

CLEVELAND PUBLIC LIBRARY

Finance Committee

June 14, 2016

In accordance with the Board resolution adopted on November 19, 2015 and amended on December 17, 2015, a report to the Board of Trustees on expenditures made from the Owner's Contingency Fund resulting from changes and additions to the Project that have already been made by the Library, and will be made in the future, and which are not included in the GMP (1); and change orders with Higley for Additional Work, any change order in excess of \$50,000 would be submitted to the Board for approval, which increase the GMP (2), is hereby submitted:

For the Period Ending May 31, 2016						\$250,000.00 (1)
<u>Date</u>	<u>Vendor</u>	<u>PO</u>	<u>Description</u>	<u>Encumbered</u>	<u>Expended</u>	
11/17/2015	City of Cleveland	151810	Building Permits	-	33,622.86	
12/17/2015	Watson Carpet Company, Inc.	151965	Repairing, Cleaning and Storing the 3 rugs in Brett Hall	-	9,708.00	
3/29/2016		151965-1	Add'l repairs needed that were covered on (2) smaller rugs by bookcases	-	810.00	
12/31/2015	Barrie Projects, LLC	151998	To assist in the transformation of Brett Hall into a state-of-the-art gallery facility	1,000.00	20,000.00	
3/1/2016	Barrie Projects, LLC	151998-1	1st Amendment-work with design and fabrication to assure timely delivery, fabrication and installation of exhibit systems in Brett Hall..	10,000.00	15,000.00	
2/24/2016	The Ohio Desk Company	160447	Thread Power Distribution System	30,348.27	41,348.27	
					Available Balance	\$129,510.87

<u>Date</u>	<u>Change Order</u>	<u>PO</u>	<u>Description</u>	<u>Amount</u>		
2/5/2016	1	151476	AV owner increase	11,789.38		
2/5/2016	2	151476	Added power in Security	741.47		
2/5/2016	3	151476	Added door hardware in Security	1,425.34		
2/5/2016	4	151476	Added millwork	1,900.47		
2/25/2016	8	151476	Roof Access Ladder	5,719.84		
2/25/2016	9	151476	Millwork and Security Desk	2,823.56		
3/3/2016	7	151476	Millwork Shops Revisions	5,096.51		
3/3/2016	11	151476	New door frame	508.32		
3/22/2016	14	151476	Added under counter organizer	988.36		
4/13/2016	15	151476	New security desk for LSW	38,650.59		
4/13/2016	16	151476	Design assist adds	66,771.46	App'd by Board 3/29/16	
4/13/2016	17	151476	Electrical work for th Thread system	5,154.66		
4/22/2016	18	151476	Paint tickets	1,108.81		
4/22/2016	19	151476	Extra wall protection	7,415.25		
4/22/2016	20	151476	Water pump move Extra time for Owner adds	5,233.09		
4/22/2016	21	151476	Extend contract 30 days Power and lighting for	-		
5/3/2016	22	151476	Welcome Room	7,528.96		
					Available Balance	\$87,143.93
Executed Guaranteed Maximum Price (GMP) - Approved by the Board 11/19/15:					\$ 3,356,247.00	
Change Orders paid from Contingency Fund					\$ 162,856.07	4.85%
Updated GMP as of May 31, 2016:					\$ 3,519,103.07	

Additionally, within the same resolution, the Board authorized the Executive Director, CEO or his designees, to make expenditures and enter into contracts in excess of \$25,000 for the purchase of furniture for the Project (an allowance of \$535,000 was granted).

						\$535,000.00
<u>Date</u>	<u>Vendor</u>	<u>PO</u>	<u>Description</u>	<u>Encumbered</u>	<u>Expended</u>	
4/7/2016	Environments 4 Business, LLC	160670	For LSW2, Front Lending, LSW Entry Lobby	34,098.67		
4/5/2016	Contract Source, Inc.	160665	For LSW2, Security, Front Lending, LSW Entry Lobby	135,938.81	73,197.82	
4/5/2016	Ohio Desk	160658	For LSW2, Indoor Garden, LSW Conference 1	73,078.79		
				243,116.27	73,197.82	
				Available Balance		\$218,685.91

In accordance with the Board resolution adopted on February 18, 2016, the Board of Trustees authorized the Executive Director to make expenditures and enter into agreements in excess of \$25,000 each in a combined amount not to exceed \$300,000 for the purchase of exhibit furniture and equipment for Brett Hall from the lowest and best exhibit furniture vendors. A report of such expenditures is hereby submitted:

						\$300,000.00
<u>Date</u>	<u>Vendor</u>	<u>PO</u>	<u>Description</u>	<u>Encumbered</u>	<u>Expended</u>	
4/26/2016	Benchmark Craftsman, Inc.	160768	Exhibit Furniture for Brett Hall	86,085.00	83,685.00	
				86,085.00	83,685.00	
				Available Balance		\$130,230.00

NOTE: Exhibit B: Design Services Fees and Project Cost - Base Scope as updated May 5, 2016 is attached.

