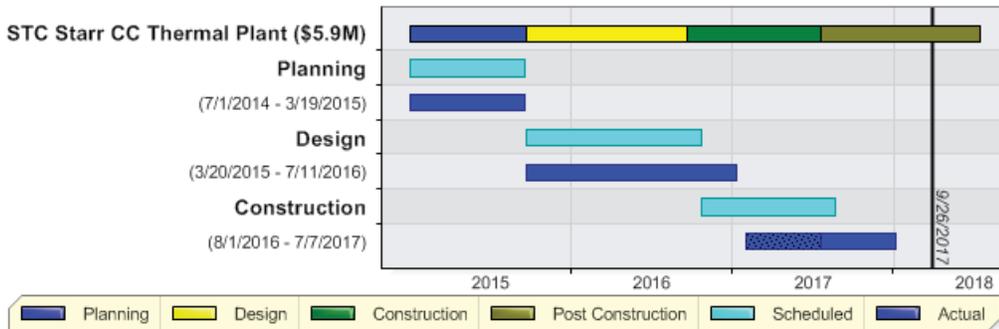
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

Starr County Campus - Thermal Plant - To provide chilled water to the new Health Professions and Science bldg, the new Library, and to provide new service. upgrades, to the remaining bldgs on campus.

Budget

	Current Budget
Professional Services - Starr County Campus - Thermal Plant	\$440,152.00
Construction	\$4,709,985.00
Owner Procured	\$651,886.00
Miscellaneous Expenses	\$58,665.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- CHW piping flushing
- Complete Cooling Tower controls
- Light fixture installation
- Wall electrical and data rough in
- Chiller controls install

Key Consultants/Contractors

- Sigma
- Mata-Garcia
- D. Wilson Construction

Key Owner Issues or Concerns

- Weather delays
- Schedule
- Manpower shortage

Recent Photo



STC Starr CC Parking and Site Improvements

Scorecard #17
 Status: **Submitted**
 09/25/2017



Scope

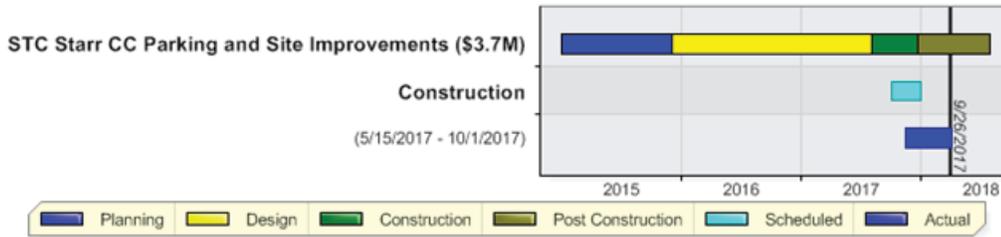
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties

STARR County - Parking and Site Improvements - The scope of this project included infrastructure to support the new additions, including sidewalks and landscaping.

Budget

	Current Budget
Professional Services - Starr County Campus - Parking and Site Improvements	\$138,023
Construction	\$3,499,758
Owner Procured	\$14,059
Miscellaneous Expenses	\$18,558
Additional Costs	\$0

Schedule



Activity

30 Day Look Ahead

- Detention pond final grading
- Parking lot and Alt #2 asphalt installation
- Alt#1 and #3 asphalt installation
- Light Pole bases complete

Key Consultants/Contractors

- Civil: Melden & Hunt
- MEP: Sigma HN
- Landscaping: SSP
- CMR: D. Wilson

Concerns

- Schedule
- Weather
- Alternate #4

Recent Photo



STC Bond Construction Program - New Library Building

Scorecard #23
 Status: **Submitted**
 09/25/2017



Scope

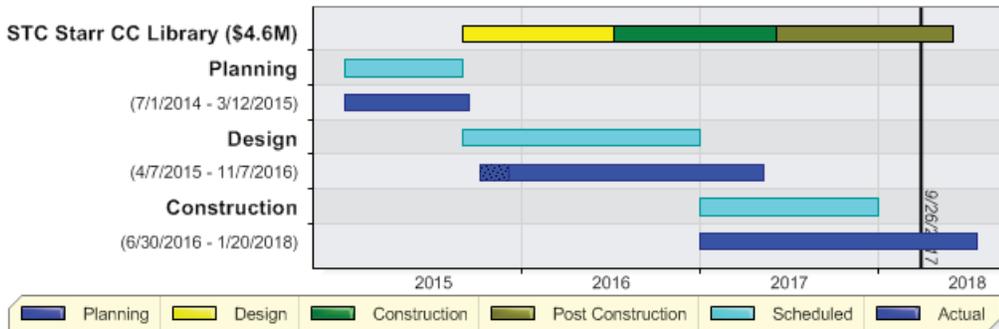
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties.

Starr County Campus New Library - This is a 1 story 26000 sq ft bldg. this will house learning commons areas, deep quiet rooms, collections area, multipurpose room, instructional labs, and student collaboration.

Budget

	Current Budget
Professional Services - Starr County Campus - Library	\$323,313.00
Construction	\$3,707,869.00
Owner Procured	\$551,553.00
Miscellaneous Expenses	\$51,105.00
Additional Costs	\$0.00

Schedule



Activity

30 Day Look Ahead

- Exterior framing and sheathing
- MEP overhead rough-in
- Vapor barrier and flashing installation
- One-side sheetrock
- Air handler installation

Key Consultants/Contractors

- Mata-Garcia
- Sigma
- D. Wilson Construction

Key Owner Issues or Concerns

- Schedule
- Manpower shortage

Recent Photo



La Joya Jimmy Carter Teaching Site

Scorecard #18
 Status: **Submitted**
 09/29/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties

La Joya Jimmy Carter Teaching Site - This scope includes the construction of a new 2,542 sf metal building to house 42 new welding stations to accommodate the colleges increased demand in their vocational classes. Included in this project is the replacement of and upgrades to existing furniture, fixtures, and equipment for 2 computer and science labs, 2 science prep rooms, science storage room and 3 classrooms. This project has joint collaboration between STC and La Joya ISD.

Budget

	Current Budget
--	-----------------------

Schedule

STC La Joya Jimmy Carter Teaching Site Training Labs Improvements (\$1.6M)



Activity

- 30 Day look ahead**
- Substantial Completion 9/20/2017
- Key Consultants/Contractors**
- CSP project
 - EGV Architects
 - 5 Star Construction - General Contractor
- Key Owner Issues or Concerns**

Recent Photo



Pharr Regional Center for Public Safety Excellence - Building

Scorecard #18
 Status: **Submitted**
 09/29/2017



Scope

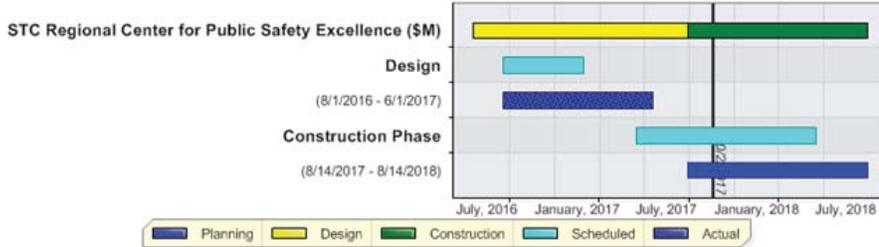
South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties

Pharr Regional Center for Public Safety Excellence Building - This facility has been design for the Regional Center for Public Safety Excellence in Pharr, Texas with a total of 19,375 square feet. It will house classrooms, administration spaces and offices, computer lab, shower/locker rooms, support spaces, a workout room and simulation room. Three classrooms can be converted to a larger lecture hall by the use of folding partition walls. The interior of the facility will have plenty of natural lighting with the design of clerestory windows above and will be using a chilled water system to cool the facility.

Budget

	Initial Budget
--	-----------------------

Schedule



Activity

30 Day Look Ahead

- Complete installation of building pad, final pour.
- Continue installation of UG utilities.
- Begin layout and installation of structural steel.

Key Consultants/Contractors

- PBK Architects
- G2 Solutions
- Noble Texas Builders, Inc

Key Owner Issues or Concerns

- None at this time.

Recent Photo



Pharr Regional Center for Public Safety Excellence - Site and Parking Improvements

Scorecard #16
 Status: **Submitted**
 08/28/2017



Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties

Pharr Regional Center for Public Safety Excellence Site and Parking Improvements - Apart from the building, a total of 138 parking spaces is to be included along with a skills pad to be used for vehicular training by law enforcements and fire emergency students. This design package will include landscape and irrigation.

Budget

	Current Budget
--	-----------------------

Schedule



Activity

30 Day Look Ahead

- Continue installation of UG domestic water main to within 5' of the proposed building.
- Continue installation of UG storm sewer.

Key Consultants/Contractors

- Dannenbaum Engineering, LLC McAllen
- Noble Texas Builders, Inc

Key Owner Issues or Concerns

- None at this time.

Recent Photo



Scorecard #4
Status: **Submitted**
09/29/2017

Scope

South Texas College (STC) - 2013 Bond Program - Due to the steady increase in the growth in the Rio-Grande Valley, and STC's Board of Trustee's mission to provide a place of Higher Education for those living in the RGV, the voters approve a 159 million dollar bond referendum in 2013. The Bond Program includes New Construction, Renovation, Utility Plants and Infrastructure to support both new and existing facilities at the 5 major STC campus in Hidalgo and Starr Counties

Pharr Regional Center for Public Safety Excellence Skills Pad - Apart from the building and Site work, TxDPS provided a budget of \$1,140,000 for training facilities. Out of the budget, Noble Texas Builders will be building a 240' x 360' Skills Pad, a 721' x 45' Emergency Vehicle Operation Course and an asphalt grid like cityscape layout.

Schedule



Activity

30 Day Look Ahead

- Project is now complete. Final applications for payment were submitted within the required time constraints per DPS' Grant.

Key Consultants/Contractors

- Noble Texas Builders (CM@R)
- Dannenbaum Engineering

Key Owner Issues or Concerns

- None at this time.

Recent Photo





South Texas College
Non-Bond Proceeds - Transfer to Plant Fund Budget
Commitments and Expenditures

As of October 4, 2017

I. Non Bond Commitments					
Project Name - Item Description	Board Approved Expenditures	Not Board Approved Projected Expenditures	Total Expenditures (Actual and Projected)	Approved Board Dates	
Nursing & Allied Health Campus					
Nursing & Allied Health Campus Thermal Plant					
1 Thermal Plant - Design	\$ 206,700	\$ -	\$ 206,700	10/27/2015	
2 Thermal Plant - Construction	2,867,847	-	2,867,847	11/22/2016	
3 Thermal Plant - Miscellaneous	26,000	-	26,000	10/27/2015	
5 Thermal Plant - Furniture	3,943	-	3,943	5/23/2017	
6 Thermal Plant - Technology	46,060	-	46,060	5/23/2017	
Nursing & Allied Health Campus Thermal Plant Parking and Site Improvements					
7 Thermal Plant Parking and Site Improvement - Design	12,000	-	12,000	10/27/2015	
8 Thermal Plant Parking and Site Improvement - Construction	229,010	-	229,010	11/22/2016	
9 Thermal Plant Parking and Site Improvement - Miscellaneous	5,000	-	5,000	10/27/2015	
NAH Campus Subtotal	\$ 3,396,560	\$ -	\$ 3,396,560		
Mid Valley Campus					
Mid Valley Campus Library Retrofit					
10 Library Retrofit - Design	\$ 138,213	\$ -	\$ 138,213	10/27/2015	
11 Library Retrofit - Construction	1,123,682	-	1,123,682	11/22/2016	
12 Library Retrofit - Miscellaneous	6,000	-	6,000	10/27/2015	
13 Library Retrofit - Furniture	82,785	-	82,785	5/23/2017	
14 Library Retrofit - Technology	113,099	-	113,099	5/23/2017	
Mid Valley Campus Workforce Restroom Retrofit					
15 Workforce Restroom Retrofit-Construction		\$ 90,000	\$ 90,000		
16 Workforce Restroom Retrofit-Miscellaneous		10,000	10,000		
Mid Valley Campus Subtotal	\$ 1,463,779	\$ 100,000	\$ 1,563,779		
Starr County Campus					
17 Workforce Restroom Retrofit-Design		\$ 18,000	\$ 18,000		
18 Workforce Restroom Retrofit-Construction		160,000	160,000		
19 Workforce Restroom Retrofit-Miscellaneous		2,000	2,000		
Starr County Campus Subtotal	\$ -	\$ 180,000	\$ 180,000		
Regional Center for Public Safety Excellence					
20 Regional Center Training Facility - Construction	\$ 343,000	\$ -	\$ 343,000	2/28/2017	
21 Parking and Site Improvements - Construction	-	-	-	5/23/2017	
22 Parking and Site Improvements - Design	85,000	-	85,000	1/26/2016	
23 Parking and Site Improvements - Miscellaneous	30,000	-	30,000	1/26/2016	
24 Parking and Site Improvements - Technology	-	-	-		
Regional Center for Public Safety Excellence Subtotal	\$ 458,000	\$ -	\$ 458,000		
Total Non-Bond Expenditures	\$ 5,318,339	\$ 280,000	\$ 5,598,339		

II. Bond Program Budget Deficits - Board Approved - as of September 19, 2017					
(Includes deficits realized after use of Program Contingency Amount)					
Project Name - Item Description	Approved Board Dates	Bond Program Deficits (Savings)		Total Bond & Non Bond Proceeds Budget	
		Proposed Bond Budget Proceeds Deficits (Savings)	Non-Bond Proceeds Expenditures		
1 Mid Valley Campus Thermal Plant Alternate 1 & 2	4/26/2016	\$ -	\$ 718,947	\$ 718,947	
2 Starr County Campus Thermal Plant Alternate	6/28/2016	-	788,305	788,305	
3 Pecan Parking and Site Improvements Contingency Variance	9/27/2016	171,819	-	171,819	
4 NAH Campus Parking and Site Improvements GMP Variance	10/27/2016	784,048	-	784,048	
5 Starr County Campus Library Expansion GMP Variance	10/27/2016	900,000	-	900,000	
6 NAH Campus Thermal Plant GMP Variance	11/22/2016	230,788	-	230,788	
7 Starr County Campus Student Services GMP Variance	11/22/2016	470,000	-	470,000	
8 Starr County Campus Student Activities GMP Variance	11/22/2016	515,000	-	515,000	
9 Starr County Campus Parking and Site Improvement GMP Variance w/ Alternates	11/22/2016	2,270,130	-	2,270,130	
10 Mid Valley Campus Library Expansion GMP Variance	11/22/2016	712,776	-	712,776	
11 La Joya Center Teaching Site GMP Variance	2/28/2017	63,000	-	63,000	
12 Movable Kitchen Equipment Deficit	4/24/2017	591,041	-	591,041	
13 Regional Center Parking & Site GMP Variance	5/23/2017	1,187,866	-	1,187,866	
14 Regional Center Parking & Site GMP Variance	5/23/2017	500,000	-	500,000	
15 Partial Technology Budget Savings	9/19/2017	(1,710,249)	3,194	(1,707,055)	
16 Regional Center for Public Safety Excellence Training Facility GMP Variance	2/28/2017	526,426	-	526,426	
17 Buyout Savings - Pecan Campus North Academic Building	12/13/2016	(720,878)	-	(720,878)	
18 Buyout Savings - Pecan Campus North Academic	9/19/2017	(9,317)	-	(9,317)	
19 Buyout Savings - Pecan Campus STEM Building	9/19/2017	(4,490)	-	(4,490)	
20 Buyout Savings - Pecan Campus Student Activities	9/19/2017	(8,543)	-	(8,543)	
21 Buyout Savings - Pecan Campus Parking & Site	9/19/2017	(43,198)	-	(43,198)	
22 Buyout Savings - Pecan Campus Thermal Plant Final	5/23/2017	(61,591)	-	(61,591)	
23 Buyout Savings - Tech Campus Southwest Renovation Building	11/22/2016	(1,115,311)	-	(1,115,311)	
24 Buyout Savings - Tech Campus Parking & Site Improvements	12/13/2016	(400,000)	-	(400,000)	
25 Buyout Savings - Tech Campus Parking & Site	5/23/2017	(8,898)	-	(8,898)	
26 Buyout Savings - Tech Campus Parking & Site	9/19/2017	(5,095)	-	(5,095)	
27 Buyout Savings - NAH Campus Building	9/19/2017	(290,475)	-	(290,475)	
28 Buyout Savings - Starr County Thermal Plant	9/19/2017	(250,000)	-	(250,000)	
Total Non Bond Funds Required to Cover Bond Budget Deficits		\$ 4,294,849	\$ 1,510,446	\$ 5,805,295	

III. Bond Program Budget Deficits - Not Board Approved - as of October 10, 2017				
Project Name - Item Description	Proposed Board Dates	Proposed Bond Budget Proceeds Deficits (Savings)	Proposed Non-Bond Proceeds Expenditures	Total Proposed Bond & Non Bond Proceeds Budget Deficits
1 Buyout Savings - Technology Campus Building	10/24/2017	(500,000)	-	(500,000)
2 GMP Increase - Mid Valley Library Expansion	10/24/2017	200,888	-	200,888
3 Furniture Budget Remaining	10/24/2017	(229,230)	-	(229,230)
Total Non Bond Funds Required to Cover Bond Budget Deficits		\$ (528,342)	\$ -	\$ (528,342)

Total Non Bond Expenditures (I, II, and III)	\$ 3,766,507	\$ 7,108,785	\$ 10,875,292
---	---------------------	---------------------	----------------------

#	Item Description	Budget Variance	Contingency Balance
1	Original Contingency Balance	\$ -	\$ 9,978,348
Approved GMPs			
2	Pecan Campus North Academic GMP Variance	\$ (451,000)	\$ 9,527,348
3	Pecan South Academic GMP Variance	\$ 142,166	\$ 9,669,514
4	Pecan STEM Bldg. GMP Variance	\$ (1,917,059)	\$ 7,752,455
5	Pecan Campus Student Services GMP Variance	\$ (603,179)	\$ 7,149,276
6	Pecan Thermal Energy Plant GMP Variance	\$ 106,000	\$ 7,255,276
7	Pecan Parking and Site Improvements GMP Variance	\$ (495,875)	\$ 6,759,401
8	NAH Campus Expansion GMP Variance	\$ (34,860)	\$ 6,724,541
9	NAH Campus Parking and Site Improvements GMP Variance	\$ (784,048)	\$ 5,940,493
10	Technology Campus Renovation GMP Variance	\$ 1,466,413	\$ 7,406,906
11	Technology Campus Site & Parking GMP Variance	\$ (1,335,820)	\$ 6,071,086
12	Technology Campus Site & Parking IT Duct Bank	\$ 102,575	\$ 6,173,661
13	Mid Valley Health Professions GMP Variance	\$ (953,388)	\$ 5,220,273
14	Mid Valley Student Services Building Expansion GMP Variance	\$ (1,025,923)	\$ 4,194,350
15	Mid Valley Thermal Energy Plant GMP Variance	\$ (96,698)	\$ 4,097,652
16	Mid Valley Parking & Site Improvements GMP Variance	\$ 122,286	\$ 4,219,938
17	Starr County Campus Health Professions GMP Variance	\$ (1,021,000)	\$ 3,198,938
18	Starr County Campus Library Expansion GMP Variance	\$ (900,000)	\$ 2,298,938
19	Starr County Thermal Energy Plant GMP Variance	\$ (111,000)	\$ 2,187,938
20	Starr County Campus Student Services GMP Variance	\$ (470,000)	\$ 1,717,938
21	Starr County Campus Student Activities GMP Variance	\$ (515,000)	\$ 1,202,938
22	NAH Campus Thermal Plant (Bond Funded) GMP Variance	\$ (230,788)	\$ 972,150
23	Mid Valley Campus Library Expansion GMP Variance	\$ (712,776)	\$ 259,374
24	Starr County Campus Parking and Site Improvements GMP Variance w/ Alternates	\$ (2,270,130)	\$ (2,010,756)
25	Regional Center for Public Safety Excellence Training Facility GMP Variance	\$ (526,426)	\$ (2,537,182)
26	La Joya Center Teaching Site GMP Variance	\$ (63,000)	\$ (2,600,182)
27	Regional Center for Public Safety Excellence Parking & Site GMP Variance	\$ (1,187,866)	\$ (3,788,048)
28	Regional Center for Public Safety Excellence Parking & Site GMP Variance	\$ (500,000)	\$ (4,288,048)
CCL vs. GMP Variance Subtotal		\$ (14,266,396)	\$ (4,288,048)
Change Orders - Buyout Savings & GMP Adjustments			
29	Deductive Change Orders-North Academic	\$ 730,195	\$ (3,557,853)
30	Deductive Change Order - Pecan Campus STEM Building	\$ 4,490	\$ (3,553,363)
31	Deductive Change Order - Pecan Campus Student Activities & Cafeteria	\$ 8,543	\$ (3,544,820)
32	Deductive Change Order - Pecan Campus Thermal Plant Final Buyout	\$ 61,591	\$ (3,483,229)
33	Deductive Change Order - Pecan Campus Parking & Site Improvement	\$ 43,198	\$ (3,440,032)
34	Deductive Change Order - NAH Campus Building	\$ 290,475	\$ (3,149,557)
35	Deductive Change Orders-Tech Campus Renovation	\$ 1,736,041	\$ (1,413,516)
36	Deductive Change Orders-Tech Campus Parking & Site	\$ 436,239	\$ (977,277)
37	GMP Increase -Mid Valley Campus Library Expansion	\$ (283,100)	\$ (1,260,377)
38	GMP Increase - Mid Valley Campus Thermal Plant Final Buyout	\$ (27,164)	\$ (1,287,541)
39	Deductive Change Order - Mid Valley Parking & Site	\$ 109,376	\$ (1,178,165)
40	Deductive Change Order - Starr County Campus Thermal Plant	\$ 250,000	\$ (928,165)
Buyout Savings Subtotal		\$ 3,359,883	\$ (928,165)
Other Expenditures - Soft Cost			
41	A/E Fees	\$ 2,992,085	\$ 2,063,920
42	Chillers Procurement	\$ (2,209,711)	\$ (145,791)
43	CMR Preconstruction Services for all projects	\$ (218,000)	\$ (363,791)
44	B&A Reimbursable Expense for Travel	\$ (900)	\$ (364,691)
45	B&A Additional Services - Includes AV/IT, Wage Scale Survey, BIM FM, Traffic Study	\$ (932,171)	\$ (1,296,862)
46	FF&E- Portion used for Consultant Fees	\$ 66,186	\$ (1,230,676)
47	FF&E Consultant-Not in Original Amount	\$ (237,090)	\$ (1,467,766)
48	Technology Budget Savings	\$ 703,422	\$ (764,344)
49	IT Duct bank-Not in Original Scope	\$ (1,266,298)	\$ (2,030,642)
50	Fixed Kitchen Equipment-Not in Original Scope	\$ (1,285,000)	\$ (3,315,642)
51	OCIP Insurance	\$ (1,371,671)	\$ (4,687,313)
52	Miscellaneous Expense Increase	\$ (427,633)	\$ (5,114,946)
53	Movable Kitchen Equipment	\$ (591,041)	\$ (5,705,987)
54	Partial Technology Budget Savings (includes access controls & Workforce Center Budget)	\$ 1,710,249	\$ (3,995,738)
55	Partial Furniture Budget Savings	\$ 229,230	\$ (3,766,508)
Soft Cost Subtotal		\$ (2,838,343)	\$ (3,766,508)

2013 Bond Construction Program - Total Shortfall \$ (3,766,508)

Review and Recommend Action as Necessary on Updated Timeline for the Completion Dates and Occupancy Dates for the 2013 Bond Construction Program

The updated timeline for the completion dates and occupancy dates for the 2013 Bond Construction program will be reviewed and discussed at the October 24, 2017 Board meeting.

