

CLEVELAND PUBLIC LIBRARY

Board Meeting

February 15, 2022

RESOLUTION AMENDING PROJECT BUDGET FOR THE WEST PARK BRANCH

WHEREAS, On July 6, 2021, the Board of Library Trustees approved a total project budget for the renovation of the West Park branch as part of Phase 1A of the Library's Facilities Master Plan as shown in Exhibit "A" to this Resolution; and

WHEREAS, As work progressed on the West Park branch, the Library and its construction manager, Gilbane, encountered unforeseen issues including a high water table which has necessitated additional excavation, plumbing, and waterproofing of the elevator pit, asbestos containing material in the roof deck which has necessitated abatement, as well as the need to completely replace the existing plaster ceiling in the branch; and

WHEREAS, Gilbane estimates that the additional work required due to the high water table condition, the asbestos remediation, and the replacement of the existing plaster ceiling will cost \$155,000; and

WHEREAS, The Library Administration believes that the \$296,000 that was originally budgeted for furniture, fixtures, and equipment for the West Park branch will not be sufficient in light of the rising cost of furniture due to current market conditions; and

WHEREAS, The Chief Operating Officer recommends that this Board authorize the Library to increase the Owner's Contingency Fund by \$155,000 and the Furniture, Fixtures & Equipment budget by an additional \$35,000 as shown in Exhibit "A" to this Resolution to cover both the additional costs described herein; now therefore be it

RESOLVED, That the Board of Library Trustees approves the amended total project budget for the West Park branch project as set forth in Exhibit "A" to this resolution.

Exhibit "A"

West Park Branch Budget	July 6, 2021 Project Budget	Increase*	Amended Project Budget
Pre-Construction	\$37,633		\$37,633
Guaranteed Maximum Price	\$4,014,826		\$4,014,826
Owner's Construction Contingency	\$175,025	\$155,000	\$330,025
Furniture, Fixtures, and Equipment	\$296,000	\$35,000	\$331,000
Architect Fees	\$402,395		\$402,395
Owner Direct Costs	\$213,900		\$213,900
TOTAL PROJECT BUDGET	\$5,139,779		\$5,329,779

* Figures in **BOLD** represent increases to the budget.