Exhibit B: Design Services Fees and Project Cost - Base Scope

A/E	Bostwick Design Partnership, Inc	Date	5 May 2016
Owner	Cleveland Public Library	Owner Project #	
Project	Phase 2	BDP Project #	15021
Address	325 Superior Ave, Cleveland OH 44114		

		GMP / Contract	GMP / Current	Difference
Estimated Construction Costs		\$ 2,599,796.86	\$	\$
Design and Estimating Contingency at eight percent (8%)		207,983.75		
Construction Subtotal = \$3,356,247 (GMP) - \$500,000 (Lighting) - \$599,183 (Wayfinding / Exhibits / Media)		\$ 2,807,780.61	\$ 3,511,574.00	\$ 703,793.39
Furniture Allowance Main / Brett Hall		\$ 200,000.00	\$	\$
Furniture Allowance LSW 1		\$ 100,000.00	\$	\$
Furniture Allowance LSW 2		\$ 235,000.00	\$	\$
Furniture and Equipment Subtotal (Original Estimate to be confirmed)		\$ 535,000.00	\$ 535,000.00	\$ 0.00
Wayfinding Fabrication/Install		\$ 258,250.00	\$ in Construction	\$
Exhibits + Multimedia Fabrication/Install		\$ 325,000.00	\$ in Construction	\$
Wayfinding, Exhibits + Multimedia Subtotal (Original Estimate to be confirmed)		\$ 583,250.00	\$ 0.00	\$ (583,250.00)
Total Construction Costs		\$ 3,926,030.61	\$ 4,046,574.00	\$ 120,543.39
A. Basic Services Fees	Notes			
1. Pre-Design and Scope Definition	Completed under separate contract	\$ 0.00	\$ 0.00	\$ 0.00
2. Schematic Design 20 %		\$ 50,540.05	\$ 50,540.05	\$ 0.00
3. Design Development 25 %		\$ 63,175.06	\$ 63,175.06	\$ 0.00
4. Construction Documents 25 %		\$ 63,175.06	\$ 63,175.06	\$ 0.00
5. Bidding and Negotiations 5 %		\$ 12,635.01	\$ 12,635.01	\$ 0.00
6. Construction and Closeout 25 %		\$ 63,175.06	\$ 63,175.06	\$ 0.00
100 %	Subtotal A	\$ 252,700.25	\$ 252,700.25	\$ 0.00
B. Supplemental Services Fees	Notes			
1. Lighting Design Services	Including controls - Consultant to BDP	\$ 19,000.00	\$ 19,000.00	\$ 0.00
2. Technology Design Services	Consultant to BDP	\$ 18,000.00	\$ 18,000.00	\$ 0.00
3. Furniture Design Services		\$ 28,000.00	\$ 28,000.00	\$ 0.00
4. Multimedia Programming	Included in E.1.	\$ 24,000.00	\$ 0.00	\$ (24,000.00)
5. Cost Estimating	See detailed cost matrix	\$ 7,500.00	\$ 7,500.00	\$ 0.00
6. Landscape / Plantscape Consulting / Design		\$ 5,000.00	\$ 5,000.00	\$ 0.00
7. Brett Hall Changes	Allowance Hourly NTE for Exhibit	\$ 0.00	\$ 7,500.00	\$ 7,500.00
8. Friends Gift Shop	Add Lighting, Power, Coordinate Changes	\$ 0.00	\$ 5,400.00	\$ 5,400.00
9. LSW 2nd Floor - Wall and Staff Area Changes	Provide Options, Document for CO	\$ 0.00	\$ 3,460.00	\$ 3,460.00
10. Louis Stokes Legacy Room A/E	Finishes, lighting, FFE additions	\$ 0.00	\$ 6,880.00	\$ 6,880.00
11. LSW 1st Floor Security Desk / Café Sink	Provide Options, Document for CO	\$ 0.00	\$ 6,700.00	\$ 6,700.00
12. LSW Security Space updates	New Cooling in work area + Conf room	\$ 0.00	\$ 5,500.00	\$ 5,500.00
	Subtotal B	\$ 101,500.00	\$ 112,940.00	\$ 11,440.00
C. Wayfinding, Multimedia, Exhibitory Fees	Notes			
1. Existing Signage and Wayfinding Audit	Included in Partial SD Proposal	\$ 15,000.00	\$ 15,000.00	\$ 0.00