Purpose

The Board will be asked to review and recommend action as necessary on the updated scheduled timeline of the completion dates and occupancy dates for the 2013 Bond Construction program projects.

Justification

The Construction Program Manager consultant will provide confirmation of completion dates and occupancy dates per the Board approved timeline.

Background

Broaddus & Associates has been asked on several occasions to provide a timeline to include Guaranteed Maximum Prices, construction completion, and occupancy dates.

- On April 26, 2016 a proposed Guaranteed Maximum Price (GMP) Timeline was presented to the Board for information only.
- On the May 24, 2016 Board meeting, an updated timeline which included completion dates and occupancy dates was approved and adopted.
- On March 7, 2017, the Facilities Committee requested an updated timeline to include months in lieu of semesters to clarify when the buildings will be ready for use.
- On April 24, 2017, the Board approved the current timeline as proposed by Broaddus & Associates.

Broaddus & Associates has prepared an updated timeline to reflect the current construction schedules after consulting with the Construction Managers at Risk.

The timeline includes the following information, for each project in the 2013 Bond Construction Program:

Per the City of McAllen

Certificate of Occupancy: Is issued when all permit conditions are completed and all departments involved in the review have approved a final.

Temporary Certificate of Occupancy: There are several options for a temporary occupancy or T/O. Options are for furniture, training, or occupancy and the conditions of the Temporary Occupancy are contingent on the Temporary Occupancy inspection results. For occupancy of the building the fire protection and life safety requirements may need to be in place. A refundable deposit may also be required for site requirements not completed.

Per the Owner/CMR Contract

Substantial Completion: Means the date jointly certified by the Contractor, Owner, and Architect/Engineer when the Work of or a designated portion thereof, is so sufficiently complete, in accordance with the Contract Documents, as to be functionally operational in all its components and fit for the use for which it is intended.

Final Completion: Means the date established by the Owner in writing in a certificate when the Contract is fully performed according to the Contract Documents and is acceptable to Owner. Unless otherwise specified in writing, contractor shall achieve final completion within thirty (30) days of substantial completion.

The Temporary Certification of Occupancy (TCO) had been added to this timeline in response to Broaddus & Associates' recommendation that the college consider implementing a phased move-in to those projects which can be delivered prior to benchmark deadlines, but with very little anticipated time to complete the move in before facilities are needed. Broaddus & Associates has now combined the TCO with the Substantial Completion due to insurance needing to be in place prior to the installation of the furniture, fixture, and equipment.

Enclosed Documents

Enclosed is an updated timeline for the scheduled completion dates and occupancy dates as provided by Broaddus & Associates.

Presenters

Representatives from Broaddus & Associates will be present at the Facilities Committee meeting to present the updated timeline for the completion dates and occupancy dates.

Recommended Action

It is requested that the Facilities Committee recommend action as necessary to the Board at the October 24, 2017 Board meeting, on the updated timeline for the completion dates and occupancy dates for the 2013 Bond Construction Program as presented.

Completion and Occupancy Schedule of 2013 Bond Construction Buildings

#	Construction Projects - Bond & Non-Bond	April 24, 2017 Board Approved Dates	(Bldg)/Subst. Completion Owner Insurance in Place	Begin Installation of Furniture and Equipment (FF&E)	Final Completion of FFE	Begin Moving Faculty and Staff into Building	Building Opening Date or Classes Begin Date
Pecan Campus							
1	North Academic Building	11/15/2017	11/15/2017	11/17/2017	12/22/2017	1/8/2018	1/16/2018
2	South Academic Building	11/06/2017	10/30/2017	11/09/2017	12/24/2017	1/8/2018	1/16/2018
3	STEM Building	12/18/2017	12/18/2017	12/18/2017	12/29/2017	1/8/2018	1/16/2018
4	Student Activities Building and Cafeteria	11/19/2017	11/19/2017	11/23/2017	12/24/2017	1/2/2018	1/8/2018
5	Parking & Site Improvements	11/15/2017	11/15/2017	n/a	n/a	n/a	1/2/2018
6	Thermal Plant	12/16/2016	12/16/2016	n/a	n/a	n/a	12/16/2016
Mid-Valley Campus							
7	Health Professions and Science Building	10/13/2017	11/30/2017	12/02/2017	12/28/2017	01/08/2018	1/16/2018
8	Library Renovation	11/28/2017	1/23/2018	1/25/2018	2/09/2018	2/09/2018	1/16/2018
9	Library Expansion	11/28/2017	1/23/2018	1/25/2018	2/09/2018	2/09/2018	1/16/2018
10	Student Services Building Expansion	9/21/2017	10/09/2017	10/09/2017	10/25/2017	11/6/2017	1/8/2018
11	Parking & Site Improvements	9/21/2017	11/30/17	n/a	n/a	n/a	1/25/2018
12	Thermal Plant	6/15/2017	8/18/82017	8/21/2017	8/22/2017	8/22/2017	7/15/2017
Starr County Campus							
13	Health Professions and Science Building	10/30/2017	11/15/2017	11/15/2017	12/20/2017	01/08/2018	1/16/2018
14	Library	12/17/2017	12/17/2017	12/20/2017	1/15/2018	1/18/2018	1/20/2018
15	Student Activities Building Expansion	11/30/2017	11/30/2017	12/01/2017	12/22/2017	12/27/2017	1/8/2018
16	Student Services Building Expansion	11/30/2017	11/30/2017	12/01/2017	12/22/2017	12/27/2017	1/8/2018
17	Parking & Site Improvements	10/01/2017	11/06/2017	n/a	n/a	n/a	10/7/2017
18	Thermal Plant	7/01/2017	9/25/2017	9/28/2017	9/28/2017	9/28/2017	9/28/2017
Nursing & Allied Campus							
19	Campus Expansion Package 2	12/08/2017	12/08/2017	12/11/2017	12/29/2017	01/08/2018	1/16/2018
20	Parking & Site Improvements	10/30/2017	11/27/2017	n/a	n/a	n/a	11/7/2017
21	Thermal Plant	8/25/2017	10/16/2017	10/16/2017	9/28/2017	9/28/2017	9/28/2017
Technology Campus							
22	Southwest Building Renovation Building Package	07/01/2017	8/4/2017	7/17/2017	8/15/2017	8/21/2017	8/21/2017
23	Parking & Site Improvements	07/01/2017	8/4/2017	n/a	n/a	n/a	6/7/2017
Regional Center for Public Safety Excellence							
24	Training Facility	5/3/2018	8/14/2018	8/17/2018	8/29/2018	8/29/2018	FALL 2018
La Joya Center							
25	Training Labs Improvements	8/01/2017	9/21/2017	8/11/2017	8/15/2017	8/21/2017	8/28/2017

Review and Discussion on 2013 Bond Construction Program Outstanding Issues Action Plan

College staff from Finance and Administrative Services and Facilities Planning and Construction have prepared a list outlining the 2013 Bond Construction Program Outstanding Issues Action Plan generated from the weekly meetings held with Broaddus & Associates. The meetings are conducted in an effort to communicate and coordinate the activities of the 2013 Bond Construction Program. The Action Plan is provided for review and discussion by the Facilities Committee.

2013 Bond Construction Program Outstanding Issues - Action Plan

October 10, 2017 Facilities Committee Meeting

#	Description of Issues	Responsible Parties	Status	Scheduled Due Date	Comments/Notes	Resolution / Action Item
Pecan Campus						
1	South Academic & STEM Building - Pending Change Order Document for Window Roller Shades	B&A/D. Wilson/BSGA	In Progress	9/12/17 10/24/2017	4/24/17: Board approved authorization for the installation of roller shades in the approximate price of \$45,432. 9/5/17: According to B&A, final design and materials are under review with BSGA and B&A. STC still pending change order. 10/3/17: According to B&A, a change order will be presented to the Facilities committee in November. Pending pricing from CMR.	B&A will follow up with BSGA and provide STC a change order for recommendation of approval at the November 2017 Facilities Committee.
2	STEM Building - Overtime for STEM Completion	B&A/D. Wilson	In Progress	9/12/17 11/30/2017	5/23/17: Board approved a change order in the amount of \$22,555 from construction (owner) contingency. The College has not received the actual signed change order. However, the owner has the right to charge the responsible party at a later date. 8/18/17: B&A has indicated that they are tracking this change order and documentation for further reference. 9/5/17: No update from B&A. 10/3/17: B&A (Doug) will provide an analysis report detailing structural steel delays and its associated costs to the College by the end of November 2017.	B&A will provide a complete report on the matter and assist with recovery of all associated costs.
3	Thermal Plant - Chiller Fire Issue	Legal Counsel	Ongoing	10/10/2017	2/3/17: Following a loss of power at 3:27, a fire erupted in the drive for chiller #4. 8/18/17: Facilities Committee discussed fire incident in executive session. No action was taken at the August Board Meeting. 9/5/17: According to B&A, the responsible parties are JCI and Zitro Electric. B&A closed this item in writing on 9/2/17. 9/12/17: Assistance as necessary will be requested for the resolution of this issue. 10/3/17: This issue is ongoing and under legal counsel review.	B&A to provide a full report on the matter and assist in the coordination and resolution of this issue.
4	North Academic Building - Pending Buyout Savings Change Order Document	B&A/D. Wilson	No Update	9/12/17 10/5/2017	12/13/16: Board approved buyout savings change order in the amount of \$720,878. 9/5/17: No Update from B&A, due to failure in obtaining change order, STC removed the \$720,878 of buyout saving from their accounting records. 10/3/17: B&A met with D.Wilson on 10/3/17 and will provide a signed Change Order in the amount of 720,878 to the College by Thursday, October 5, 2017.	B&A to follow up with D. Wilson for proper buyout savings documentation for the October 2017 Facilities Committee and Board Meeting.
Technology Campus						
5	Parking & Site Improvement - A/E Fee Adjustment due to Buyout Savings	Legal Counsel	Pending	10/10/2017	7/10/17: Discussion with legal counsel. Received notice from AE Firm Legal Counsel regarding dispute of fee adjustment due to buyout savings and associated reduction to GMP. 8/18/17: Board discussed issue with legal counsel at Facilities Committee Meeting in executive session. 9/5/17: Mediation meeting occurred. 10/3/17: Under legal counsel review.	This item will be placed in the October 2017 Facilities Committee Executive Session Agenda Item.
6	Parking & Site Improvement - Landscape Design -Not Reviewed by Management and Board of Trustees	Hinojosa Engineering	Pending	9/12/17 10/10/2017	6/13/17: Landscape design drawings for board approval were requested. 8/18/17: Engineer has not provided schematic designs for board approval. Landscaping and irrigation for this project has been installed. 10/3/17: After several requests by B&A, the engineer provided landscape drawings and will be presented at the October Facilities Committee and Board Meeting.	This item will be placed in the October 2017 Facilities Committee and Board Meeting.
7	Parking & Site Improvement - Handicap Parking & Accessibility Inspection Report Deficiencies	Hinojosa Engineering	In Progress	9/12/17 10/10/2017	7/25/17: Engineer needs to provide revised drawings to meet code requirements. 8/18/17: Received the TDLR inspection report and were sent to Hinojosa Engineering. ADA unacceptable issues need to be addressed and corrected. 9/5/17: B&A is obtaining a cost proposal from CMR to correct work. 10/3/17: Cost proposal still pending.	B&A will follow up with Hinojosa Engineering and ensure this matter is satisfactorily met by TDLR and STC.
NAH Campus						
8	Damage to El Milagro Clinic and Texas A&M Building	B&A/D. Wilson	Pending	9/19/17 10/10/2017	9/12/17: Discussed damage to El Miagro Clinic and Texas A&M Building caused by nearby NAH construction. B&A to follow up on this issue and provide update at the next meeting, 9/19/17. 10/3/17: B&A to confirm with D.Wilson on paying for repairs.	B&A will provide an update on this matter at the next Facilities Committee and Board Meeting in October 2017.
Mid Valley Campus						
9	Skanska's Letter of Concerns - General Conditions, Landscape & Irrigation, Existing Structural K Frame	B&A/Skanska	In Progress	9/12/17 10/10/2017	8/15/17: Skanska's letter of concerns were reviewed with B&A. 10/3/17: B&A has addressed Skanska concerns and items below are currently being addressed at the October Facilities Committee Meeting - General Conditions: A change order will be presented at the October Facilities Committee Meeting - Landscape & Irrigation: Landscape drawings will be presented at the Facilities Committee meeting in October. - Existing Structural K Frame: A change order to use design contingency will be presented at the November Facilities Committee meeting.	B&A will coordinate with Skanska and update staff and the Facilities Committee in October.

2013 Bond Construction Program Outstanding Issues - Action Plan

October 10, 2017 Facilities Committee Meeting

#	Description of Issues	Responsible Parties	Status	Scheduled Due Date	Comments/Notes	Resolution / Action Item
<i>Starr County Campus</i>						
10	Parking & Site Improvement - Cleaning of Chilled Water Lines	D. Wilson/B&A	In Progress	9/12/17 10/10/2017	12/29/16: D&F Industries (subcontractor) damaged a chilled water pipe during trenching operations. 8/18/17: The College has started the process of cleaning the chilled water lines through the use of a specialized filtration system provided by U.S. Waters. 8/22/17: B&A recommended to hire a 3rd party engineer to analyze impact on what has occurred, determine cost associated with damage, and to file a claim with OCIP to have a responsible party pay. 9/5/17: B&A is awaiting a cost proposal from a 3rd party engineer. 10/3/17: B&A will present a cost proposal from a 3rd party engineer at the October Facilities Committee Meeting.	B&A to provide a complete report on the matter and assist in the recovery of all associated costs.
11	Parking & Site Improvement GMP - Remove Workforce Center Utilities from Parking & Site Improvement project.	D. Wilson/B&A	In Progress	10/24/2017	8/22/17: B&A to follow up with D. Wilson on proposed deductive change order to remove any work associated with the Workforce Center. 9/19/17: Board approved termination of the Starr County Campus Workforce Training Center project. 10/3/17: D. Wilson is working on this change order and it will be presented at the November Facilities Committee Meeting.	This item will be placed in the November 2017 Facilities Committee and Board Meeting.
<i>District Wide -All Bond Projects</i>						
12	Workforce Training Centers - Amend Contract to Remove Scope from B&A, Design Consultants, and CMR	Legal Counsel	In Progress	10/10/2017	11/22/16: Board recommended to postpone project until market stabilized due to high per square foot cost at \$252 and suspended architect services. 10/3/17: Under legal counsel review and finalizing contract amendments to remove Mid Valley and Starr County Campus Workforce Training Center projects from Broaddus & Associates, Skanska, and Design consultants.	Legal Counsel to provide update and status at the next Facilities and Board Committee Meeting in October 2017.
13	Professional Services Fee Adjustments	B&A/Legal Counsel	In Progress	9/12/17 10/10/2017	6/14/17: Brian informed the group that the A/E fee adjustment will be taken to the board in July. The fee adjustment are due to increases from CCL to GMP. 9/5/17: A/E fee adjustment will be presented at the September Facilities Committee meeting. 10/3/17: B&A and legal counsel will meet to review A/E adjustment fees.	B&A will prepare and present to the Facilities Committee & Board Meeting.
14	Parking & Site Improvement - Pending Landscape Design	B&A/Civil Engineering Consultants	Pending	9/12/17 10/10/2017	6/13/17: Landscape design drawings for board approval were requested. 10/3/17: Landscape drawings for Mid Valley, Tech, and Starr County Campuses will be presented at the October Facilities Committee Meeting. The Regional Center for Public Safety Excellence is the only project pending landscape review and will be presented at the November Facilities Committee meeting.	B&A will coordinate with civil engineer, landscape architect, and contractor to provide schematic design to the Board in October Facilities Committee Meeting.
15	Reconciliation of Design & Construction Contingency Balance	B&A	In Progress	9/12/17 10/10/2017	1/31/17: STC staff reiterated to B&A to show proper documentation of the contingencies that have been used. B&A agreed they have not done so and will need to work on formatting the logs. This will be backup for the next facilities packet. 8/8/17: Brian is in the process of correcting design and construction contingencies budget and balance. 10/3/17: B&A will present to the Board the amounts remaining in both construction and design contingencies for every project.	STC staff has requested for better documentation of change orders and proper review with staff prior a Facilities Committee Meetings.
18	B&A Contract amendment	B&A	No Update	9/12/17 10/10/2017	6/14/17: Gilbert committed to bring a draft amendment of contract to the next Tuesday meeting, 6/20/17. 8/8/17: No update has been provided, not in August Board meeting. 10/3/17: B&A provided letter and it was discussed at the September Board Meeting under executive session.	STC staff has requested that B&A provide estimated increase in contract cost, if any.
18	Errors & Omissions Documentation from B&A for all projects	B&A	In Progress	10/10/2017	10/3/17: STC has requested B&A to prepare a report tracking errors and omission stating description of issue, responsible party, and costs that were incurred for items in which the College is not responsible for (design problems, steel problems, roof problems, chiller incidents)	B&A will prepare a report on errors and omissions for each project and recommend course of action.

Discussion and Action as Necessary on 2013 Bond Construction Program Items

- 1. Technology Campus Parking and Site Improvements Hinojosa Engineering, Inc. Professional Services Fees**
- 2. Pecan Campus Thermal Plant Chiller Incident**
- 3. Starr County Campus Thermal Plant Chiller System Incidents**

The Facilities Committee will discuss and take action as necessary on matters regarding the 2013 Bond Construction Program, including the professional services fees to Hinojosa Engineering, Inc. for the Technology Campus Parking and Site Improvements, the Pecan Campus Thermal Plant Chiller incident, and the Starr County Campus Thermal Plant Chiller System incidents.

Review and Recommend Action on Change Orders for Use of Design Contingencies, Owner Contingencies, and Acceptance of Buyout Savings for the 2013 Bond Construction Program

- 1. Pecan Campus Projects**
- 2. Nursing and Allied Health Expansion Projects**
- 3. Technology Campus Projects**
- 4. Mid Valley Campus Projects**
- 5. Starr County Campus Projects**

Approval of proposed change orders for use of design and construction contingencies and acceptance of buyout savings for the 2013 Bond Construction Projects will be requested at the October 24, 2017 Board meeting.

Purpose

Projects for the 2013 Bond Construction program are in the construction stage and change orders are needed to allow the use of design and construction contingencies within the Guaranteed Maximum Prices (GMPs) submitted by the Construction Managers-at-Risk (CM@Rs).

The CM@R's have received buyout savings through their bidding process and change orders are proposed to removing the savings from the overall GMPs for the associated 2013 Bond Construction projects.

Justification

Change orders are needed for approval to provide for items needed to complete the construction of the projects and for removing the buyout savings from the CM@R's contracted GMPs.

Background

Project contingencies are provided as part of Guaranteed Maximum Price proposals submitted by the CM@Rs. GMPs are submitted by the CM@Rs at 60% construction drawings. There are two project contingencies and are based on percentages of the construction costs. Design Contingencies are included in the GMPs to allow for costs arising out of the final development and completion of the construction drawings and specifications. Design Contingencies are used at the CM@R's discretion with Owner oversight. Construction Contingencies are controlled solely at the discretion of the Owner. Both contingencies do not increase the amount of the GMPs.

On March 29, 2016, the Board of Trustees approved the delegation of authority to Broaddus & Associates to approve change orders from the use of Construction Contingencies for the 2013 Bond Construction Program. The approval amount per change order is \$5,000, with a monthly limit of \$25,000. Broaddus & Associates will also be expected to provide a contingency expenditure update to the Facilities Committee and Board of Trustees as part of their monthly update.

Level	Approved By	Change Amounts		Aggregate for Month
		From	To	
Level One	Broaddus & Associates	\$.01	\$5,000.00	\$25,000
Level Two	Board of Trustees	Above \$5,000.01		N/A

As part of the buyout process, the Construction Managers at Risk have brought forward cost information to allow the acceptance of actual buyout savings and adjustments to the contingencies within the projects.

Funding Source

Funds are available in the 2013 Bond Construction Program Budget for FY2017-2018.

Broaddus & Associates recommends accepting the buyout savings for a total of \$500,000 and approval of change orders to re-allocate the savings to the 2013 Bond Construction Program Deficit.

Staff has recommended that Broaddus & Associates provide a regular report on buyout savings and documentation as those savings are reallocated to the 2013 Bond Construction Program Deficit, to help the College track its overall program budget.

Enclosed Documents

Enclosed are the following documents:

- Current Change Order Log
- Change Orders – B&A forms for Bond and Non-Bond
- Change Order Log

Presenters

Representatives from Broaddus & Associates and representatives from the Construction Managers at Risk will be present at the Facilities Committee meeting to discuss the buyout savings.

Recommended Action

It is requested that the Facilities Committee recommend for Board approval at the October 24, 2017 Board meeting, the proposed change orders for use of design contingencies totaling \$203,257, construction contingencies totaling \$127,925, the increase of \$200,888 to the GMP of the 2013 Bond Construction Mid Valley Campus Library project, and acceptance of buyout savings in the amount of \$500,000 for the 2013 Bond Construction projects as presented.

CURRENT CHANGE ORDERS for REVIEW

STC FACILITIES MEETING of OCTOBER 10, 2017

PECAN CAMPUS					
South Academic Building					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
7	(CR - 25R) Primary duct bank protection; Encased Red Dye concrete over all primary electrical lines that cross the site storm drains & other utilities. Field Directive from AEP Supervisor Juan Ramos & Jesus Valladares.		(\$10,505)		U
8	(CR-27R) Relocate cable tray from classroom to corridors per STC IT Dept. Representative - (Original design from WJHW was designed within the classroom) Field Directive (Email from Robert C. 6/18/2017 @ 11:26 pm, with drawing locations)	(\$44,260)			OC
Total		(\$44,260)	(\$10,505)		

PECAN CAMPUS					
Student Activities & Cafeteria - A.K.A. "Student Union"					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
6	(CR-25) Relocate AEP transformer to clear other utilities (\$2,119) - U; (CR-28) Revise power to elevator from 208V to 480V per manufacture requirements Schindler (\$5,101) - DOC; (CR-30) Texas Gas Services installation fee (\$6,291) - DOC	(\$13,511)			DOC
Total		(\$13,511)			

NURSING ALLIED HEALTH CAMPUS					
New NAH Building					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
8	(CR-14) RFI # 70 Radiology Supply Rm HVAC Addition \$1,699; (CR-16) WJHW SI # 7 Addition of Plug Strips \$4,900;	(\$6,599)			
9	(CR-17) Electrical Power to Door Holders -\$17,465	(\$17,465)			
Total		(\$24,064)			

NURSING ALLIED HEALTH CAMPUS (NON-BOND)					
Thermal Plant (NON-BOND)					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
1	(CR-1) Hardware Modifications ties into the IT rack \$402; (CR-2) RFI # 21 Power for IT Rack (moved from office pull into the thermal plant \$534; (CR-3) WJHW SI # 1 Re-route Telecommunications Enclosure \$5,500; (CR-4) RFI # 13 Control Panel and Data Drops \$3,130		(\$9,566)		OC
Total			(\$9,566)		

Legend:

- CC - Contractor Coordination
- DOC - Document Coordination
- CM - Contractor Omission
- U - Unforeseen Condition
- AA - Allowance Adjustment
- DD - Design Development
- DM - Deferred Maintenance
- OC - Owner Scope Change
- BO - Buyout Savings

10/4/2017 - 1:49 PM

CURRENT CHANGE ORDERS for REVIEW

STC FACILITIES MEETING of OCTOBER 10, 2017

TECHNOLGY CAMPUS					
SOUTHWEST BUILDING RENOVATION					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
6	VOID Change Order No. 6 of \$3,560		VOID		
7	(CP-3R) Changes as per ASI #1 - Armorlite Wall Panel at High/Low roof transition vs. stucco		\$1,395		OC
8	single door to double door)	(\$10,539)			DOC
9	Buy-out Savings from project cost of work	(\$39,222)	(\$113,276)	\$500,000	BO
	Total	(\$49,761)	(\$111,881)	\$500,000	

MID VALLEY CAMPUS					
Health Professions & Science Bldg.					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
3	Reallocation of GMP Design Contingency (\$37,792)	VOID			
4	Reduction of the GMP amount by (\$37,792)	VOID			
5	CP-16 3HP-006R AVIT SI# 1&2 - Furniture coordination	(\$7,171)			DD
6	CP-17 3HP-023R - additional structural steel columns at elevator shaft and supports (Requirements from Elevator Manufacture Schindler)	(\$6,458)			DOC
7	CP-19 3HP-036 - Arch lintels at towers per RFI # 15	(\$4,141)			DOC
8	CP-20 3HP-040 - Trellis steel plate supports (Trellis manufacture reviewed the submittals and required additional steel plate)	(\$1,126)			DOC
9	CP-22 3HP-028 - Additional fume hood and appurtenances Lab 2.071 per RFI # 31 & 31A - Not to exceed (\$24,334)	(\$24,334)			DOC
10	CP-23 3HP-035 - Acid waste vent offsets (conflict from Structural Steel)	(\$19,861)			DOC
11	CP-21 3HP-042 - AVIT SI# 5 - MDF & IDF Electrical requirements modifications		(\$2,732)		OC
	Total	(\$63,091)	(\$2,732)		

MID VALLEY CAMPUS					
MVC Library New Expansion					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
3	GMP Increase - reallocation of Workforce General Conditions. The general conditions cost were divided up as requested by the college so that each component GMP packet carried a proportionate share of the overall general conditions budget required for the Mid Valley Campus Bond Projects. They were not stand alone budgets and required that each subsequent GMP phase be procured to allow for the most efficient use of GMP resources.			\$200,888	
	Total			\$200,888	

Legend:

- CC - Contractor Coordination
- DOC - Document Coordination
- CM - Contractor Omission
- U - Unforeseen Condition
- AA - Allowance Adjustment
- DD - Design Development
- DM - Deferred Maintenance
- OC - Owner Scope Change
- BO - Buyout Savings

10/4/2017 - 1:49 PM

CURRENT CHANGE ORDERS for REVIEW

STC FACILITIES MEETING of OCTOBER 10, 2017

MID VALLEY CAMPUS					
MVC Student Services Bldg.					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
6	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CP-13 (Mechanical Equip. Changes \$19,095 to the Program Budget - VOID	VOID			
7	CP-18 - 4SS-028 Rough-in for fans at Breezeway (requested by George M.)		(\$2,807)		OC
	Total		(\$2,807)		

MID VALLEY CAMPUS					
MVC Parking and Site					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
5	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CO-5 (Delete Infrastructure to support Workforce Center) to the Program Budget Buy-Out Saving. (\$50,020)			VOID	
6	CP-7 2SP-025 Thermal Plant exterior lighting controls	(\$748)			DOC
	Total	(\$748)			

STARR COUNTY CAMPUS					
HEALTH PROFESSIONS AND SCIENCE BUILDING					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
4	(CR-14 - Louver upsize) Conflicts of structural steel cross bracing and joints. Louver at Mechanical room will not fit the location provided (RFI #16) Louver size has been changed from 76"x48" to 70"x48" in order to fit space - Purchase of	(\$2,420)			CC
	Total	(\$2,420)			

STARR COUNTY CAMPUS					
Thermal Plant					
co.#	CHANGE ORDER DESCRIPTION	Design	Construction	GMP Adjust.	Reason Code
3	(CR-03 Chiller Insulation) Chiller insulation of the chiller heads & end sheets was not included with Owner provided Chillers. STC requested to install insulation. Sigma Engineers has requested that it go from 3/4" thick to 1" thick insulation to enhance the insulation requirement	(\$5,402)			OC/DD
	Total	(\$5,402)			

Legend:

- CC - Contractor Coordination
- DOC - Document Coordination
- CM - Contractor Omission
- U - Unforeseen Condition
- AA - Allowance Adjustment
- DD - Design Development
- DM - Deferred Maintenance
- OC - Owner Scope Change
- BO - Buyout Savings

10/4/2017 - 1:49 PM

CURRENT CHANGE ORDERS for REVIEW

STC FACILITIES MEETING of OCTOBER 10, 2017

Bond Projects				
Total Design Contingency Deducts for this month	(\$203,257)			
Total Construction Contingency Deducts for this month	(\$127,925)			
Total Buyout Savings			\$500,000	
Other GMP Adjustments			\$200,888	

Non-Bond Projects				
Total Construction Contingency Deducts for this month		(\$9,566)		

Legend:

- CC - Contractor Coordination
- DOC - Document Coordination
- CM - Contractor Omission
- U - Unforeseen Condition
- AA - Allowance Adjustment
- DD - Design Development
- DM - Deferred Maintenance
- OC - Owner Scope Change
- BO - Buyout Savings



CHANGE ORDER

NUMBER: 7

PROJECT NAME: STC Pecan Campus
South Academic Building - "Y"

DATE: October 10, 2017

PROJECT NO.: 916-114

To: D. Wilson Construction Co.
1207 East Pecan
McAllen, Texas 78501

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE OWNER'S CONSTRUCTION CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Owner's Construction Contingency: Change Proposal Request No.: CR 25R

CR-25R Primary duct bank protection, red dye concrete over all primary electrical lines across the storm drains and other utilities. Field Directive from AEP Supervisor \$ (10,505)

Sub Total \$ (10,505)

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL OWNER'S CONSTRUCTION CONTINGENCY AMOUNT	\$	98,355
OWNER'S CONSTRUCTION CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$	(38,469)
OWNER'S CONSTRUCTION CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$	59,886
OWNER'S CONSTRUCTION CONTINGENCY SUM WILL BE DECREASE BY THIS AUTHORIZATION	\$	(10,505)
REMAINING OWNER'S CONSTRUCTION CONTINGENCY BALANCE	\$	49,381

ODR RECOMMENDATION:

By: Broadus & Associates Date: _____

ARCHITECT APPROVED:

By: Boullinghouse Simpson Gates, Architects Date: _____

CMR ACCEPTANCE:

By: D. Wilson Construction Company, Inc. Date: _____

OWNER ACCEPTANCE:

By: South Texas College Date: _____



CHANGE ORDER

NUMBER: 6

PROJECT NAME: STC Pecan Campus
Student Activities & Café

DATE: October 10, 2017

PROJECT NO.: 916-138

To: D. Wilson Construction Co.
1207 East Pecan
McAllen TX 78501

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK:	<u>Design Contingency: Change Proposal Request No.: CR 25, CR 28, CR 30</u>	
	CR 25 Relocate AEP transformer to clear other utilities	\$ (2,119)
	CR 28 Revised power to elevator from 208V to 480V per manufacture requirements	\$ (5,101)
	CR 30 Texas gas services installation fee	\$ (6,291)

ATTACHMENTS: Sub Total \$ (13,511)

ORIGINAL DESIGN CONTINGENCY	\$ 70,000
DESIGN CONTINGENCY EXPENDITURE AMOUNT PRIOR TO THIS AUTHORIZATION	\$ (24,587)
DESIGN CONTINGENCY AMOUNT BALANCE PRIOR TO THIS AUTHORIZATION	\$ 45,413
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$ (13,511)
REMAINING DESIGN CONTINGENCY	\$ 31,902

ODR RECOMMENDATION:

By: _____ Date: _____
Broaddus & Associates

ARCHITECT APPROVED:

By: _____ Date: _____
The Warren Group Architects

CMR ACCEPTANCE:

By: _____ Date: _____
D. Wilson Construction Company, Inc.

OWNER ACCEPTANCE:

By: _____ Date: _____
South Texas College



CHANGE ORDER

NUMBER: 8

PROJECT NAME: STC Nursing Campus
NAH Expansion

DATE: October 10, 2017

PROJECT NO.: 916-202

To: D. Wilson Construction Co.
1207 East Pecan
McAllen TX, 78501

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK:	Design Contingency: Change Proposal Request No.: CR 014, CR 015, CR 016, CR 017	
	CR 014 RFI #70 Radiology Supply Rm HVAC Addition	\$ (1,699)
	CR 016 WJHW SI #7 Addition of Plug Strips	\$ (4,900)
	Sub Total	\$ (6,599)
ATTACHMENTS:	Subcontractor's quote and pricing breakdown.	

ORIGINAL DESIGN CONTINGENCY	\$ 172,600
DESIGN CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$ (34,553)
DESIGN CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$ 138,047
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$ (6,599)
REMAINING DESIGN CONTINGENCY	\$ 131,448

ODR RECOMMENDATION:

By: _____ Date: _____
Broaddus & Associates

ARCHITECT APPROVED:

By: _____ Date: _____
ERO, Architects

CMR ACCEPTANCE:

By: _____ Date: _____
D. Wilson Construction Company, Inc.

OWNER ACCEPTANCE:

By: _____ Date: _____
South Texas College

Change Order

Project Name: Technology Bldg. Expansion Change Order No.: 6 - VOID
 Project No.: _____ Date: September 12, 2017
 Location: South Texas College, Technology Campus

This Change Order Impacts Part II Services

To: E-Con Construction, Contractor for the above project;
 You are hereby authorized to make the following changes in the work under your contract;

Description of Work:

Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in: CP-08 (Hardware Rev. for Security (\$2,900) and CP-10 Casework rev. (\$600) on the Program Budget Buy-Out Saving.

The revised Contract Work Breakdown Structure is as follows:

		Previous Adj.	This Revision	Adjusted
Cost of Work	9,435,793.00	(1,221,794.00)	3,560.00	8,217,559.00
General Conditions	493,347.00	-	-	493,347.00
CMR/Design Contingency	99,857.00	(25,262.00)	-	74,595.00
Construction Phase Fee	353,410.00	-	-	353,410.00
Owner's Construction Contingency	151,180.00	(16,383.00)	(3,560.00)	131,237.00
Construction Services Total	10,533,587.00	(1,263,439.00)	-	9,270,148.00
Pre-Construction Services	<u>14,115.00</u>			
Total GMP Contract	10,547,702.00			

ACCEPTED

By : _____ Date _____
Architect,
EGV Architects

By : _____ Date _____
Construction Program Manager
Broaddus & Associates

By : _____ Date _____
Construction Manager at Risk
E-con Construction

By : _____ Date _____
OWNER,
South Texas College



CHANGE ORDER

NUMBER: 7

PROJECT NAME: STC Technology Center
Building Expansion

DATE: October 10, 2017

PROJECT NO.: N/A

To: E-Con Construction
3025 S. Sugar Road
Edinburg, Texas 78539

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE OWNER'S CONSTRUCTION CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK:	<u>Owner's Construction Contingency: Change Proposal Request No.: CP 3R</u>		
	CP 3R Changes per ASI #1 - Armorlite Wall Panel at High/Low roof transition vs. stucco	\$	1,395
			Sub Total \$ 1,395
ATTACHMENTS:	<u>Subcontractor's quote and pricing breakdown.</u>		

ORIGINAL OWNER'S CONSTRUCTION CONTINGENCY	\$	151,180
OWNER'S CONSTRUCTION CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$	(21,929)
OWNER'S CONSTRUCTION CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$	129,251
OWNER'S CONSTRUCTION CONTINGENCY SUM WILL BE INCREASED BY THIS AUTHORIZATION	\$	1,395
REMAINING OWNER'S CONSTRUCTION CONTINGENCY	\$	130,646

ODR RECOMMENDATION:

By: Broaddus & Associates Date: _____

ARCHITECT APPROVED:

By: EGV Architects Date: _____

CMR ACCEPTANCE:

By: E-Con Construction Date: _____

OWNER ACCEPTANCE:

By: South Texas College Date: _____



INNOVATIVE PROJECT MANAGEMENT AND PLANNING

CHANGE ORDER

NUMBER: 8

PROJECT NAME: STC Technology Center
Building Expansion

DATE: October 10, 2017

PROJECT NO.: N/A

To: E-Con Construction
3025 S. Sugar Road
Edinburg, Texas 78539

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK:	<u>Design Contingency: Change Proposal request No.: PR 27</u>	
	PR 27: Quality Lab Modification per ASI#10A	\$ (10,539)

Sub Total \$ (10,539)

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL DESIGN CONTINGENCY AMOUNT	\$ 99,857
DESIGN CONTINGENCY EXPENDITURE AMOUNT PRIOR TO THIS AUTHORIZATION	\$ (21,297)
DESIGN CONTINGENCY AMOUNT BALANCE PRIOR TO THIS AUTHORIZATION	\$ 78,560
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$ (10,539)
REMAINING COST OF WORK BALANCE	\$ 68,021

ODR RECOMMENDATION:

By: Broaddus & Associates Date: _____

ARCHITECT APPROVED:

By: EGV Architects Date: _____

CMR ACCEPTANCE:

By: E-Con Construction Inc Date: _____

OWNER ACCEPTANCE:

By: South Texas College Date: _____

Change Order (For CM/R, D/B and Performance Contracts)

Project Name: Technology Campus Building Expansion Change Order No.: 9

Project No.: N.A. Date: October 10, 2017

Location: 3700 W. Military Hwy, McAllen TX 78503

This Change Order Impacts Part II Services

To: E-Con Group, LLC., Contractor for the above project;

You are hereby authorized to make the following changes in the work under your contract;

C.P./F.O. No.	Description of Work	Cost	Time Extension
	Source: Buyout Savings		
	Cost of Work = \$347,502	(\$500,000)	0 Days
	Design Contingency = \$39,222		
	Owner's Const. Contingency = \$113,276		

It is mutually agreed that the payment (credit) of \$500,000 and 0 Days Time extension provided

For in this Change Order, constitutes full compensation to the Contracting Firm (CM/R, D/B, Performance Contractor), whether direct, consequential or otherwise, in any wise incident to, or arising out of, or resulting directly from the work performed or modified by the Contracting Firm under this Change Order. The Contract completion date, including this time extension if any, is N.A.

For the above changes the sum of; Five Hundred Thousand Dollars, (\$ 500,000.00) will be: added to, X deducted from, the contract price

Original Part <u>II</u> Services Amt. OR Contingency Allowance	(\$ <u>10,533,587</u>)	Accepted:	
Previous Additions	(\$ <u>N.A.</u>)		
Previous Deductions	(\$ <u>1,236,041</u>)	By: _____	
Net Bal. Part <u>II</u> Services Amount OR Contingency Allowance	(\$ <u>9,297,546</u>)		E-Con Group, LLC.
This ADDITION	(\$ _____)		
This DEDUCTION	(\$ <u>500,000</u>)	By: _____	
Adjusted Part <u>II</u> Services Amount OR Contingency Allowance Balance	(\$ <u>8,797,546</u>)		Broaddus & Associates
		By: _____	
			EGV Architects
Summary of Other Services Total:			
Part <u>I</u> Services Amount	(\$ <u>14,115</u>)	By: _____	
Part _____ Services Amount	(\$ <u>N.A.</u>)		South Texas College
Total Adjusted Contract	(\$ <u>8,811,661</u>)		

**BROADDUS
& ASSOCIATES**

Change Order

Project Name: MVC Health Professions & Science Bldg Change Order No.: 3 - VOID
 Project No.: _____ Date: September 12, 2017
 Location: South Texas College, Mid Valley Campus

This Change Order Impacts Part II Services

To: Skanska USA, Contractor for the above project;
 You are hereby authorized to make the following changes in the work under your contract;

Description of Work:

Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in: CP-1 (Delete Generator -\$19,687) and CP-03 Steel Redesign- \$18,105) to the Program Budget Budget Saving

The revised Contract Work Breakdown Structure is as follows:

	Original	Previous Adj.	This Revision	Adjusted
Cost of Work	12,881,288.00	-	37,792.00	12,919,080.00
General Conditions	683,420.00	-	-	683,420.00
CMR/Design Contingency	193,219.00	(56,541.00)	(37,792.00)	98,886.00
Construction Phase Fee	502,241.00	-	-	502,241.00
Owner's Construction Contingency	193,219.00	(6,620.00)	-	186,599.00
Construction Services Total	14,453,387.00	(63,161.00)	-	14,390,226.00

Pre-Construction Services 28,377.00

Total GMP Contract 14,481,764.00

ACCEPTED

By : _____ Date _____
Architect,
ROFA Architects

By : _____ Date _____
Construction Program Manager
Broaddus & Associates

By : _____ Date _____
Construction Manager at Risk
Skanska USA

By : _____ Date _____
OWNER,
South Texas College

Change Order

Project Name: MVC Health Professions & Science Bldg Change Order No.: 4-VOID
 Project No.: _____ Date: September 12, 2017
 Location: South Texas College, Mid Valley Campus

This Change Order Impacts Part II Services

To: Skanska USA, Contractor for the above project;
 You are hereby authorized to make the following changes in the work under your contract;

Description of Work:

Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in: CP-1 (Delete Generator -\$19,687) and CP-03 Steel Redesign- \$18,105) from the Program Budget Buy-out Saving

The revised Contract Work Breakdown Structure is as follows:

	Original	Previous Adj.	This Revision	Adjusted
Cost of Work	12,881,288.00	7,092.00	(37,792.00)	12,881,288.00
General Conditions	683,420.00			683,420.00
CMR/Design Contingency	98,886.00	(94,333.00)		98,886.00
Construction Phase Fee	502,241.00			502,241.00
Owner's Construction Contingency	193,219.00	(6,620.00)		186,599.00
Construction Services Total	14,453,387.00	(63,161.00)	(37,792.00)	14,352,434.00

Pre-Construction Services 28,377.00

Total GMP Contract 14,481,764.00

ACCEPTED

By : _____ Date _____
Architect,
ROFA Architects

By : _____ Date _____
Construction Program Manager
Broaddus & Associates

By : _____ Date _____
Construction Manager at Risk
Skanska USA

By : _____ Date _____
OWNER,
South Texas College



CHANGE ORDER

NUMBER: 5

PROJECT NAME: Mid Valley Campus
Health Professions & Science

DATE: October 10, 2017

PROJECT NO.: N.A.

To: Skanska USA Building, Inc.
18615 Tuscany Stone
San Antonio, TX 78258

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Design Contingency: For reporting period Sept. 2017
CP-16 3HP-006R AVIT SI# 1&2 - Furniture coordination \$ (7,171)

Sub Total \$ (7,171)

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL DESIGN CONTINGENCY	\$ 193,219
DESIGN CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$ (56,541)
DESIGN CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$ 136,678
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$ (7,171)
REMAINING DESIGN CONTINGENCY	\$ 129,507

ODR RECOMMENDATION:

By: Broaddus & Associates Date: _____

ARCHITECT APPROVED:

By: ROFA Architects Date: _____

CMR ACCEPTANCE:

By: Skanska USA Building, Inc. Date: _____

OWNER ACCEPTANCE:

By: South Texas College Date: _____



CHANGE ORDER

NUMBER: 6

PROJECT NAME: Mid Valley Campus
Health Professions & Science

DATE: October 10, 2017

PROJECT NO.: N.A.

To: Skanska USA Building, Inc.
18615 Tuscan Stone
San Antonio, TX 78258

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Design Contingency: For reporting period Sept. 2017
CP-17 3HP-023R - additional structural steel columns at elevator shaft and supports \$ **(6,458)**

Sub Total \$ **(6,458)**

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL DESIGN CONTINGENCY	\$ 193,219
DESIGN CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	<u>\$ (63,712)</u>
DESIGN CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$ 129,507
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	<u>\$ (6,458)</u>
REMAINING DESIGN CONTINGENCY	<u>\$ 123,049</u>

ODR RECOMMENDATION:	
By: _____ <i>Broaddus & Associates</i>	Date: _____

ARCHITECT APPROVED:	
By: _____ <i>ROFA Architects</i>	Date: _____

CMR ACCEPTANCE:	
By: _____ <i>Skanska USA Building, Inc.</i>	Date: _____

OWNER ACCEPTANCE:	
By: _____ <i>South Texas College</i>	Date: _____



CHANGE ORDER

NUMBER: 7

PROJECT NAME: Mid Valley Campus
Health Professions & Science

DATE: October 10, 2017

PROJECT NO.: N.A.

To: Skanska USA Building, Inc.
18615 Tuscany Stone
San Antonio, TX 78258

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Design Contingency: For reporting period Sept. 2017
CP-19 3HP-036 - Arch lintels at towers per RFI # 15 \$ (4,141)

Sub Total \$ (4,141)

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL DESIGN CONTINGENCY	\$	193,219
DESIGN CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$	<u>(70,170)</u>
DESIGN CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$	123,049
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$	<u>(4,141)</u>
REMAINING DESIGN CONTINGENCY	\$	118,908

ODR RECOMMENDATION:

By: Broaddus & Associates Date: _____

ARCHITECT APPROVED:

By: ROFA Architects Date: _____

CMR ACCEPTANCE:

By: Skanska USA Building, Inc. Date: _____

OWNER ACCEPTANCE:

By: South Texas College Date: _____



CHANGE ORDER

NUMBER: 8

PROJECT NAME: Mid Valley Campus
Health Professions & Science

DATE: October 10, 2017

PROJECT NO.: N.A.

To: Skanska USA Building, Inc.
18615 Tuscany Stone
San Antonio, TX 78258

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Design Contingency: For reporting period Sept. 2017
CP-20 3HP-040 - Trellis steel plate supports \$ (1,126)

Sub Total \$ (1,126)

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL DESIGN CONTINGENCY	\$	193,219
DESIGN CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$	(74,311)
DESIGN CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$	118,908
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$	(1,126)
REMAINING DESIGN CONTINGENCY	\$	117,782

ODR RECOMMENDATION:

By: Broaddus & Associates Date: _____

ARCHITECT APPROVED:

By: ROFA Architects Date: _____

CMR ACCEPTANCE:

By: Skanska USA Building, Inc. Date: _____

OWNER ACCEPTANCE:

By: South Texas College Date: _____



CHANGE ORDER

NUMBER: 10

PROJECT NAME: Mid Valley Campus
Health Professions & Science

DATE: October 10, 2017

PROJECT NO.: N.A.