2. Wayfinding & Signage Design	Entire campus + exterior banners	\$ 164,000.00	\$ 164,000.00	\$ 0.00
3. Exhibits - LSW 1st Floor	"Welcome to CPL" (former Friends' Store)	\$ 30,000.00	\$ 30,000.00	\$ 0.00
4. Exhibits - Graphics now Analog not Digital	Welcome + CPL History + Legacy + Vitrines	\$ 45,000.00	\$ 45,000.00	\$ 0.00
5. Exhibits - Louis Stokes Legacy Room	Exhibits + all Research + all Content Dev.	\$ 0.00	\$ 65,000.00	\$ 65,000.00
6. Exhibits - Friends' Store	Retail furnishings + display/exhibit panels	\$ 0.00	\$ 0.00	\$ 0.00
7. Consulting + Project Mgmt + AV Oversight	Branding and Design Mgmt throughout	\$ 80,000.00	\$ 56,000.00	\$ (24,000.00)
8. Wayfinding & Signage Design Added Scope	Signage requested no original included	\$ 0.00	\$ 4,000.00	\$ 4,000.00
	Subtotal C	\$ 334,000.00	\$ 379,000.00	\$ 45,000.00
D. Reimbursable Expenses	Notes			
1. Plan Approval Fees	Allowance	\$ 500.00	\$ 500.00	\$ 0.00
2. Advertising Expense	Allowance for bid advertisement	\$ 1,000.00	\$ 1,000.00	\$ 0.00
3. Parking / Mileage, Misc	Allowance	\$ 600.00	\$ 600.00	\$ 0.00
4. Wayfinding, Exhibits, Multimedia Expenses	Out of Pocket Reimbursables / Mock Ups	\$ 24,000.00	\$ 14,500.00	\$ (9,500.00)
5. Project Printing / Copy Allowance	Cost for printing during project	\$ 3,000.00	\$ 3,000.00	\$ 0.00
6. Bid Document Printing	Cost for distribution to plan rooms etc.	\$ 750.00	\$ 750.00	\$ 0.00
7.		\$	\$	\$
	Subtotal D	\$ 29,850.00	\$ 20,350.00	\$ (9,500.00)
Total Design Services Fees + Reimbursables (A + B + C + D)		\$ 718,050.25	\$ 764,990.25	\$ 46,940.00
E. Construction, Contingencies, Other Costs	Notes			
1. Estimated Construction Costs	From line item above	\$ 3,926,030.61	\$ 4,046,574.00	\$ 120,543.39
2a. Owner Contingency - Construction		\$ 137,411.07	\$ 250,000.00	\$ 112,588.93
2b. Owner Contingency - Discretionary		\$	\$ 250,000.00	\$ 250,000.00
3. Architectural/Engineering Fee Contingency		\$ 20,000.00	\$ 20,000.00	\$ 0.00
4. Wayfinding, Exhibits, Multimedia Fee Conting.		\$ 20,000.00	\$ 3,000.00	\$ (17,000.00)
5. AV Engineering	Included in E.1.	\$ 30,000.00	\$ 0.00	\$ (30,000.00)
6. Relocation/Moving Expenses	Allowance	\$ 0.00	\$ 0.00	\$ 0.00
7. CPL Computers and Technology	PCs, Laptops, Misc Work	\$ 0.00	\$ 0.00	\$ 0.00
8. CMR Preconstruction Services	Included in E.1.	\$ 24,820.00	\$ 0.00	\$ (24,820.00)
9. CMR Contingency	Included in E.1.	\$ 113,550.00	\$ 0.00	\$ (113,550.00)
10. Owner's Representative Services	Program Management Inc	\$ 10,000.00	\$ 5,000.00	\$ (5,000.00)
11. Building Permit Cost	By CPL	\$ 0.00	\$ 33,627.00	\$ 33,627.00
	Subtotal E	\$ 4,281,811.68	\$ 4,608,201.00	\$ 326,389.32
Total Base Scope Project Cost Estimate (A + B + C + D + E above)		\$ 4,999,861.93	\$ 5,373,191.25	\$ 373,329.32
Total Lighting Control Project Cost Estimate (detail on separate spreadsheet)		\$ 742,036.28	\$ 563,741.66	\$ (178,294.62)
GRAND TOTAL Combined Project Cost Estimate		\$ 5,741,898.21	\$ 5,936,932.91	\$ 195,034.70
GRAND TOTAL Project Cost Budget		\$ 5,750,000.00	\$ 5,936,932.91	\$ 186,932.91