To: Skanska USA Building, Inc.
18615 Tuscany Stone
San Antonio, TX 78258

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Design Contingency: For reporting period Sept. 2017
CP-23 3HP-035 - Acid waste vent offsets \$ (19,861)

Sub Total \$ (19,861)

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL DESIGN CONTINGENCY	\$ 193,219
DESIGN CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$ (99,771)
DESIGN CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$ 93,448
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$ (19,861)
REMAINING DESIGN CONTINGENCY	\$ 73,587

ODR RECOMMENDATION:

By: _____ Date: _____
Broaddus & Associates

ARCHITECT APPROVED:

By: _____ Date: _____
ROFA Architects

CMR ACCEPTANCE:

By: _____ Date: _____
Skanska USA Building, Inc.

OWNER ACCEPTANCE:

By: _____ Date: _____
South Texas College



CHANGE ORDER

NUMBER: 11

PROJECT NAME: Mid Valley Campus
Health Professions & Science

DATE: October 10, 2017

PROJECT NO.: N.A.

To: Skanska USA Building, Inc.
18615 Tuscany Stone
San Antonio, TX 78258

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE OWNER'S CONSTRUCTION CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK:	Owner's Construction Contingency: For reporting period August 2017		
	CP-21 3HP-042 - AVIT SI# 5 - MDF & IDF Electrical requirements modifications	\$	(2,732)
		Sub Total	\$ (2,732)

ATTACHMENTS: Subcontractor's quote and pricing breakdown and verification correspondence.

ORIGINAL OWNER'S CONSTRUCTION CONTINGENCY	\$ 193,219
OWNER'S CONSTRUCTION CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$ (6,620)
OWNER'S CONSTRUCTION CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$ 186,599
OWNER'S CONSTRUCTION CONTINGENCY SUM WILL BE <i>DECREASED</i> BY THIS AUTHORIZATION	\$ (2,732)
REMAINING OWNER'S CONSTRUCTION CONTINGENCY	\$ 183,867

ODR RECOMMENDATION:

By: _____ Date: _____
Broaddus & Associates

ARCHITECT APPROVED:

By: _____ Date: _____
ROFA Architects

CMR ACCEPTANCE:

By: _____ Date: _____
Skanska USA Building, Inc.

OWNER ACCEPTANCE:

By: _____ Date: _____
South Texas College

Change Order (For CM/R, D/B and Performance Contracts)

Project Name: Mid Valley Campus – Library Expansion Change Order No.: 3

Project No.: N.A. Date: October 10, 2017

Location: Weslaco Texas

This Change Order Impacts Part II Services

To: Skanska, USA, Contractor for the above project;
You are hereby authorized to make the following changes in the work under your contract;

C.P./F.O. No.	Description of Work	Cost	Time Extension
Bd. Approval	Source: Reallocation of General Conditions From Workforce Training Expansion	\$ 200,888	0 Days

It is mutually agreed that the ~~payment~~ (credit) of \$200,888 and 0 Days Time extension provided

For in this Change Order, constitutes full compensation to the Contracting Firm (CM/R, D/B, Performance Contractor), whether direct, consequential or otherwise, in any wise incident to, or arising out of, or resulting directly from the work performed or modified by the Contracting Firm under this Change Order. The Contract completion date, including this time extension if any, is N.A.

For the above changes the sum of; Two Hundred Thousand Eight Hundred & Eighty-Eight Dollars, (\$ 200,888.00) will be: X added to, _____ deducted from, the contract price

Original Part <u>II</u> Services Amt. OR Contingency Allowance	(\$ <u>2,462,776</u>)	Accepted:	
Previous Additions	(\$ <u>82,212</u>)		
Previous Deductions	(\$ <u>N.A.</u>)	By: _____	
Net Bal. Part <u>II</u> Services Amount OR Contingency Allowance	(\$ <u>2,544,988</u>)		Skanska USA
This ADDITION	(\$ <u>200,888</u>)		
This DEDUCTION	(\$ _____)	By: _____	
Adjusted Part <u>II</u> Services Amount OR Contingency Allowance Balance	(\$ <u>2,745,876</u>)		Broaddus & Associates
		By: _____	
			Mata+Garcia Architects
Summary of Other Services Total:			
Part <u>I</u> Services Amount	(\$ <u>3,679</u>)	By: _____	
Part _____ Services Amount	(\$ <u>N.A.</u>)		South Texas College
Total Adjusted Contract	(\$ <u>2,749,555</u>)		



Change Order

Project Name: MVC Student Services Change Order No.: 6-VOID
 Project No.: _____ Date: September 12, 2017
 Location: South Texas College, Mid Valley Campus

This Change Order Impacts Part II Services

To: Skanska USA, Contractor for the above project;
 You are hereby authorized to make the following changes in the work under your contract;

Description of Work:

Reallocation of GMP Design & Construction Contingency Credit for reducing or deleting project scope as described in: CP-13 (Mechanical Equipment Changes \$19,095) to the Program Budget Out Savings.

The revised Contract Work Breakdown Structure is as follows.

	Original	Previous Amount	This Revision	Adjusted
Cost of Work	3,400,350.00	-	19,095.00	3,422,345.00
General Conditions	211,759.00	-		211,759.00
CMR/Design Contingency	51,000.00	(45,240.00)	(19,095.00)	(13,286.00)
Construction Phase Fee	133,816.00	-		133,816.00
Owner's Construction Contingency	51,049.00	(38,363.00)		12,686.00
Construction Services Total	3,850,923.00	(83,603.00)	-	3,767,320.00

Pre-Construction Services 5,939.00

Total GMP Contract 3,856,862.00

ACCEPTED

By : _____ Date _____
Architect,
ROFA Architect

By : _____ Date _____
Construction Program Manager
Broaddus & Associates

By : _____ Date _____
Construction Manager at Risk
Skanska, USA

By : _____ Date _____
OWNER,
South Texas College



CHANGE ORDER

NUMBER: 7

PROJECT NAME: Mid Valley Campus
Student Services Exp.

DATE: October 10, 2017

PROJECT NO.: N.A.

To: Skanska USA Building, Inc.
18615 Tuscany Stone
San Antonio, TX 78258

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE OWNER'S CONSTRUCTION CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK:	<u>Owner's Construction Contingency: For reporting period September 2017</u>		
CP-18	4SS-028	Rough-in for fans at Breezeway	\$ (2,807)
			Sub Total \$ (2,807)

ATTACHMENTS: Subcontractor's quote and pricing breakdown and verification correspondence.

ORIGINAL OWNER'S CONSTRUCTION CONTINGENCY	\$ 51,049
OWNER'S CONSTRUCTION CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$ (38,363)
OWNER'S CONSTRUCTION CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$ 12,686
OWNER'S CONSTRUCTION CONTINGENCY SUM WILL BE <i>DECREASED</i> BY THIS AUTHORIZATION	\$ (2,807)
REMAINING OWNER'S CONSTRUCTION CONTINGENCY	\$ 9,879

ODR RECOMMENDATION:

By: _____ Date: _____
Broaddus & Associates

ARCHITECT APPROVED:

By: _____ Date: _____
ROFA Architects

CMR ACCEPTANCE:

By: _____ Date: _____
Skanska USA Building, Inc.

OWNER ACCEPTANCE:

By: _____ Date: _____
South Texas College

Change Order

Project Name: MVC Parking and Site Change Order No.: 5-Revised
 Project No.: _____ Date: September 12, 2017
 Location: South Texas College, Mid Valley Campus

This Change Order Impacts Part II Services

To: Skanska USA, Contractor for the above project;
 You are hereby authorized to make the following changes in the work under your contract;

Description of Work:

Reallocation of GMP Design & Construction Contingency Credits for increasing or decreasing project scope as described in: CO-5 (delete infrastructure to support Workforce Center) to the Program Budget Buy-Out.

The revised Contract Work Breakdown Structure is as follows:

	Original	Previous Adj.	This Revision	Adjusted
Cost of Work	2,055,374.00	(9,378.00)	50,020.00	2,056,016.00
General Conditions	214,169.00			214,169.00
CMR/Design Contingency	31,731.00	(14,600.00)		17,131.00
Construction Phase Fee	56,148.00			86,148.00
Owner's Construction Contingency	31,731.00	(9,426.00)	(50,020.00)	(27,715.00)
Construction Services Total	2,479,153.00	(133,404.00)		2,345,749.00
 Pre-Construction Services	 5,272.00			
 Total GMP Contract	 2,484,425.00			

ACCEPTED

By : _____ Date _____
Engineer
Half Associates

By : _____ Date _____
Construction Program Manager
Broaddus & Associates

By : _____ Date _____
Construction Manager at Risk
Skanska, USA

By : _____ Date _____
OWNER,
South Texas College



CHANGE ORDER

NUMBER: 6

PROJECT NAME: Mid Valley Campus
 Site & Parking Improvements

DATE: October 10, 2017

PROJECT NO.: N.A.

To: Skanska USA Building, Inc.
 18615 Tuscany Stone
 San Antonio, TX 78258

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Design Contingency: For reporting period August 2017
 CP 7 25P - 025 Thermal Plant Ext. Lighting Controls

	\$ (748)
Sub Total	\$ (748)

ATTACHMENTS: Subcontractor's quote, pricing breakdown and verification correspondence

ORIGINAL DESIGN CONTINGENCY	\$ 31,731
DESIGN CONTINGENCY EXPENDITURE PRIOR TO THIS AUTHORIZATION	\$ (14,600)
DESIGN CONTINGENCY BALANCE PRIOR TO THIS AUTHORIZATION	\$ 17,131
DESIGN CONTINGENCY SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$ (748)
REMAINING DESIGN CONTINGENCY	\$ 16,383

ODR RECOMMENDATION:

By: _____ Date: _____
Broaddus & Associates

ENGINEER APPROVED:

By: _____ Date: _____
Halff & Associates

CMR ACCEPTANCE:

By: _____ Date: _____
Skanska USA Building, Inc.

OWNER ACCEPTANCE:

By: _____ Date: _____
South Texas College



NUMBER: 4

PROJECT NAME: STC Starr Health Professions and Science Building

DATE: October 10, 2017

PROJECT NO.: 15-709

To: D Wilson Construction Co.
1207 East Pecan
McAllen TX, 78502

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Design Contingency: Change Proposal Request CR 014
 CR 014 Louver upsize \$ (2,420)

Sub Total \$ (2,420)

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL Design Contingency	\$ 96,000
Design Contingency PRIOR TO THIS AUTHORIZATION	\$ 13,373
Design Contingency BALANCE PRIOR TO THIS AUTHORIZATION	\$ 52,870
Design Contingency SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$ (2,420)
REMAINING COST OF WORK BALANCE	\$ 50,450

ODR RECOMMENDATION:

By: Broaddus & Associates Date: _____

ARCHITECT APPROVED:

By: ERO, Architects Date: _____

CMR ACCEPTANCE:

By: D. Wilson Construction Company, Inc. Date: _____

OWNER ACCEPTANCE:

By: South Texas College Date: _____



NUMBER: 3

PROJECT NAME: Starr Thermal Plant

DATE: October 10, 2017

PROJECT NO.: 15-714

To: D Wilson Construction Co.
1207 East Pecan
McAllen TX, 78502

YOU ARE HEREBY AUTHORIZED TO PERFORM THE FOLLOWING ITEM (S) OF WORK AND TO ADJUST THE DESIGN CONTINGENCY SUM ACCORDINGLY, AS INDICATED BELOW:

SCOPE OF WORK: Design Contingency: Change Proposal Request CR 003
 CR 003 Chiller Insulation \$ (5,402)

Sub Total \$ (5,402)

ATTACHMENTS: Subcontractor's quote and pricing breakdown.

ORIGINAL Design Contingency	\$ 39,000
Design Contingency PRIOR TO THIS AUTHORIZATION	\$ 10,774
Design Contingency BALANCE PRIOR TO THIS AUTHORIZATION	\$ 28,226
Design Contingency SUM WILL BE DECREASED BY THIS AUTHORIZATION	\$ (5,402)
REMAINING COST OF WORK BALANCE	\$ 22,824

ODR RECOMMENDATION:

By: _____ Date: _____
Broaddus & Associates

ARCHITECT APPROVED:

By: _____ Date: _____
Sigma

CMR ACCEPTANCE:

By: _____ Date: _____
D. Wilson Construction Company, Inc.

OWNER ACCEPTANCE:

By: _____ Date: _____
South Texas College



SOUTH TEXAS COLLEGE

2013 - Bond Program Board Approved Change Orders

Master Change Order Log per Project

Prepared by:

BROADDUS
& ASSOCIATES

Pecan Campus - North Academic Building

Change Order Log

10/3/2017 9:07 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$104,000	\$162,000	\$10,951,000
co.1	BUY OUT SAVINGS - of \$720,878			(\$720,878)
co.2	CR14, CR24 & CR26		(\$720)	
co.3	CR-29 - Add a second set of Building ID Letters to Canopy Façade		(\$6,405)	
co.4	CR-28 - Revise Interior Roof side of Parapet wall sheathing from Dens-Glass gyp bd to Dens-Deck per Garland Roofing Req	(\$14,812)		
co.5	CR 02 - ASI-02 Structural steel modifications at entry canopies \$2,887; CR 03R- ASI-01 - Additional steel framing at building expansion joint - \$3,100; CR 05 - Exterior parapet angle addition -\$6831 ; CR 07R - ASI-06 - Interior and Finishes: Light fixture revisions \$275 ; CR 18 - ASI-02 Structural steel modifications at entry canopies -\$1091 ; CR 21 - ASI-05: Mock-Up wall - added length and details -\$1775 ; CR 22 - Additional structural pilasters at elevator shaft walls -\$6606	(\$16,241)		
co.6	CR 08R - AVIT Supplemental Information SI-01 dated October 13,2016 - Infrastructure modifications to teacher's podium floor boxes, data for offices, etc. \$3242 ; CR 11 - ASI-07: Electrical infrastructure supporting AVIT SI-01 - conduit, wall boxes, floor block outs, etc. -\$3363	(\$121)		
co.7	CR-30R3 AVIT SI-02 Audio Visual Modifications for monitors, computer and Classroom etc. -\$16052 ; CR-35R3 AVIT SI-03 Audio Visual modifications for Active Learning Classrooms -\$28,052 ; CR-37 ASI-13 Electrical infrastructure for AVIT SI-02 Conduit and Boxes -\$8969 ; CR-38 ASI-14 Electrical infrastructure for AVIT SI-03 Conduit and Boxes -\$3493 ; Modify Construction Fence and Construction Trailer plumbing to accommodate Mc Allen ISD -\$1,254		(\$57,820)	
co.8	CR-34 - Graphic Revisions -\$2,388; CR-43 - AVIT SI- 05 Misc. Revisions \$2,913		\$525	
co.9	CR-25 - Building Letter Revision -\$143 ; CR-27 - Toilet Accessories - Add Grab Bars per ADA -\$395 ; CR-31 - Revise Doors to Clear Birch - \$550 ; CR-41 - ASI 16 Lobby Stairwell Finishes (enclose underside of Main Stair) -\$6899	(\$7,987)		
co.10	CR-45 CHW Crossover in Level 2 Mechanical Room	(\$6,143)		
co.11 co.12	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CR-2 \$2,887; CR-07R \$275 ; CR-08R \$3,242 and CR-43 \$2,913 to the Program Budget.	(\$6,404)	(\$2,913)	(\$9,317)
Total Expenditures approved to Date		(\$51,708)	(\$67,333)	(\$730,195)
Balance Remaining		\$52,292	\$94,667	\$10,220,805
Change Proposal's Pending This Review Period				
	NONE			
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders				

Pecan Campus - South Academic Building

Change Order Log

10/5/2017 8:52 AM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$66,500	\$98,355	\$6,657,834
co 1	Adjustments for days and to align Board Approved Timeline			\$0
co 2	CR-13R - Electrical Infrastructure to Final Furniture e Plan -\$4556 ; CR-21 - CHW Extension: Offset around existing tree and manhole -\$9356		(\$13,912)	
co 3	CR 02R - AVIT Supplemental Info SI-01 dated October 13, 2016: Revise floor boxes types and locations (EFSB8 to RFB4, etc.) - \$2034; CR 4 - Revise classroom lockset function to 'Secure-in-Place' \$750 ; CR 11 - ASI 01: Add door for AHU coil draw-out space -\$2315 ; CR 14 - RFI 40_Structural Steel 'X' brace conflict with Window Wall at Computer 2.401 -\$6438 ; CR 23 - RFI 40a-40b, 52, 59a & 60: Dry wall revisions to conceal storm drains, structural bracing, etc. -\$3041	(\$13,078)		
co 4	CR-22R AVIT Supplemental Info. SI-02 dated May 18.2017. Misc. revisions for Fixed Panel Monitors, Classrooms to Computer Lab upgrades, act		(\$21,025)	
co 5	CR - 24 Add Flat Screens and Infrastructure & Delete Projection Screens including deleting data drops and removing Ceiling Mounted Projectors Supports		(\$3,532)	
co 6	CR-26 RFI-54 VAV Boxes Power Revisions - add a neutral wire to connect to 277 V power	(\$2,488)		
Total Expenditures approved to Date		(\$15,566)	(\$38,469)	\$0
Balance Remaining		\$50,934	\$59,886	\$6,657,834
Change Proposal's Pending This Review Period				
co.7	(CR-25R) Red Dye Concrete		(\$10,505)	
co.8	CR-27R Relocate cable tray from classroom	(\$44,260)		
Total Expenditures this reporting period		(\$44,260)	(\$10,505)	\$0
Balance remaining after approved Current Change Orders		\$6,674	\$49,381	\$6,657,834

Pecan Campus - STEM Building

Change Order Log

10/5/2017 8:52 AM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$104,000	\$153,990	\$10,417,059
co 1	CR2R, CR3R & CR11		(\$36,507)	
co 2	Adjustment for days & approved timeline - 53 days			
co 3	CR-01 1st Floor Under slab Utility Trench -\$50,300 ; CR-06R - RFI 08 - AVIT SI-01 - Revise Floor Box Type @ 22 Locations - \$3155 ; CR-08R - Revise 7 Door to 45 min fire rated doors - \$2700 ; CR-13 - RFI-34 Exhaust Fan Equipment support and duct flashing -\$3482 ; CR-14R - RFI-24 Duct/Ceiling conflicts at Corridor 1.100 -\$4505 ; CR-15 - Revise Interior Roof side of Parapet wall sheathing from Dens-Glass gyp bd to Dens-Deck per Garland Roofing Req -\$4974 ; CR-16R2 - RFI-14, 36 & 41 add drywall chase to encase structural steel braces and storm drain headers -\$6768 ; CR-18 - RFI 18 - AVIT-SI-01 Revise floor box location at Lvl 1 labs -\$3843	(\$79,727)		
co 4	CR-20R Revised Lab service fixtures per Submittal 27a - combine gas turrets to double outlet , add DI water to service sinks, ect. -\$6817 ; CR-21R AVIT Supplemental Info. SI-02 dated May 18, 2017; Misc. revisions Flat Panel Monitors - \$31559		(\$38,376)	
co 5	CR22 - FUME HOOD DUCT 'Y' CONNECTION	(\$20,356)		
co 6	CR.23R2 - Revise Lab Utilities to Prep Room, Hoods, Sinks & Autoclave		(\$5,344)	
co 6	CR - 24 Add Flat Screens and Infrastructure & Delete Proj.Screens		\$4,490	
co 6	CR 25 - Modify Routing of Cable Trays to avoid classrooms		(\$3,207)	
co.7	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CR-24 (\$4,490) to the Program Budget		(\$4,490)	(\$4,490)
Total Expenditures approved to Date		(\$100,083)	(\$83,434)	(\$4,490)
Balance Remaining		\$3,917	\$70,556	\$10,412,569
Change Proposal's Pending This Review Period				
	NONE			
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders		\$3,917	\$70,556	\$10,412,569

Pecan Campus - Student Union

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$70,000	\$100,000	\$6,888,179
co 1	CR-01 Remove 3 Existing Palm Trees -\$750 ; CR-02 Remove Existing Drain Box at North Side of Pad -\$600 ; CR-03 Remove Existing Drain Box at South Side of Pad -\$600 ; CR-06 Add Door in Hoist way to service elevator equipment -\$2245 ; CR-07 RFI-06 Power to UV Light and Receipt in AHU's -\$1560 ; CR-08 RFI-33 Add Fire Damper for AHU PU005 -\$786 ; CR-09 RFI-36 Add Exhaust and R/A Fire Dampers -\$958 ; CR-10 Revise Sheathing from Treated Plywood to Dens- Glass \$7738 ; CR-12 Add 2 Layers of wood mailer at edge of high roof for insulation -\$2707 ; CR-13R - Revise Interior Roof side of Parapet wall sheathing from Dens-Glass gyp bd to Dens-Deck per Garland Roofing Req -\$5316 ; CR-14 ASI -08 Add 2 Floor Drains at Terrace Deck to maintain minimum concrete Depth for Structural Capacity -\$3600 ; CR-15 ASI -11 Furniture- Electrical Infrastructure Revisions \$805	(\$10,579)		
co 2	CR. 18 - Revisions to Door to Accommodate Elevator -\$1306 ; CR. 21 - Revise Exterior Handrail Material HD Gal. -\$2850	(\$4,156)		
co. 3	CR-24 Add Fire Rated Access Pnl. to Space Below Monumental S	(\$1,309)		
co. 4	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CR-10 (\$7,738) and CR-15 (\$805) to the Program Budget	(\$8,543)		
co.5	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CR-10 (\$7,738) and CR-15 (\$805) to the Program Budget			(\$8,543)
Total Expenditures approved to Date		(\$24,587)	\$0	(\$8,543)
Balance Remaining		\$45,413	\$100,000	\$6,879,636
Change Proposal's Pending This Review Period				
co.6	(CR-25) Relocate AEP transformer to clear other utilities (\$2,119) - U; (CR-28) Revise power to elevator from 208V to 480V per manufacture requirements (\$5,101) - DOC; (CR-30) Texas Gas Services installation fee (\$6,291) - DOC	(\$13,511)		
Total Expenditures this reporting period		(\$13,511)	\$0	\$0
Balance remaining after approved Current Change Orders		\$31,902	\$100,000	\$6,879,636

Pecan Campus - Thermal Plant

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$110,000	\$50,000	\$4,194,000
co.1	CPR#8 - Provide Owner Protective Liability Insurance & CPR#9 Remove Conflicting Lines	(\$29,930)		
co.1	CPR#11- Provide Gas Line Connection to Existing Meter & CPR#12 Provide Temp Water	incl above		
co.1	CPR#14-Water Line Exploration & CPR#15 Comm.Card Expired	incl above		
co.1	CPR#16- Add 8" to Top of Masonry Wall& CPR#17- Provide Traffic Control April-May	incl above		
co.1	CPR#19- Provide Metal Roof Underlayment & CPR#20 Add Support Brackets for CHW	incl above		
co.1	CPR#22-Provide Traffic Control May-June	incl above		
co.1	CP-02 Chilled Water Pipe Wrap,CP-03 CW Piping Reconfiguration, CP-05 Replaced Pitted CW Piping, CP-07 Delete CW Insulation Cost		(\$41,714)	
co.2	CP-10 Provide Sealed Concrete in Lieu of VCT	(\$13,248)	(\$367)	
co.01F	Final Change Order dated May 3, 2017 Credit Remaining Design and Construction Contingency's and GMP Labor Savings	(\$31,615)	(\$7,919)	(\$61,591)
co.4	CPR-26b ; CPR-33, CPR-30; CPR-31; CPR-32; CPR-34; CPR-35; CPR-36; CPR-38; CPR-39 & CPR-40	(\$34,950)		
co.5	CPR-42	(\$257)		
Total Expenditures approved to Date		(\$110,000)	(\$50,000)	(\$61,591)
Balance Remaining		\$0	\$0	\$4,132,409
Change Proposal's Pending This Review Period				
	NONE			
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders		\$0	\$0	\$4,132,409

Pecan Campus - Parking and Site Improvements

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$25,000	\$38,900	\$2,618,800
co 1	CR-01 Storm Drain conflict with existing SS for Temporary Bldg. -\$4577 ; CR-09 Valve to Isolate Bldg. M for water main shut down at NAB storm drain inlet -\$3849 ; CR-10 Remove existing water main valves at NAB storm drain inlet per City of Mc Allen ; CR-12 Utility Conflicts at NAB Storm drain inlet -\$9097		(\$17,523)	
co 2	CR 02 - Delete Lime Stabilization at Parking Lot per Terracon CMT analysis of sub soil \$21689 ; CR 03 - Rfi 10 - Delete back flow preventer at water service to Student Union (SACB) \$8658 ; CR 05 - Rfi 14 - Reduce original sizes of fire service lines: 8" to 6", and 6" to 4" \$8550 ; CR 08R - Delete Fire Hydrant and associated service line \$4300 ; CR 13R - Rfi 22: Utility conflicts at Storm drain lines between Bldg. E and Cooling Towers -\$6584 ; CR 14 - AVIT Supplemental Info SI-02 dated May 4, 2017: IT Duct Bank - clarifications on routing around new buildings -\$7937	\$28,676		
co 3	CR-16 Revised the sidewalks and curbs by Student Union due to Elevation Change between Site Package and Building Package - \$3499 ; CR-17 Add Pull Box for Inter-Building IT Duct Bank between STEM and South Academic Buildings -\$5223	(\$8,722)		
co 4	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CR's 2,3,5 and 8R to the Program Budget Buy-Out Saving.	(\$43,197)		(\$43,197)
Total Expenditures approved to Date		(\$23,243)	(\$17,523)	(\$43,197)
Balance Remaining		\$1,757	\$21,377	\$2,575,603
Change Proposal's Pending This Review Period				
	NONE			
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders		\$1,757	\$21,377	\$2,575,603

Nursing Allied Health - Building

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$172,600	\$178,900	\$17,009,860
co.1	CP-02 Lavatories and Toilet Partition Revisions -\$16776 ; CP-07 Add 13 Junction Boxes and Conduit -\$3106		(\$19,882)	
co.2	CR-01 Vapor Barrier Product Substitution \$6750 ; CR-03 Reduce Generator Size/Capacity \$78010 ; CR-04 Finish Hardware Changes \$260 ; CR-06 Provide Floor Box in Rm 3.515 -\$1506 ; CR-08 Relocate VAV Boxes and modify existing ductwork - \$24506	\$59,008		
co.3	CP-05 Additional Power Outlets -\$2450 ; CP-09 WHJW SI#2R2 - \$123369		(\$125,819)	
co.4	CP-011R Restroom Modifications --Adding (1) layer of gyp bd to interior side of Men & Women's Restrooms (Restrooms share a common wall with an adjacent Conf. Room)	(\$6,770)		
co.5	CP-010 CREDIT FOR PROJECTION SCREENS	\$2,937		
co.5	CP-012 DEDUCT FOR DATA - WHJW SI 3	(\$1,771)		
co.5	CP-013 CREDIT FOR PROJECTOR DATA DROPS - WHJW SI4	\$2,518		
co.6 co.7	<i>Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CP's - CP-1(Vapor Barriers \$6,750) CP-02 (Emergency Gen. \$78,010),CP-04 (Finished Hwdr. \$260), CP 10 (Project. Screen \$2,937) and CP-13 (Data Drops for Projection Screen \$2,518) including \$200,000 for recognized GMP Buy-Out Saving to Program Budget</i>	(\$90,475)		(\$290,475)
Total Expenditures approved to Date		(\$34,553)	(\$145,701)	(\$290,475)
Balance Remaining		\$138,047	\$33,199	\$16,719,385
Change Proposal's Pending This Review Period				
co.8	(CR-14) RFI # 70 Radiology Supply Rm HVAC Addition \$1,699; (CR-16) WJHW SI # 7 Addition of Plug Strips \$4,900;	(\$6,599)		
co.9	(CR-17) Electrical Power to Door Holders -\$17,465	(\$17,465)		
Total Expenditures this reporting period		(\$24,064)	\$0	\$0
Balance remaining after approved Current Change Orders		\$113,983	\$33,199	\$16,719,385

Nursing Allied Health - Thermal Plant BOND

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$2,200	\$3,386	\$4,506,269
	NONE			
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$0
<i>Balance Remaining</i>		\$2,200	\$3,386	\$4,506,269
Change Proposal's Pending This Review Period				
<i>Total Expenditures this reporting period</i>		\$0	\$0	\$0
<i>Balance remaining after approved Current Change Orders</i>		\$2,200	\$3,386	\$4,506,269

NON-BOND				
APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$32,000	\$45,795	
	NONE			
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$0
<i>Balance Remaining</i>		\$32,000	\$45,795	\$0
Change Proposal's Pending This Review Period				
CO. 1	(CR-1) Hardware Modifications ties into the IT rack \$402; (CR-2) RFI # 21 Power for IT Rack (moved from office pull into the thermal plant \$534; (CR-3) WJHW SI # 1 Re-route Telecommunications Enclosure \$5,500; (CR-4) RFI # 13 Control Panel and Data Drops \$3,130		(\$9,566)	
<i>Total Expenditures this reporting period</i>		\$0	(\$9,566)	\$0
<i>Balance remaining after approved Current Change Orders</i>		\$32,000	\$36,229	\$0

Nursing Allied Health - Parking and Site Improvements

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$23,000	\$34,207	\$2,205,963
	NONE			
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$0
<i>Balance Remaining</i>		\$23,000	\$34,207	\$2,205,963
Change Proposal's Pending This Review Period				
	NONE			
<i>Total Expenditures this reporting period</i>		\$0	\$0	\$0
<i>Balance remaining after approved Current Change Orders</i>		\$23,000	\$34,207	\$2,205,963

Technology Campus - Southwest Building Renovation

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$99,857	\$151,180	\$10,533,587
co.1	Buy-Out Savings - Credit for the balance of Partial GMP (Demo) Design and Construction "Owner" Contingency's	(\$5,141)	(\$9,106)	(\$120,730)
co.2	Buy-Out Savings -2nd round of saving offered by CM@R			(\$1,115,311)
co.3	Hose Reels	(\$16,156)		
co.4	Grinding & Polishing of existing Concrete Floors		(\$14,988)	
co.5	CP - 11 Deduct for Birch Veneer \$1,395; CP - 08 Hardware Revisions for Security +\$2,900; CP - 10 Revisions to PL Casework +\$660 = \$2,165		\$2,165	
co.6	VOID Change Order No. 6 of \$3,560 from Owner's Contingency		VOID	
Total Expenditures approved to Date		(\$21,297)	(\$21,929)	(\$1,236,041)
Balance Remaining		\$78,560	\$129,251	\$9,297,546
Change Proposal's Pending This Review Period				
co.6	VOID Change Order No. 6 of \$3,560 from Owner's Contingency		VOID	
co.7	(CP-3R) Changes as per ASI #1 - Armorlite Wall Panel at High/Low roof transition vs. stucco		\$1,395	
co.8	(PR-27) Quality Lab Modification per ASI # 10A (from single door to double door)	(\$10,539)		
co.9	Buy-out Savings from project cost of work ,D.C. and O.C.C.	(\$39,222)	(\$113,276)	(\$500,000)
Total Expenditures this reporting period		(\$49,761)	(\$111,881)	(\$500,000)
Balance remaining after approved Current Change Orders		\$28,799	\$17,370	\$8,797,546

Technology Campus - Parking and Site Improvements

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$21,497	\$33,640	\$1,985,820
co.1	Return of Buy-Out Savings from the Demo GMP (Cost of Work -\$8000 ; D.C. -\$9105 ; O.C.C. -\$5141)	(\$5,141)	(\$9,105)	(\$22,246)
co.2	Return of Buy-Out Savings from the GMP cost of work			(\$400,000)
co.3	Return of Buy-Out Savings from the GMP (\$50k for existing conditions - Grind existing concrete slab)			(\$8,898)
co.4	Return of Buy-Out Savings from the GMP (\$40k used to cover the cost of CP-08 Additional Sitework \$5,590, CP-09 additional Demo per RFI#14 \$19,115 and CP-10 Drainage Modifications per ASI-06 \$10,200) Balance remaining with the deducted from the GMP and included as GMP Buy-Out Savings			(\$5,095)
Total Expenditures approved to Date		(\$5,141)	(\$9,105)	(\$436,239)
Balance Remaining		\$16,356	\$24,535	\$1,549,581
Change Proposal's Pending This Review Period				
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders		\$16,356	\$24,535	\$1,549,581

Mid-Valley Campus - Health Professions Science Building

Change Order Log

10/3/2017 3:37 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$193,219	\$193,219	\$14,453,387
co.1	CP-01 (Generator \$19,687),CP-02 (Elect 60%-100% \$12,051),CP-03(Twr Stl Redesign \$18,105),CP-04 (Op.Part Supports \$1,071),CP-05(Access Cntrl.Hwdr \$-1,530),CP-06(Fume Hd Rev\$6,985),CP-07(K-Bracing\$768),CP-08(Dr.size rev\$1,000),CP-09(Add Mop Sk \$872),CP-10(Relock. Mop Sk \$287),CP-11(Add CMU \$12,299),CP-13(Struc. Stl shop draw rev.\$11,910),CP-14(Low Roof Brick Spt \$26,560) and CP-15 (Provide Temp. Roof \$19,000)	(56,541)		
co.2	CP-12 AR 3HP-008 Door Hdw. Revisions per New Security Proto		(6,620)	
co.3	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CP-01 (Delete Generator-\$19,687) and CP-03Steal Redesign-\$18,105) to the Program Budget (37,792)	VOID		
co.4	Reduction to the GMP Cost of Work associated with C.O.#3 and reallocate the dollars to owners buy-out savings against the program shortfall. (37,792)			VOID
Total Expenditures approved to Date		(\$56,541)	(\$6,620)	\$0
Balance Remaining		\$136,678	\$186,599	\$14,453,387
Change Proposal's Pending This Review Period				
3	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CP-01 (Delete Generator-\$19,687) and CP-03Steal Redesign-\$18,105) to the Program Budget (37,792)	VOID		
4	Reduction to the GMP Cost of Work associated with C.O.#3 and reallocate the dollars to owners buy-out savings against the program shortfall. (37,792)			VOID
5	CP-16 3HP-006R AVIT SI# 1&2 - Furniture coordination	(\$7,171)		
6	CP-17 3HP-023R - additional structural steel columns at elevator shaft and supports (Requirements from Elevator Manufacture Schindler)	(\$6,458)		
7	CP-19 3HP-036 - Arch lintels at towers per RFI # 15	(\$4,141)		
8	CP-20 3HP-040 - Trellis steel plate supports (Trellis manufacture reviewed the submittals and required additional steel plate)	(\$1,126)		
9	CP-22 3HP-028 - Additional fume hood and appurtenances Lab 2.071 per RFI # 31 & 31A	(\$24,334)		
10	CP-23 3HP-035 - Acid waste vent offsets (conflict from Structural Steel)	(\$19,861)		
11	CP-21 3HP-042 - AVIT SI# 5 - MDF & IDF Electrical requirements modifications		(\$2,732)	
Total Expenditures this reporting period		(\$63,091)	(\$2,732)	\$0
Balance remaining after approved Current Change Orders		\$73,587	\$183,867	\$14,453,387

Mid-Valley Campus - Library Expansion

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$32,955	\$34,723	\$2,462,776
co.1	Reallocation of Cost of Work Saving from Thermal Plant to cover the additional scope not anticipated at 60% GMP			\$82,212
co.2	CP-01 LE-006 Roof Slope Adjustment per Garland (Manufactures) Requirements	(\$29,780)		
Total Expenditures approved to Date		(\$29,780)	\$0	\$82,212
Balance Remaining		\$3,175	\$0	\$2,544,988
Change Proposal's Pending This Review Period				
co.3	GMP Increase - reallocation of Workforce General Conditions. The general conditions cost were divided up as requested by the college so that each component GMP packet carried a proportionate share of the overall general conditions budget required for the Mid Valley Campus Bond Projects. They were not stand alone budgets and required that each subsequent GMP phase be procured to allow for the most efficient use of GMP resources.			\$200,888
Total Expenditures this reporting period		\$0	\$0	\$200,888
Balance remaining after approved Current Change Orders		\$3,175	\$0	\$2,745,876

NON-BOND Renovation				
APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$13,294	\$13,294	\$1,123,682
Total Expenditures approved to Date		\$0	\$0	\$0
Balance Remaining		\$13,294	\$13,294	\$1,123,682
Change Proposal's Pending This Review Period				
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders		\$13,294	\$13,294	\$1,123,682

Mid-Valley Campus - Student Services

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$51,049	\$51,049	\$3,850,923
co.1	Increase roof insulation thickness by 1"		(\$6,000)	
co.2	CR1R,CR2,CR5,CR7,CR8,CR10		(\$14,514)	
co.3	CP-08 4SS-017R Provide Block Veneer al Loading Dock		(\$2,604)	
co.4	CP-09 4SS-019A - Provide Dishwasher k6		(\$15,245)	
co.5	CP-10(Structural Steel 60%-100%),CP-11(Removal of existing Grease Trap),CP-12(Elect Rev), CP-13(Mech Eq. Rev), CP-14 (Add. Painting),CP-15(Circular Furrdowns),CP-16(Add. Block @dock) and CP-17(Add Painting)	(\$45,240)		
co.6	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CP-13 (Mechanical Equip. Changes \$19,095to the Program Budget			VOID
Total Expenditures approved to Date		(\$45,240)	(\$38,363)	\$0
Balance Remaining		\$5,809	\$12,686	\$3,850,923
Change Proposal's Pending This Review Period				
6	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CP-13 (Mechanical Equip. Changes \$19,095to the Program Budget - VOID			VOID
7	CP-18 - 4SS-028 Rough-in for fans at Breezeway (requested by George M.) - pending form George		(\$2,807)	
Total Expenditures this reporting period		\$0	(\$2,807)	\$0
Balance remaining after approved Current Change Orders		\$5,809	\$9,879	\$3,850,923

Mid-Valley Campus - Thermal Plant

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$61,547	\$61,547	\$3,787,322
co.1	Reallocation of Buy-Out saving from Parking & Site Improvements to Thermal Plant for purchase of additional chiller			\$109,376
co.2	Modification to the cost of work as described in CP-1 SS Arch at Roll-up Door, CP-2 Electrical, CP-5 Extend Fire Alarm to Wellness Cntr. CP-6 Pedestrian Gate & CP-7 Building Letter "J"	(\$31,030)		
co.3	Reallocation of GMP Labor Savings from the Thermal Plant GMP to the Library New Addition GMP to cover the additional unanticipated Electrical and Data scope as the result of final reconciliation of Furniture & AVIT layouts and requirements			(\$82,212)
co 4	Modifications to the cost of work as described in CP-3(Cost Savings Roof Revisions to comply with STC Standards \$6,800) and CP-4 (Cost Savings for Revisions to the Cooling Twr. Sanitary Sewer \$2,000)		\$8,800	
co.5	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CP-03 (Roof Revisions per STC Standards \$6,800) and CP-04 (Revisions to SS Line @ Cooling Tower \$2,000) to the Program Budget (8,800)			VOID
Total Expenditures approved to Date		(\$31,030)	\$8,800	\$27,164
Balance Remaining		\$30,517	\$70,347	\$3,814,486
Change Proposal's Pending This Review Period				
	NONE			
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders		\$30,517	\$70,347	\$3,814,486

NON-BOND				
APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$0	\$0	\$718,947
Total Expenditures approved to Date		\$0	\$0	\$0
Balance Remaining		\$0	\$0	\$718,947
Change Proposal's Pending This Review Period				
	NONE			
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders		\$0	\$0	\$718,947

Mid-Valley Campus - Parking and Site Improvements

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$31,731	\$31,731	\$2,479,153
co.1	Reallocation of Buy-Out saving from Parking & Site Improvements			(\$109,376)
co.2	Addition Scope or Revisions as described in CP-01 Relocation of FDC (\$622, CP-02 Telecom. Pull Box (\$2,100)CP-03Extend 4" Telecom. Conduit @bldg. D (\$3,352) and CP-04 Add spare 4" Telecom. Conduit @ Bldg. D (\$3,352)		(\$9,426)	
co.3	Infrastructure to support Workforce Center Project included in the Site & Parking documents - void this change order		\$50,020	
co.4	Provide Lime into the Subbase of Parking Lot excluded from the GMP.	(\$14,600)		
co.5	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CO-5 (Delete Infrastructure to support Workforce Center) to the Program Budget Buy-Out Saving.			VOID
Total Expenditures approved to Date		(\$14,600)	\$40,594	(\$109,376)
Balance Remaining		\$17,131	\$72,325	\$2,369,777
Change Proposal's Pending This Review Period				
co.5	Reallocation of GMP Design & Construction Contingency Credits for reducing or deleting project scope as described in CO-5 (Delete Infrastructure to support Workforce Center) to the Program Budget Buy-Out Saving. (\$50,020)			VOID
co.6	CP-7 2SP-025 Thermal Plant exterior lighting controls	(\$748)		
Total Expenditures this reporting period		(\$748)	\$0	\$0
Balance remaining after approved Current Change Orders		\$16,383	\$72,325	\$2,369,777

Starr County Campus - Health Professions and Science Building

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$96,000	\$143,000	
CO 1	CR 001 AVIT Underground Conduits -\$5500 ; CR 002 Electrical Feeder Conduit Changes -\$4980 ; CR 003 MDF Conduit -\$5565 ; CR 004 Floor Boxes -\$8590 ; CR 005 K-Bracing Correction -\$1892 ; CR 006 Roof Drain Locations -\$1800 ; CR 007 Door Frame Changes -\$1430	(\$29,757)		
CO 2	CR 10-CR 12 Electrical Per ASI 03-Electrical Feed from Main Distribution Panel to Building Panels	(\$13,373)		
CO 3	CR-009 Hardware and doors RFI-035 (Hardware and Door for enlarged Door Opening in 25/1.00C		(\$4,540)	\$0
Total Expenditures approved to Date		(\$43,130)	(\$4,540)	\$0
Balance Remaining		\$52,870	\$138,460	\$0
Change Proposal's Pending This Review Period				
4	(CR-14 - Louver upsize) Conflicts of structural steel cross bracing and joints. Louver at Mechanical room will not fit the location provided (RFI #16) Louver size has been changed from 76"x48" to 70"x48" in order to fit space - Purchase of	(\$2,420)		
Total Expenditures this reporting period		(\$2,420)	\$0	\$0
Balance remaining after approved Current Change Orders		\$50,450	\$138,460	\$0

Starr County Campus - Library

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$37,000	\$55,500	
	NONE			
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$0
<i>Balance Remaining</i>		\$37,000	\$55,500	\$0
Change Proposal's Pending This Review Period				
	NONE			
<i>Total Expenditures this reporting period</i>		\$0	\$0	\$0
<i>Balance remaining after approved Current Change Orders</i>		\$37,000	\$55,500	\$0

Starr County Campus - Student Services Expansion

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$13,000	\$19,500	\$1,320,000
co.2	CR.-001 - Re-route the existing primary Electrical Service due to building excavation	(\$10,776)		
<i>Total Expenditures approved to Date</i>		(\$10,776)	\$0	\$0
<i>Balance Remaining</i>		\$2,224	\$19,500	\$1,320,000
Change Proposal's Pending This Review Period				
<i>Total Expenditures this reporting period</i>		\$0	\$0	\$0
<i>Balance remaining after approved Current Change Orders</i>		\$2,224	\$19,500	\$1,320,000

Starr County Campus - Student Activities Addition

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
CO #	Change Order Description	Design	Owner/Cons.	GMP Adjust.
		\$14,000	\$21,000	\$1,365,000
	NONE			
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$0
<i>Balance Remaining</i>		\$14,000	\$21,000	\$1,365,000
Change Proposal's Pending This Review Period				
	NONE			
<i>Total Expenditures this reporting period</i>		<i>\$0</i>	<i>\$0</i>	<i>\$0</i>
<i>Balance remaining after approved Current Change Orders</i>		\$14,000	\$21,000	\$1,365,000

Starr County Campus - Thermal Plant

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$39,000	\$58,000	\$4,699,305
co 1	CR 001 Structural Steel Angle Modifications at Roof (angle depth exceeds roof depth)	(\$2,934)		
co 1	CR 002 WHJW Data/Communication Revisions per AV-IT SI#2 (Structured Cabling 3 ea. new data drops and relocate exiting communication conduit)	(\$7,840)		
co 2	<i>Partial Buy-Out Savings recognized from the GMP</i>			(\$250,000)
Total Expenditures approved to Date		(\$10,774)	\$0	(\$250,000)
Balance Remaining		\$28,226	\$58,000	\$4,449,305
Change Proposal's Pending This Review Period				
co.3	(CR-03 Chiller Insulation) Chiller insulation of the chiller heads & end sheets was not included with Owner provided Chillers. STC requested to install insulation. Sigma Engineer has requested that it go from 3/4" thick to 1" thick insulation.	(\$5,402)		
Total Expenditures this reporting period		(\$5,402)	\$0	\$0
Balance remaining after approved Current Change Orders		\$22,824	\$58,000	\$4,449,305

Starr County Campus - Parking and Site Improvements

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$37,700	\$52,950	\$3,496,950
co.1	R 001 - Underground Data Re-location -\$32042 ; CR 003 - Primary Electric Duct Bank Changes -\$1990	(\$34,032)		
co.2	CP-006, CP -007		(\$45,770)	
co.3	CR 008 Sidewalk for Additional Parking for Parking Lot Addition	(\$3,600)		
co.4	CR 002- Additional Pull boxes for It Duct Bank		(\$6,933)	\$0
Total Expenditures approved to Date		(\$37,632)	(\$52,703)	\$0
Balance Remaining		\$68	\$247	\$3,496,950
Change Proposal's Pending This Review Period				
	NONE			
Total Expenditures this reporting period		\$0	\$0	\$0
Balance remaining after approved Current Change Orders		\$68	\$247	\$3,496,950

Regional Center for Public Safety Excellence - Building

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description	\$68,049	\$89,538	\$3,326,426
co.1	Buy-out savings of \$110,000 to purchase a new 150-ton chiller (no added cost to contingency or GMP)			\$0
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$0
<i>Balance Remaining</i>		\$68,049	\$89,538	\$3,326,426
Change Proposal's Pending This Review Period				
	NONE			
<i>Total Expenditures this reporting period</i>		\$0	\$0	\$0
<i>Balance remaining after approved Current Change Orders</i>		\$68,049	\$89,538	\$3,326,426

Regional Center for Public Safety Excellence - Parking and Site Impro.

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description	\$28,696	\$37,757	\$1,887,866
	NONE			
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$0
<i>Balance Remaining</i>		\$28,696	\$37,757	\$1,887,866
Change Proposal's Pending This Review Period				
	NONE			
<i>Total Expenditures this reporting period</i>		<i>\$0</i>	<i>\$0</i>	<i>\$0</i>
<i>Balance remaining after approved Current Change Orders</i>		\$28,696	\$37,757	\$1,887,866

Regional Center for Public Safety Excellence - Skills Pad

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
CO #	Change Order Description			
CO.1				
CO.2				
CO.3				
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$0
<i>Balance Remaining</i>		\$0	\$0	\$0

La Joya - Higher Education Center

Change Order Log

10/3/2017 3:08 PM

APPROVED CHANGE ORDERS TO DATE		Contract Amount		
		Design	Owner/Cons.	GMP Adjust.
co #	Change Order Description			
co.1	Welding Lab Transformer upgrade			\$1,900
co.2	Relocate Projection Screen			\$750
<i>Total Expenditures approved to Date</i>		\$0	\$0	\$2,650
<i>Balance Remaining</i>		\$0	\$0	\$2,650
Change Proposal's Pending This Review Period				
	NONE			
<i>Total Expenditures this reporting period</i>		\$0	\$0	\$0
<i>Balance remaining after approved Current Change Orders</i>		\$0	\$0	\$2,650

Review and Recommend Action on Schematic Landscape Design for the 2013 Bond Construction Projects

- 1. Mid Valley Campus**
- 2. Technology Campus**
- 3. Starr County Campus**

Approval of the schematic landscape designs for the 2013 Bond Construction projects will be requested at the October 24, 2017 Board meeting.

Purpose

Landscaping and irrigation is required as part of the project scope to meet South Texas College's design standards as well as all applicable municipal codes and ordinances.

Background

Additional services for landscape and irrigation design were approved to the civil engineering firms. The various civil engineering firms have worked with Broaddus & Associates and the project team to develop the landscape designs based on the local municipalities' requirements and to meet College standards.

Mid Valley Campus

The allowance for the construction of landscape and irrigation work included in the Guaranteed Maximum Price proposed by Skanska USA is \$75,000. The estimated construction cost of the proposed schematic landscape design for the Mid Valley Campus is \$175,000 which exceeds the landscape and irrigation budget by \$100,000. Broaddus & Associates proposes to use future buyout savings from the Mid Valley Parking and Site Improvements project and fund it within the GMP budget. These buyout savings will be presented at a later date.

The schematic drawing as proposed exceeds the City of Weslaco's landscaping code requirements but Broaddus & Associates understands that landscaping is an important part of the project and has included a unit pricing schedule for landscaping items from Skanska USA to allow the Board the option to remove items from the landscaping design to reduce the additional cost.

Technology Campus

The landscape and irrigation work for the Technology Campus Parking and Site Improvements project, as presented on the enclosed schematic design, has been installed by ECON, Construction Manager at Risk (CM@R). The design plans have been submitted and approved by the City of McAllen. ECON has received a Certificate of Occupancy for the project based on the city approved construction plans in order to have the building available for use in the Fall 2017 semester. Broaddus & Associates (B&A) was informed by College staff that schematic landscape plans required the approval of the Board of Trustees on May 23, 2017.

Although B&A requested schematic drawings from Hinojosa Engineering, Inc. (HEI) prior to the installation of the landscape and irrigation work on several occasions, the schematic drawings were not provided by HEI until September 19, 2017. The installed landscaping will need to be modified as necessary based on any revisions approved by the Board of Trustees.

Starr County Campus

The schematic landscape and irrigation drawings for the Starr County Campus were previously presented at the September 12, 2017 Facilities Committee meeting. The Facilities Committee requested changes to the proposed schematic design. Melden & Hunt, Inc. and SSP Design have incorporated the requested changes and are prepared to present the revised plans.

Enclosed Documents

Halff Associates, Hinojosa Engineering, Inc., and Melden & Hunt, Inc. along with their landscape and irrigation consultants will provide presentations of the landscape designs for the Mid Valley Campus, Technology Campus, and the Starr County Campus, and a unit pricing schedule for the Mid Valley Campus project.

Presenters

Representatives from Halff Associates, Hinojosa Engineering, Inc., and Melden & Hunt, Inc., along with their landscape and irrigation consultants and Broaddus & Associates will be present at the Facilities Committee meeting to present the landscape designs.

Recommended Action

It is requested that the Facilities Committee recommend for Board approval at the October 24, 2017 Board meeting, the proposed schematic landscape designs for the 2013 Bond Construction projects as presented.



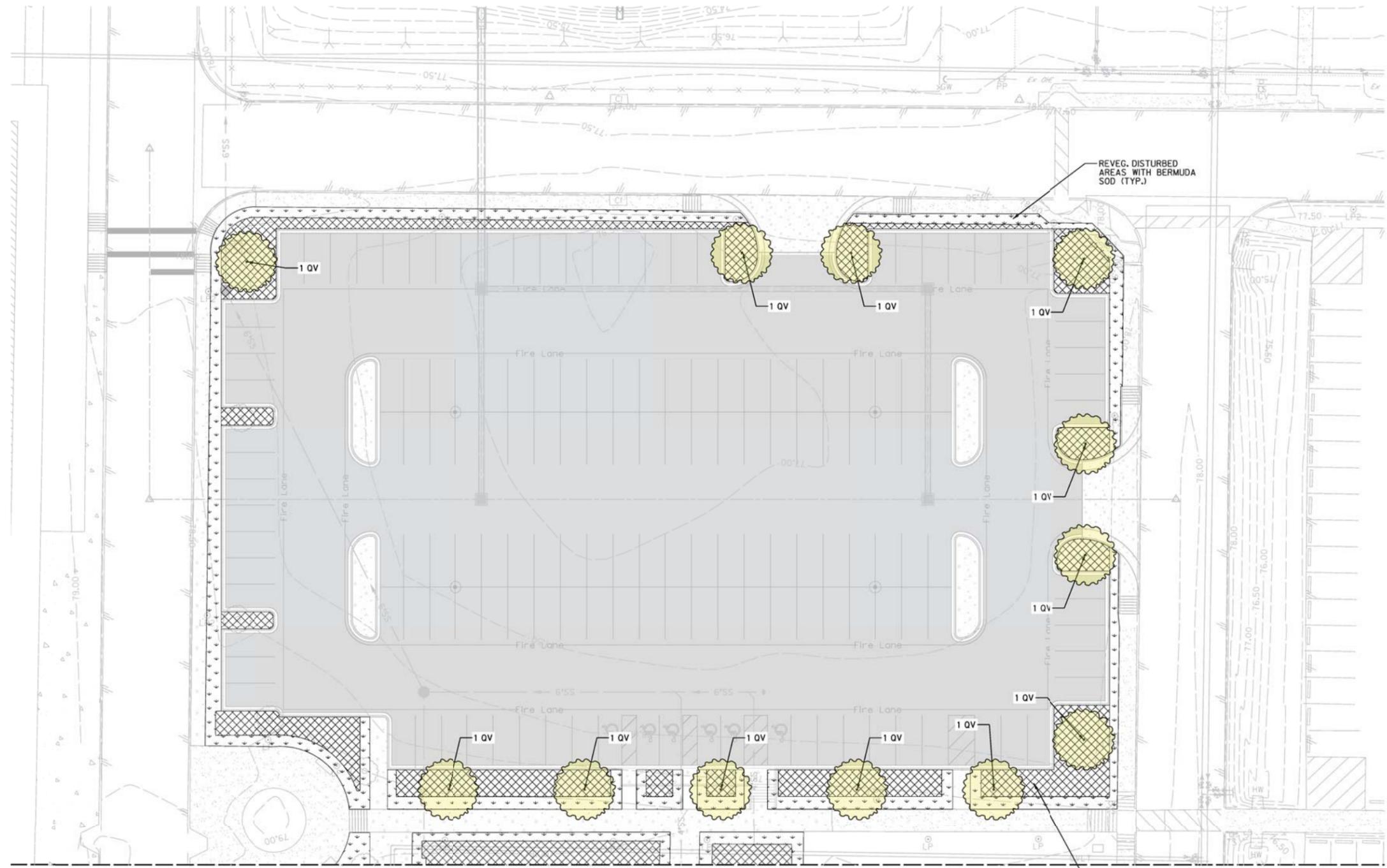
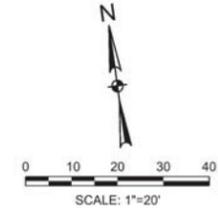
SOUTH TEXAS COLLEGE

2013 Bond Program
Mid Valley Campus
Parking & Site Improvements
Landscape Drawings & Pictures of Plants

Civil Engineer & Landscape
Halff Associates Inc.

SOUTH TEXAS COLLEGE - 2013 BOND PROGRAM - MID VALLEY CAMPUS SITE IMPROVEMENTS

Weslaco, Texas



LANDSCAPE LEGEND

	BERMUDA HYDROMULCH
	BERMUDA SOD
	DECOMPOSED GRANITE
CE	CEDAR ELM
QV	LIVE OAK
LI	CRAPE MYRTLE
JI	JATROPHA
SS	TEXAS MOUNTAIN LAUREL
LF	CENIZO
DCL	DWARF CRINUM LILY
STY	SOFT TIP YUCCA
LNG	LANTANA X 'NEW GOLD'
LM	LANTANA MONTEVIDENSIS
ST	WEDELIA
BB	'BIG BLUE' LIRIOPE
SG	AUTUMN SAGE

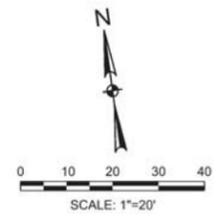
MATCHLINE 'A' (SEE SHEET L5.1)

REVEG. DISTURBED AREAS WITH BERMUDA HYDROMULCH (TYP.)



SOUTH TEXAS COLLEGE - 2013 BOND PROGRAM - MID VALLEY CAMPUS SITE IMPROVEMENTS

Weslaco, Texas



LANDSCAPE LEGEND

	BERMUDA HYDROMULCH
	BERMUDA SOD
	DECOMPOSED GRANITE
	CE CEDAR ELM
	QV LIVE OAK
	LI GRAPE MYRTLE
	JI JATROPHA
	SS TEXAS MOUNTAIN LAUREL
	LF CENIZO
	DCL DWARF CRINUM LILY
	STY SOFT TIP YUCCA
	LNG LANTANA X 'NEW GOLD'
	LM LANTANA MONTEVIDENSIS
	ST WEDELIA
	BB 'BIG BLUE' LIRIOPE
	SG AUTUMN SAGE



CEDAR ELM



LIVE OAK



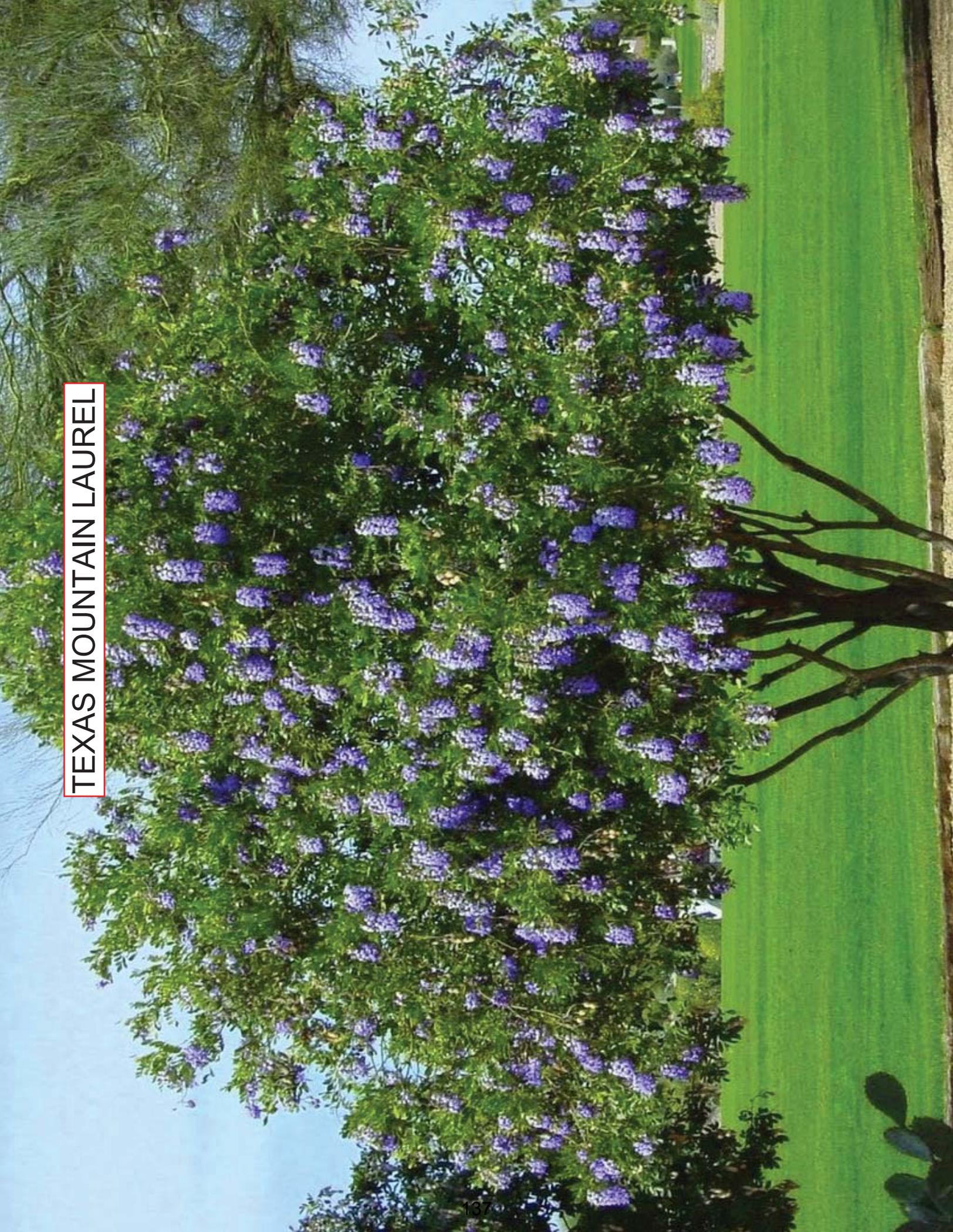
CRAPE MYRTLE



JATROPHA



TEXAS MOUNTAIN LAUREL



CENIZO



LANTANA



PURPLE TRAILING LANTANA



WEDELIA





LIRIOPE

AUTUMN SAGE



SOFT TIP YUCCA



DWARF CRINUM LILY



August 28, 2017

Mr. Tim Weldon
Construction Representative
Broaddus & Associates
1100 E. Jasmin Ave. Suite 102
McAllen, Texas 78501

Re: South Texas College – Mid Valley Campus
Project: Mid-Valley Parking & Site Improvements
Project Number: 3415015-2PS
Weslaco, Texas

Subject: Allowance Expenditure Notification - Cost Event 2PS-028
Landscape & Irrigation

Mr. Weldon,

This Allowance Expenditure Notification shall utilize the full amount held in the Landscape & Irrigation Allowance to provide the Landscape & Irrigation systems for the Mid Valley Campus Project. This work shall include the Landscaping package as provided by Halff & Associates and the Irrigation system as developed by Aquatech. The cost of this work includes providing new landscaping and irrigation as well as reworking the landscaping at areas that were disturbed during the course of construction including irrigation and controls as shown on the attached sketch.

The cost of the Landscaping and Irrigation system is \$174,630, utilizing the full Landscape and Irrigation Allowance of \$75,000 that leave a balance of \$99,630 to be funded from a source to be identified by Broaddus & Associates.

Sincerely,
SKANSKA USA BUILDING



Tom Hull
Project Manager

Attachment(s): Subcontractor Quotes
Irrigation for Disturbed Area Sketch

Ralph Ruby

LANDSCAPING CONTRACTOR

PROPOSAL

Date	Proposal #
8/15/2017	3543.13

Name/Address
Skanska USA 1720 E. Harrison STE B Halingen, TX 78550

Project
STC Mid Valley Campus BASE BID Revised Value Engineer as of 6/23/17

Description	Qty	Size	Cost	Total
TM/Cedar Elm 45-gal	16	3"cal	500.00	8,000.00
QV/Live Oak 45-gal	12	3"cal	500.00	6,000.00
LI/Crape Myrtle 30-gal	3	2.5"cal	375.00	1,125.00
CL/Jatropha	6	5 gal	45.00	270.00
CB/Mountain Laurel Tree	5	30 gal	450.00	2,250.00
Cenizo	29	5 gal	30.00	870.00
NG/Lantana	110	1 gal	12.00	1,320.00
PT/Lantana	219	1 gal	12.00	2,628.00
EG/Wedilla	214	4"pots	5.00	1,070.00
AW/Liriope	60	1 gal	15.00	900.00
Salvia Greggii	225	1 gal	15.00	3,375.00
Soft Tip Yucca	4	5 gal	35.00	140.00
Dwarf Crinum Lilly	4	5 gal	35.00	140.00
Seat Boulder 18"x3'x4"	4	each	450.00	1,800.00
Hydro Mulch/Sod	16,501	s.f.	0.50	8,250.50
Sod -Bermuda	21,127	s.f.	0.50	10,563.50
Mulch	85	c.y.	45.00	3,825.00
Tree Rings	41	each	35.00	1,435.00

---P.O. Box 3771 McAllen, TX 78502 * 956-781-0392 * Fax 956-702-3448 *

Hydro-Mulching - Sprinkler Systems - Lawn Maintenance - Composting & Mulching
- Cantera Stonewares

Subtotal
Sales Tax (0.0%)
Total

Signature _____

Ralph Ruby

LANDSCAPING CONTRACTOR

PROPOSAL

Date	Proposal #
8/15/2017	3543.13

Name/Address
Skanska USA 1720 E. Harrison STE B Halingen, TX 78550

Project
STC Mid Valley Campus BASE BID Revised Value Engineer as of 6/23/17

Description	Qty	Size	Cost	Total
T-post_Staking	64	each	35.00	2,240.00
Top Soil Bed Mix	63	c.y.	65.00	4,095.00
Filter Fabric	24,000	s.f.	0.18	4,320.00
Alum. Edging	175	l.f.	7.00	1,225.00
Decomposed Granite	2,000	s.f.	2.00	4,000.00
Trim Trees			900.00	900.00
Grade & Seed S. & W. Thermal Plant	17,250	s.f.	2,618.00	2,618.00
Grade & Seed Field at Disturbed Area	33,000	s.f.	4,950.00	4,950.00
Grade & Seed Disturbed Areas Allowance	50,000	s.f.	7,500.00	7,500.00
SUB-TOTAL				85,810.00
New Irrigation System			35,000.00	35,000.00
Irrigation System at Disturbed Areas			53,820.00	53,820.00

---P.O. Box 3771 McAllen, TX 78502 * 956-781-0392 * Fax 956-702-3448 *

Hydro-Mulching - Sprinkler Systems - Lawn Maintenance - Composting & Mulching
- Cantera Stonewares

Subtotal	\$174,630.00
Sales Tax (0.0%)	\$0.00
Total	\$174,630.00

Signature _____

AQUA-TECH

P.O. BOX 4505
 McALLEN, TX 78502
 (956) 630-1402

Estimate

DATE	ESTIMATE #
8/27/2017	2384

NAME / ADDRESS
STC Weslaco

PROJECT
IRRIGATION

DESCRIPTION	QTY	COST	TOTAL
INSTALL REVAMP AND REPAIR IRRIGATION @ STC WESLACO CAMPUS DAMAGED BY NEW BUILDING CONSTRUCTION AND CHILLED WATER LINE INSTALLATION. SEE ATTACHED PLAN			
IRRIGATION SYSTEM		49,320.00	49,320.00
3	RAINBIRD CONTROLLERS		
24	RAINBIRD ELECTRIC VALVES		
256	RAINBIRD ROTARY HEADS		
96	RAINBIRD SPRAY HEADS		
1500' RAINBIRD DRIPLINE			
3	2" RP BACKFLOW DEVICES		
2 1/2" AND 3" MAINLINE			
14 GA CONTROL WIRE			
SLEEVES AND BORES AS NECESSARY			
PLANS AND AS BUILT DRAWINGS		2,500.00	2,500.00
MISCELLANEOUS/CONTINGENCY		2,000.00	2,000.00
SALES TAX		8.25%	0.00
SIGNATURE _____			
AQUA TECH LAWN SPRINKLERS YOU CAN'T BEAT THE SYSTEM		TOTAL	\$53,820.00



**SOUTH TEXAS
COLLEGE**

**SOUTH TEXAS COLLEGE TECHNOLOGY CAMPUS
PARKING AND SITE IMPROVEMENTS**



LANDSCAPE



HINOJOSA ENGINEERING, INC.
 STRUCTURAL AND CIVIL ENGINEERING
 108 W. 18TH ST. MISSION, TEXAS
 (956) 581-0143 FAX: (956) 581-2074
 E-MAIL: HINOJOSAENGINC@AOL.COM

*Texas Native



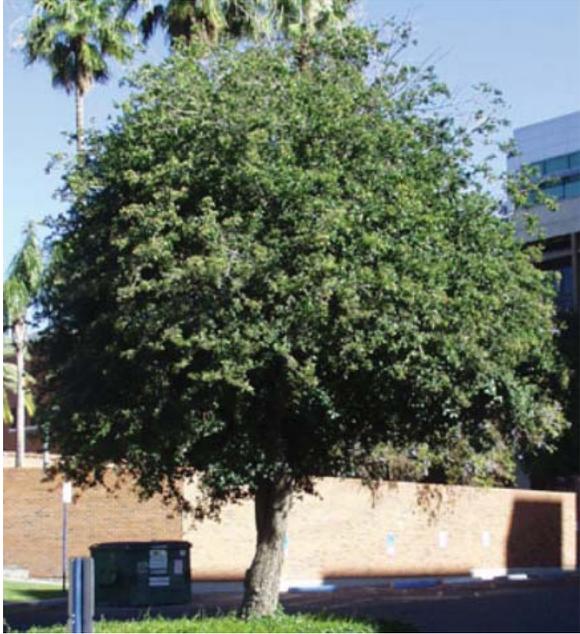
Texas Ebony*



Live Oak*



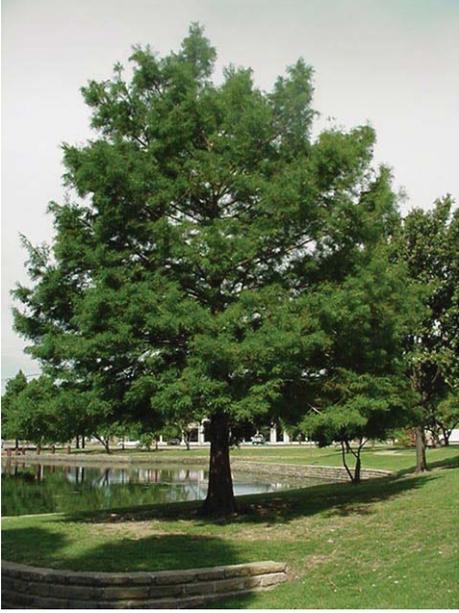
Bur Oak*



Anaqua *



Royal Poinciana



Montezuma Bald Cypress*



Brazil Tree*



Crape Myrtle



Texas Mountain Laurel*



Vitex tree*



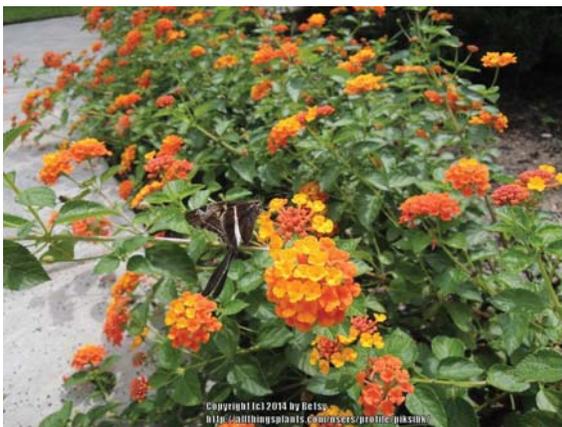
Esperanza Tree*



Yaupon Holly*



Texas Poinciana*



Texas Lantana*



Red Yucca*



Dwarf Yaupon Holly*



Texas Sage (cenizo)*



Plumbago



Turks Cap*



Fire Bush



Heart Leaf Hibiscus*



Dwarf Powder Puff

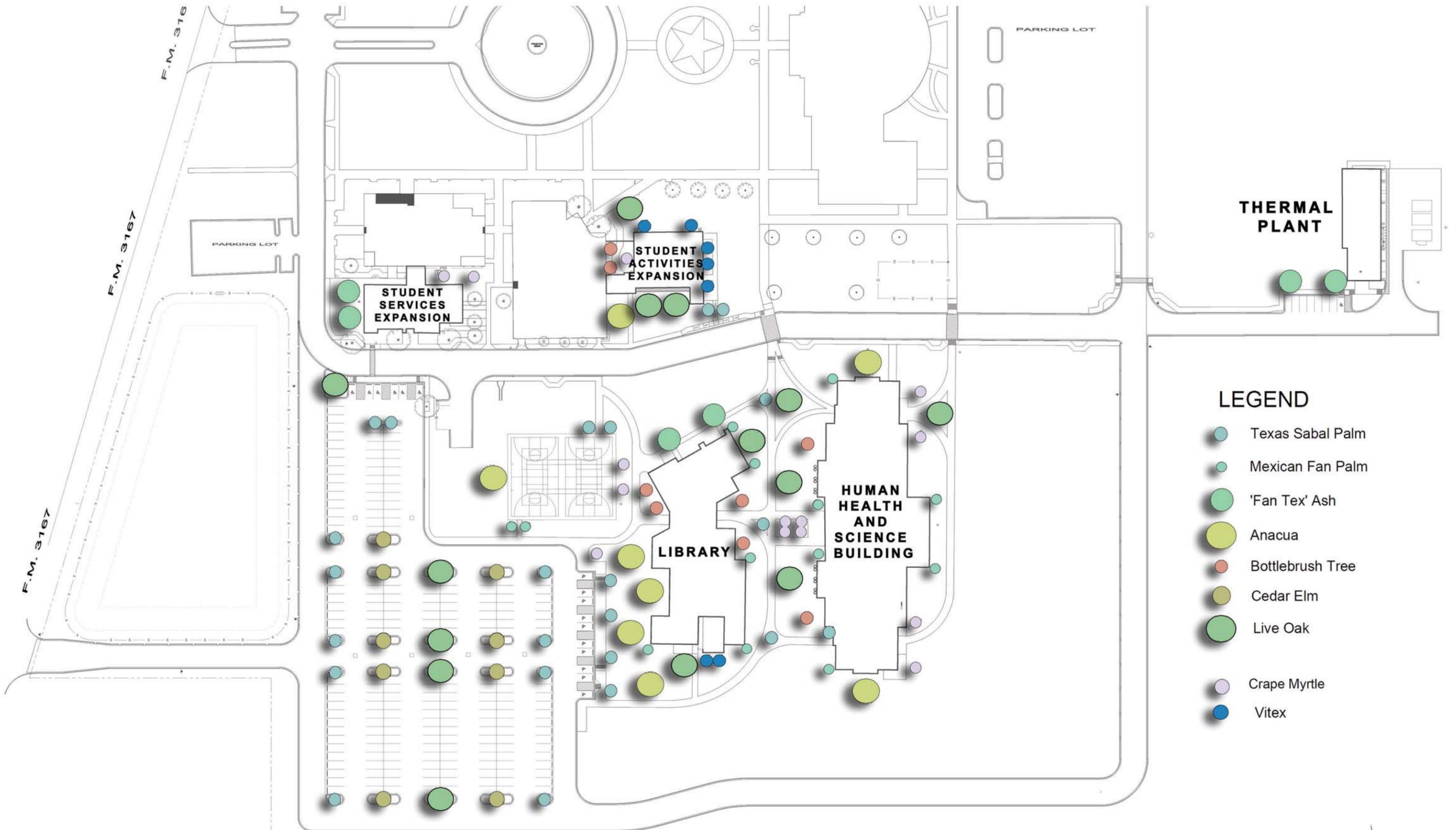


Fire Cracker Plant*



Asian Jasmine

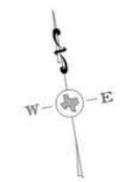
SOUTH TEXAS COLLEGE - STARR COUNTY CAMPUS



LEGEND

- Texas Sabal Palm
- Mexican Fan Palm
- 'Fan Tex' Ash
- Anacua
- Bottlebrush Tree
- Cedar Elm
- Live Oak
- Crape Myrtle
- Vitex

LANDSCAPE PLAN
SCALE: 1"=100'-0"



Trees



● Fan-Tex Ash



● Anacua



● Bottle Brush



● Cedar Elm

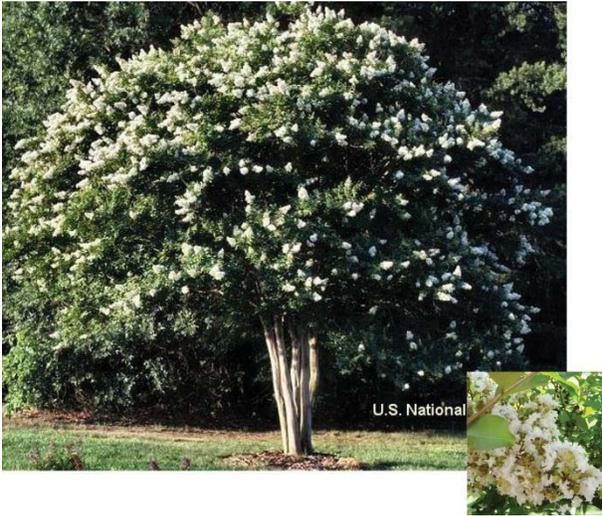


● Live Oak



● Mesquite

Trees



● Crape Myrtle



● Vitex

Palms



● Mexican Fan Palm



● Texas Sabal Palm

Shrubs, Groundcovers, Vines



Purple Lantana



Wedelia



Allamanda Vine

Review and Recommend Action as Necessary on 2013 Bond Construction Starr County Campus Parking and Site Improvements Alternate No. 4

Approval to recommend action as necessary on the Alternate No. 4 in the amount of \$186,650 for the 2013 Bond Construction Starr County Campus Parking and Site Improvements project will be requested at the October 24, 2017 Board meeting.

Purpose

The alternate is for construction work that was not included in the original approved Guaranteed Maximum Price (GMP) scope.

Justification

The proposed alternate is to repurpose the existing loop for pedestrian use.

Background

The balance of the GMP, including Alternates No.1, 2, and 3, was approved on November 22, 2016 with D. Wilson Construction Company in the amount of \$3,496,950. No action was taken on Alternate No.4 regarding the repurposing of the existing loop drive. Broaddus & Associates has informed the project team that there are savings in the 2013 Bond Construction Starr County Campus Thermal Plant project and have proposed to use those savings to fund the design of the loop drive as originally proposed by Melden & Hunt, Inc. The design is to provide demolition work and to add brick pavers over the existing loop road to be used by pedestrian traffic. The total estimated cost of Alternate No.4 is \$186,650, which would increase the total GMP to \$3,683,600.

The Board of Trustees may consider the repurposing of the existing loop drive as a non-bond project separate from the 2013 Bond Construction Program to be done in the future.

Enclosed Documents

Enclosed are the proposed Alternate No.4 plan and the GMP Schedule of Values listing the cost for Alternate No.4 from D. Wilson Construction Company.

Funding Source

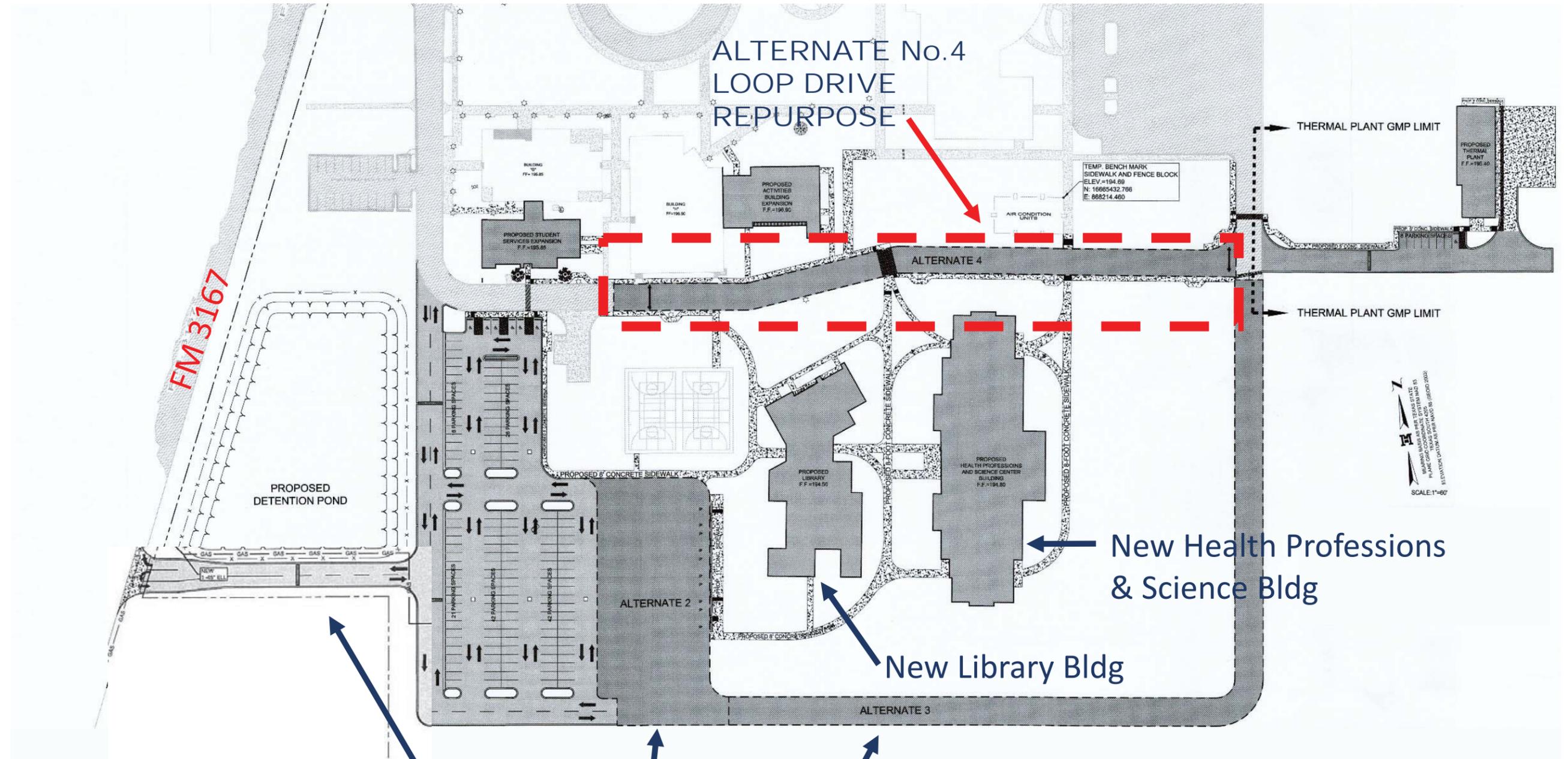
Funds are budgeted in the 2013 Bond Construction FY 2017-2018 budget.

Presenters

Representatives from Broaddus & Associates, Melden & Hunt, Inc., and D. Wilson Construction Company will be present to answer any questions.

Recommended Action

It is requested that the Facilities Committee recommend action as necessary at the October 24, 2017 Board meeting, on Alternate No.4 in the amount of \$186,650 for the 2013 Bond Construction Starr County Campus Parking and Site Improvements project as presented.



FM 3167

ALTERNATE No.4
LOOP DRIVE
REPURPOSE

THERMAL PLANT GMP LIMIT

TEMP. BENCH MARK
SIDEWALK AND FENCE BLOCK
ELEV. = 194.69
N: 16665432.766
E: 666214.460

ALTERNATE 4

THERMAL PLANT GMP LIMIT

PROPOSED
DETENTION POND

ALTERNATE 2

PROPOSED LIBRARY
F.F. = 194.91

PROPOSED HEALTH PROFESSIONS
AND SCIENCE CENTER
BUILDING
F.F. = 194.80

New Health Professions
& Science Bldg

New Library Bldg

ALTERNATE 3

PREVIOUSLY APPROVED
ALTERNATES Nos. 1, 2, & 3

STARR COUNTY CAMPUS
PARTIAL PARKING AND SITE
IMPROVEMENTS PLAN

JOB: STC Starr Parking & Site Improvements GMP2
 PRINTED: 11/17/16 11:27 AM
 Est. Start Date: Thursday, November 17, 2016
 Addendum: -
 Completion: Monday, July 17, 2017
 Alternates: 4
 Days: 242
 Months: 8
 Contract docs: 60% CD
 Liquidated damages: \$1,000
 Sub list required: Yes
 GMP TOTAL: \$ 2,760,800 \$ 119,800 \$ 104,758 \$ 162,000 \$ 312,448

Starr Parking & SI 60% CD GMP2

Remarks	GMP2	GMP1	Alternate 01		Alternate 02		Alternate 03		Alternate 04	
			SW Entry Drive	73 Additional Parking Spaces at SE Lot Area	Add Fill & Asphalt to Drive (Fire Protection)	Demo Asphalt & Add Brick Pavers to Center Drive				
PROJECT SUBTOTAL	\$ 2,594,100	\$ 111,102	\$ 104,758	\$ 162,000	\$ 312,448	\$ 175,337				
D. Wilson Construction Company fee	\$ 94,500	\$ 4,100	\$ 3,900	\$ 5,900	\$ 11,400	\$ 6,400				
PROJECT SUBTOTAL	\$ 2,688,600	\$ 115,202	\$ 108,658	\$ 167,900	\$ 323,848	\$ 181,737				
Builders Risk	0.0099%	-	-	-	-	-	-	-	-	-
OCP Policy	0.06765%	-	-	-	-	-	-	-	-	-
Liability Insurance	0.4500%	-	-	-	-	-	-	-	-	-
INSURANCE SUBTOTAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
PROJECT SUBTOTAL	\$ 2,688,600	\$ 115,202	\$ 108,658	\$ 167,900	\$ 323,848	\$ 181,737				
Bond	\$ 30,116	\$ 2,745	\$ 1,217	\$ 1,881	\$ 3,628	\$ 2,036				
Bond (add for additional months)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -				
BOND SUBTOTAL	\$ 30,116	\$ 2,745	\$ 1,217	\$ 1,881	\$ 3,628	\$ 2,036				
PROJECT TOTAL:	\$ 2,718,716	\$ 117,947	\$ 109,875	\$ 169,781	\$ 327,476	\$ 183,773				
Proposed Budget Amount:	\$ 2,718,800	\$ 118,000	\$ 109,900	\$ 169,800	\$ 327,500	\$ 183,800				
Owner Project Contingency:	\$ 42,000	\$ 1,800	\$ 1,650	\$ 2,550	\$ 4,950	\$ 2,850				
GMP 60% CD:	\$ 2,760,800	\$ 119,800	\$ 111,550	\$ 172,350	\$ 332,450	\$ 186,650				

Review and Recommend Action as Necessary on the 2013 Bond Construction Program Furniture Proposed Budget and Expenditures

Approval to recommend action as necessary for the 2013 Bond Construction Program furniture proposed budget and expenditures will be requested at the October 24, 2017 Board meeting.

Purpose

Furniture is required for all projects in the 2013 Bond Construction Program at all the South Texas College Campuses. Below is a list of examples of furniture:

- Classrooms
 - Desks, chairs, instructor desks
- Computer labs
 - Desks, chairs
- Offices
 - U-shape and L-shape desks
 - Chairs
 - File cabinets
 - Bookshelves
- Cafeterias
 - Tables
 - Seating
- Libraries
 - Tables and chairs
 - Soft seating
 - Study pods
- Storage
 - Shelves

Background

The Board of Trustees has been approving partial purchases of furniture and installations for the various projects within the 2013 Bond Construction Program beginning on January 31, 2017.

On October 10, 2017, the Finance, Audit, & Human Resources Committee will recommend the current furniture purchase approvals for the Regional Center for Public Safety Excellence and the Pecan Campus South Academic Building. The total amount for the current furniture purchases is \$225,480.25.

The total budget for furniture purchases and installations is as follows:

Furniture Budget	Budget Amount
Bond Budget	\$ 6,165,000
Non-Bond Budget (MV Library Reno. & NAH Thermal Plant)	460,000
Total Budget	\$ 6,625,000

Presenters

Tammy Tijerina from Broaddus & Associates will provide and present an update regarding the 2013 Bond Construction Program Budget for furniture, and the impact of the recommended proposals on the bond budget.

Enclosed Documents

Enclosed is a report provided by Broaddus & Associates reflecting the 2013 Bond Construction Program furniture purchases for each project.

Recommended Action

It is requested that the Facilities Committee recommend action as necessary for the 2013 Bond Construction furniture proposed budget and expenditures at the October 24, 2017 Board meeting as presented.

STC Bond Projects	Furniture Budget (HPG)													
Project Campus & Name	STC Furniture Budget	Gateway Cost	Gateway Library Cost	Landscape Forms	Compact Shelving for Library 4/25/2017	Computer Comforts	Cultural Surroundings @ Library	Desk - circulation @ enrollment centers	Tennsco	Work Place Resources @ Library	Additional Furniture	Total	Difference from Budget	Quote Received date
Pecan Campus - North Academic Building	\$675,000.00	738,882.34				\$4,638.00						\$743,520.34	(68,520.34)	6/27/2017
Pecan Campus - STEM Building	\$550,000.00	\$406,650.66										\$406,650.66	143,349.34	6/27/2017
Pecan Campus - Student Activities Building and Cafeteria	\$500,000.00	\$256,927.06		\$42,550.48								\$299,477.54	200,522.46	5/17/2017
Pecan Campus - South Academic Building	\$450,000.00	\$470,197.90										\$470,197.90	(20,197.90)	5/17/2017
Mid Valley Campus - Health Professions and Science Building	\$900,000.00	\$607,051.53				\$4,638.00			\$5,756.00			\$617,445.53	282,554.47	4/25/2017
Mid Valley Campus - Student Services Building Expansion	\$150,000.00	\$175,129.23						\$20,000.00				\$195,129.23	(45,129.23)	4/25/2017
Mid Valley Campus - Library Addition/Expansion	\$150,000.00		\$233,134.28			\$11,093.09	\$38,659.65			\$24,869.13		\$307,756.15	(157,756.15)	6/17/2107
Mid-Valley Campus - Thermal Plant	\$0.00	\$7,287.82										\$7,287.82	(7,287.82)	4/24/2017
Starr County Campus - Health Professions and Science Building	\$600,000.00	\$367,318.89				\$2,719.00					\$1,345.34	\$371,383.23	229,962.11	5/17/2017
Starr County Campus - Student Services Building Expansion	\$60,000.00	\$39,063.29						\$8,000.00			\$672.67	\$47,735.96	12,936.71	5/17/2017
Starr County Campus - Student Activities Building Expansion	\$60,000.00	\$59,209.21										\$59,209.21	790.79	5/17/2017
Starr County Campus - Library Expansion	\$250,000.00		\$294,686.73		\$82,366.52	\$22,189.61	\$78,018.71			\$17,739.63		\$495,001.20	(245,001.20)	6/27/2017
Starr County Campus Thermal Plant	\$0.00	\$3,942.58										\$3,942.58	(3,942.58)	4/25/2017
Nursing & Allied Health Building	\$820,000.00	\$567,760.59	\$332,970.19			\$19,304.15	\$60,157.33	\$15,000.00		\$19,335.78		\$1,014,528.04	(194,528.04)	6/27/2017
Technology Campus - Southwest Building Renovation	\$600,000.00	\$463,737.96									\$1,345.34	\$465,083.30	134,916.70	4/12/2017
La Joya Jimmy Carter Teaching Site Training Labs Improvements	\$50,000.00	\$128,954.29										\$128,954.29	(78,954.29)	4/12/2017
Regional Center for Public Safety Excellence	\$150,000.00	\$174,224.33										\$174,224.33	(24,224.33)	
TOTAL	\$5,965,000.00	\$4,466,337.68	\$860,791.20	\$42,550.48	\$82,366.52	\$64,581.85	\$176,835.69	\$43,000.00	\$5,756.00	\$61,944.54	\$3,363.35	\$5,807,527.31	Current Savings	\$157,473

Projects currently on Hold	STC Furniture Budget	Gateway Cost										Total	Difference from Budget	Quote Received date
Mid Valley Campus - Workforce Training Center Expansion (ON HOLD)	\$100,000.00													
Starr County Campus - Workforce Training Center Expansion (ON HOLD)	\$100,000.00													
Total Bond Budget	\$6,165,000.00													

Additional Services / Non Bond	STC Furniture Budget	Gateway Cost	Gateway Library Cost		Compact Shelving for Library 4/25/2017	Computer Comforts	Cultural Surroundings @ Library			Work Place Resources		Total	Difference from Budget	Quote Received date
Mid Valley Campus - Library Renovation (Non-Bond)	\$425,000.00		\$258,671.28		\$82,785.06	\$15,790.74	\$57,670.70			\$9,589.32		\$424,507.10	492.90	6/27/2107
Nursing & Allied Health Thermal (Non-Bond)	\$35,000.00	\$3,942.58										\$3,942.58	31,057.42	4/25/2017
TOTAL	\$460,000.00	\$3,942.58	\$258,671.28		\$82,785.06	\$15,790.74	\$57,670.70			\$9,589.32		\$428,449.68	Current Savings	\$31,550

Colored Notes
Green = Cost Savings
Red = Over Budget
Purple = still pending additional Furniture Quotes
Budget Numbers - ONLY (NOT ACTUAL)
Projects on Hold
Pending Items
Additional Items added to Project

Review and Recommend Action on Substantial Completion for the 2013 Bond Construction La Joya Higher Education Center

Approval of substantial completion for the following 2013 Bond Construction La Joya Higher Education Center project will be requested at the October 24, 2017 Board Meeting:

	Project	Completion Recommended	Date Received
1.	2013 Bond Construction La Joya Higher Education Center Architect: EGV Architects Contractor: 5 Star Construction	Substantial Completion Recommended	September 21, 2017

Broaddus & Associates, EGV Architects, and college staff visited the site and developed a construction punch list. As a result of this site visit and observation of the completed work, the project was certified by the engineer on September 21, 2017. A Certificate of Substantial Completion has been issued. Substantial Completion was accomplished within the time allowed in the Owner/Contractor agreement for this project.

Enclosed Documents

A copy of the Substantial Completion Certificate is enclosed.

Recommended Action

It is recommended that the Facilities Committee recommend for Board approval at the October 24, 2017 Board meeting, substantial completion of the 2013 Bond Construction La Joya Higher Education Center project as presented.



AIA[®]

Document G704™ – 2000



Certificate of Substantial Completion

PROJECT:

(Name and address)

2013 Bond Construction La Joya
Jimmy Carter Teaching Site
603 Coyote Drive
La Joya, TX 78560

PROJECT NUMBER: /

CONTRACT FOR: General Construction

CONTRACT DATE: March 20, 2017

OWNER:

ARCHITECT:

CONTRACTOR:

FIELD:

OTHER:

TO OWNER:

(Name and address)

South Texas College
3201 W. Pecan Ave.
McAllen, TX 78501

TO CONTRACTOR:

(Name and address)

5 Star Construction
3209 Melody Lane
Mission, TX 78574

PROJECT OR PORTION OF THE PROJECT DESIGNATED FOR PARTIAL OCCUPANCY OR USE SHALL INCLUDE:

Rooms G209, G209B, G211, G211B, G213, W101, and W102 with the exception of the items listed on the punch list. Refer to attached plan for substantially completed areas.

The Work performed under this Contract has been reviewed and found, to the Architect's best knowledge, information and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated above is the date of issuance established by this Certificate, which is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

Warranty

Date of Commencement

September 21, 2017

EGV Architects, Inc.

ARCHITECT

BY

September 21, 2017

DATE OF ISSUANCE

A list of items to be completed or corrected is attached hereto. The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment.

Cost estimate of Work that is incomplete or defective: \$70,000.00

The Contractor will complete or correct the Work on the list of items attached hereto within Thirty (30) days from the above date of Substantial Completion.

5 Star Construction

CONTRACTOR

BY

10-2-17
DATE

The Owner accepts the Work or designated portion as substantially complete and will assume full possession at 12:00 noon (time) on September 21, 2017 (date).

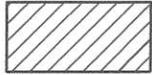
South Texas College

OWNER

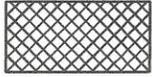
BY

DATE

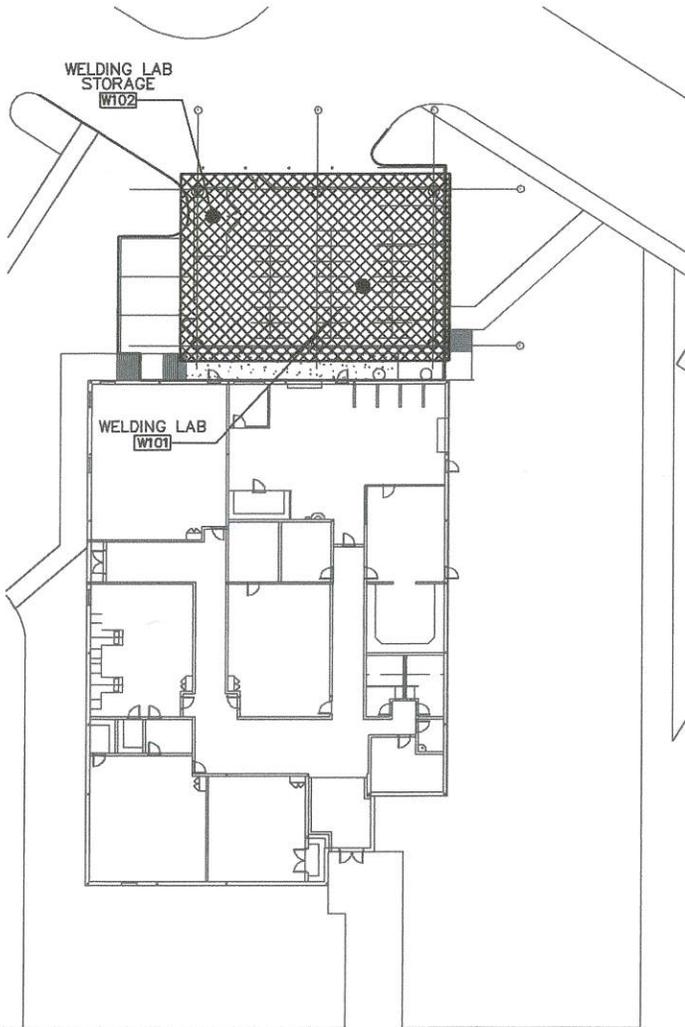
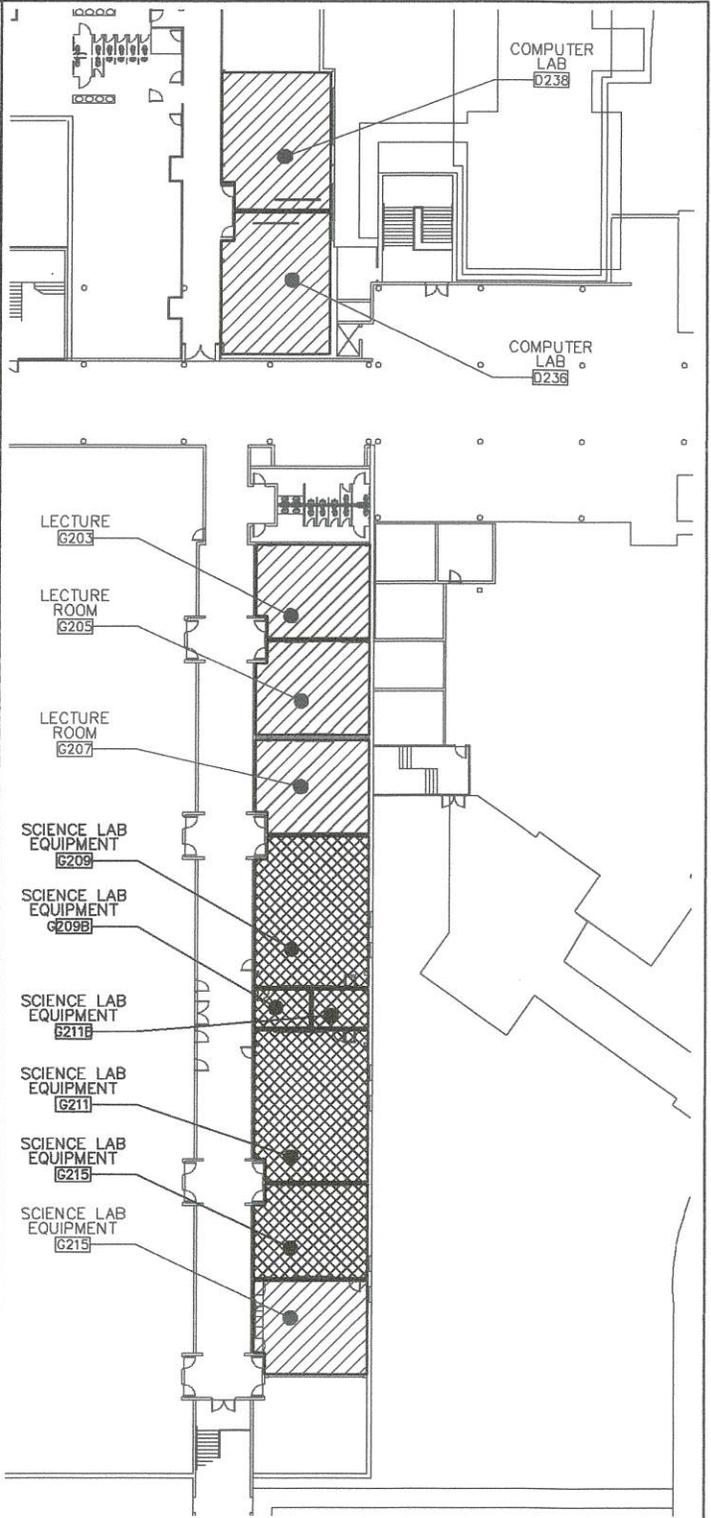
LEGEND



SUBSTANTIALLY COMPLETED
ON 08/10/2017.
ROOMS:
G203, G205, G207, G215,
G236, G238



SUBSTANTIALLY COMPLETED
ON 09/21/2017.
ROOMS:
G209, G209B, G211, G211B,
G213, W101, W102



2013 BOND CONSTRUCTION LA JOYA JIMMY CARTER TEACHING SITE

SUBSTANTIAL COMPLETION

DATE:

FILE:

dwg/STCC/LaJoyaTeachingSite/Subst

SCALE:

ATTACHMENT

SHEET:

1 OF 1



EGV ARCHITECTS, INC.
220 S. BRIDGE STREET
PO BOX 8627
HIDALGO, TX 78557

TEL: (956) 843-2987
FAX: (956) 843-9726



SEP 26 2017

Review and Recommend Action on Final Completion for the Non-Bond Pecan Plaza Parking Area for Police Vehicles

Approval of final completion for the following Pecan Plaza Parking Area for Police Vehicles project will be requested at the October 24, 2017 Board Meeting:

	Project	Completion Recommended	Date Received
1.	Non-Bond Pecan Plaza Parking Area for Police Vehicles Engineer: R Gutierrez Engineering Construction Manager at Risk: NM Contracting, LLC	Final Completion Recommended	August 24, 2017

Broaddus & Associates, R Gutierrez Engineering, and college staff visited the site and developed a construction punch list. As a result of this site visit and observation of the completed work, the project was certified by the engineer on August 24, 2017. A Final Completion Letter has been issued. Final Completion was accomplished within the time allowed in the Owner/Contractor agreement for this project.

Enclosed Documents

A copy of the Final Completion Letter is enclosed.

Recommended Action

It is recommended that the Facilities Committee recommend for Board approval at the October 24, 2017 Board meeting, final completion of the Non-Bond Pecan Plaza Parking Area for Police Vehicles project as presented.

R. Gutierrez Engineering CorporationEngineering Firm Number: F-486
Surveying Firm Number: 101650-00

September 28, 2017

Mr. David Valdez, Project Manager
South Texas College
3200 West Pecan Boulevard
Building N, Suite 179
McAllen, Texas 78501

RE: Recommendation for Payment #5 & Final
STC Pecan Plaza Parking Area for Police Vehicles

Dear Mr. Valdez:

This letter serves as recommendation for **Payment #5 (Final)** to NM Contracting, LLC in the amount of **\$9,106.33** for work completed through August 20, 2017 on the STC Pecan Plaza Parking Area for Police Vehicles project. I have observed the work completed and find it to be in accordance with Contract Documents. The conditions precedent to Contractor being entitled to such payment appears to have been fulfilled in so far as it is the Engineer's responsibility to observe the work.

Attached is a signed and notarized original Application for Payment submitted by NM Contracting, LLC. The payment application indicates the original amount of the contract **\$200,000.00**, the amount of Change Order #1 **\$2,500.00** (not billed yet), the total amount including change orders **\$202,500.00**, the amount billed to date **\$202,500.00**, 10% retainage amount to date **\$20,250.00**, amount paid by previous payment applications **\$173,143.67** and amount of payment requested **\$9,106.33**. All close-out documentation except the O&M manual is also attached.

If you require our assistance please do not hesitate to call me at 956-782-2557 or on my cell phone at 956-227-2154. R. Gutierrez Engineering Corporation is ready to assist you in making this project a success.

Sincerely,



Ramiro Gutierrez, PE
President

Attachments

cc: Files

Update on Status of Non-Bond Construction Projects

The Facilities Planning and Construction staff prepared the attached design and construction update. This update summarizes the status of each capital improvement project currently in progress. Mary Elizondo and Rick de la Garza will be present to respond to questions and address concerns of the committee.

CONSTRUCTION PROJECTS PROGRESS REPORT - October 03, 2017

Project number	PROJECT DESCRIPTION	Project Development				Design Phase				Solicitation of Proposals			Construction Phase					Project Manager	Architect/Engineer	Contractor
		Project Development	Board approval of A/E	Contract Negotiations	Concept Development	Schematic Approval	30%	60%	95%	100%	Solicit of Proposals	Approve Contractor	Construction Start	30%	50%	75%	95% Substantial Com			
Pecan Campus																				
13-1-002	Pecan - Digital Marquees Sign																			
15-1-R03	Pecan - Arbor Brick Columns Repair & Replacement (RR)																			
16-1-014	Pecan - Sand Volleyball Courts																			
16-1-022	Pecan - Library																			
16-1-R01	Pecan - Building A Sign Replacement (RR)																			
16-1-001	Pecan - Relocation of Information Booths to Athletic Fields																			
16-1-005	Pecan - Building A Production Studio Office Expansion																			
18	Pecan - Library Facility Assessment																			
Pecan Plaza																				
15-1-003	Pecan Plaza - Emergency Generator and Wiring																			
Mid Valley Campus																				
16-2-R08	MV - Childcare Canopy Replacement (RR)																			
16-2-007	MV - Covered Walkway for Building G																			
16-2-008	MV - Child Development Center Covered Walkway																			
Technology Campus																				
16-2-011	TC - Ford Lab Exhaust System																			
15-3-R02	TC - Building D Exterior Metal Siding Repairs (RR)																			
15-3-R03	TC - Repair Concrete Floor Mechanical Room (RR)																			
15-3-R03	TC - Building B Concrete Floor Repairs (RR)																			
16-2-R13	TC - Building B Domestic/Fire Sprinkler Lines (RR)																			
16-3-011	TC - Update Furniture for labs A209																			
Nursing and Allied Health Campus																				
15-4-R02	NAH - West Side Window Waterproofing (RR)																			
Start County Campus																				
15-5-065	Starr - Building E & J Crisis Mgt Center Generator																			
16-4-R18	Starr - Building F Site Grading & Sidewalk Replacement(RR)																			
District Wide Improvements																				
13-6-003	DW - Automatic Doors Phase III																			
14-6-013	DW - La Joya Monument Sign																			
14-6-R014	DW - Marker Boards Replacement (RR)																			
14-6-R015	DW - Irrigation System Controls Upgrade (RR)																			
15-6-R01	DW - Fire Alarm Panel Replacement/Upgrades (RR)																			
	DW - Interior LED Lighting Ph I (RR)																			
15-6-001	DW - Outdoor Furniture																			
15-6-002	DW - Directional Signage																			
16-6-017	DW - Surveillance Cameras & Poles Campus Entrances																			
16-6-R19	DW - Walkway LED Lighting Upgrade Ph I (RR)																			
18-6-R12	DW - FOCUS on Active Learning (RR)																			
	DW - Interior Controls Upgrade (RR)																			
	DW - Flooring Replacement Phase I (RR)																			
	DW - Restroom Fixtures Replacement & Upgrade (RR)																			
	DW - Water Heater Replacement & Upgrade (RR)																			
	DW - Door Access Controls Replacement (RR)																			
	DW - HVAC Upgrades (RR)																			
	DW - Water Pump Stations (RR)																			
	DW - Exterior Lighting Upgrade (RR)																			

For FY 2017-2018, 37 non-bond projects are currently in progress, 1 project completed and 41 pending start up -79 Total

Status of Non-Bond Construction Projects in Progress October 2018

Project	% Complete	Date to Complete	Current Activity	Original Budget	Contract Amount	Comparison to Budget	Amount Paid	Contract Balance
Pecan Campus								
Arbor Brick Columns Repair and Replacement	5%	February 2018	1. Construction Phase 2. Bidding in Progress	\$ 20,000.00	TBD	TBD	\$ -	TBD
Sand Volleyball Courts	10%	February 2018	1. Project Development 2. Design in Progress	\$ 50,000.00	TBD	TBD	\$ -	TBD
Building A Sign Replacement	95%	November 2017	1. Construction Phase 2. Bidding in Progress	\$ 10,000.00	TBD	TBD	\$ -	TBD
Relocation of Information Booths to Athletic Fields	5%	December 2017	1. Design Phase 2. Bidding in Progress	\$ 2,700.00	\$ 1,800.00	\$ -	\$ 1,550.00	\$ 250.00
Building A Production Studio Office Expansion	20%		1. Design Phase 2. Design in Progress	\$ 5,000.00	TBD	TBD	\$ -	TBD
Library Facility Assessment	5%		1. Project Development 2. Contract Negotiations	\$ 150,000.00	TBD	TBD	\$ -	TBD
Pecan Plaza Police Department Emergency Generator	50%	November 2017	1. Construction Phase 2. Bidding in Progress	\$ 40,000.00	TBD	TBD	\$ -	TBD
Pecan Campus Total				\$ 302,700.00	\$ 1,800.00	\$ -	\$ 1,550.00	\$ 250.00
Mid Valley Campus Total								
Childcare Canopy Replacement (RR)	5%		1. Project Development 2. Design in Progress	\$ 3,000.00	TBD	TBD	\$ -	TBD
Covered Walkway for Bus Drop Off	5%	May 2018	1. Project Development 2. Design in Progress	\$ 5,000.00	TBD	TBD	\$ -	TBD
Child Development Center Covered Walkway	95%		1. Construction Phase 2. Contract Negotiations	\$ 65,000.00	\$ 73,872.00	\$ -	\$ -	\$ 73,872.00
Mid Valley Campus Total				\$ 5,000.00	\$ -	\$ -	\$ -	\$ -

Project	% Complete	Date to Complete	Current Activity	Original Budget	Contract Amount	Comparison to Budget	Amount Paid	Contract Balance
Technology Campus								
Ford Lab Exhaust System	5%	February 2018	1. Project Development 2. Design in Progress	\$ 10,000.00	TBD	TBD	\$ -	TBD
Building D Exterior Metal Siding Repairs	5%	December 2017	1. Construction Phase 2. Construction in Progress	\$ 35,000.00	\$ 13,193.13	\$ -	\$ -	\$ 13,193.13
Repair Concrete Floor Mechanical Room	95%	November 2017	1. Design Phase 2. Design in Progress	\$ 1,000.00	\$ 1,000.00	\$ -	\$ -	\$ 1,000.00
Building B Concrete Floor Repairs	75%	November 2017	1. Design Phase 2. Design in Progress	\$ 10,000.00	\$ 4,750.00	\$ -	\$ -	\$ 4,750.00
Building B Domestic/Fire Sprinkler Lines	50%	December 2017	1. Construction Phase 2. Re-Bidding in Progress	\$ 900,000.00	TBD	TBD	\$ -	TBD
Technology Campus Total				\$ 956,000.00	\$ 18,943.13	\$ -	\$ -	\$ 18,943.13
Nursing and Allied Health Campus								
None				\$ -	\$ -	\$ -	\$ -	\$ -
Nursing and Allied Health Campus Total				\$ -	\$ -	\$ -	\$ -	\$ -
Starr County Campus								
Bldg E & J Crisis Management Center with Generator	50%	November 2017	1. Construction Phase 2. Bidding in Progress	\$ 400,000.00	TBD	TBD	\$ -	TBD
Bldg F Site Grading and Sidewalk Replacement	5%	August 2017	1. Construction Phase 2. Contract Negotiations	\$ 50,000.00	TBD	TBD	\$ -	TBD
Starr County Campus Total				\$ 450,000.00	\$ -	\$ -	\$ -	\$ -

Project	% Complete	Date to Complete	Current Activity	Original Budget	Contract Amount	Comparison to Budget	Amount Paid	Contract Balance
District Wide								
Automatic Doors Phase III	5%	May 2018	1. Construction Phase 2. Construction in Progress	\$ 65,000.00	TBD	TBD	\$ -	TBD
La Joya Monument Sign	40%	December 2017	1. Construction Phase 2. Construction in Progress	TBD	TBD	TBD	TBD	TBD
Marker Boards Replacement	98%	October 2017	1. Construction Phase 2. Construction in Progress	\$ 200,000.00	\$ 86,140.05	\$ 113,859.95	\$ 75,515.05	\$ 10,625.00
Irrigation System Controls Upgrade (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 70,000.00	TBD	TBD	\$ -	TBD
Fire Alarm Panel Replacement / Upgrades (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 180,000.00	TBD	TBD	\$ -	TBD
Outdoor Furniture	0%	May 2018	1. Construction Phase 2. Construction in Progress	\$ 25,000.00	TBD	TBD	\$ -	TBD
Directional Signage Updates	0%	May 2018	1. Construction Phase 2. Construction in Progress	\$ 25,000.00	TBD	TBD	\$ -	TBD
Walkway LED Lighting Upgrade	5%	May 2018	1. Construction Phase 2. Construction in Progress	\$ 35,000.00	TBD	TBD	\$ -	TBD
FOCUS on Active Learning (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 30,000.00	TBD	TBD	\$ -	TBD
Interior Controls Upgrade (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 75,000.00	TBD	TBD	\$ -	TBD
Flooring Replacement Phase I (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 500,000.00	TBD	TBD	\$ -	TBD
Restroom Fixtures Replacement &	5%		1. Construction Phase 2. Construction in Progress	\$ 25,000.00	TBD	TBD	\$ -	TBD
Water Heater Replacement & Upgrade	5%		1. Construction Phase 2. Construction in Progress	\$ 20,000.00	TBD	TBD	\$ -	TBD
Door Access Controls Replacement (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 30,000.00	TBD	TBD	\$ -	TBD

Project	% Complete	Date to Complete	Current Activity	Original Budget	Contract Amount	Comparison to Budget	Amount Paid	Contract Balance
HVAC Upgrades (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 100,000.00	TBD	TBD	\$ -	TBD
Water Pump Stations (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 25,000.00	TBD	TBD	\$ -	TBD
Exterior Lighting Upgrade (RR)	5%		1. Construction Phase 2. Construction in Progress	\$ 250,000.00	TBD	TBD	\$ -	TBD
District Wide Total				\$ 1,655,000.00	\$ 86,140.05	\$ 113,859.95	\$ 75,515.05	\$ 10,625.00
Non-Bond Construction Project Total				\$ 3,368,700.00	\$ 106,883.18	\$ 113,859.95	\$ 77,065.05	\$ 29,818.13
For FY 2017 - 2018, 36 non-bond projects are currently in progress, 1 ha7 been completed and 41 pending start up - 79 Total								