

CHANCELLOR INFORMATIONAL ITEMS

January 13, 2021

INFORMATION ONLY: Contracts and Change Orders

Pursuant to Board Policies 7015, 7016, and 8065, the following contracts and change orders are provided to the Board for information. General highlights of noteworthy contracts and change orders for each College include:

At Chadron State College, the main items of interest include the execution of the GMP for the Math Science Construction Manager at Risk contract at \$24.6 million, and two change orders for the Math Science asbestos abatement contract.

At Peru State College, the highlights include two change orders for the Campus ADA Walkways project funded primarily by the LB309 Task Force, and a change order to the roofing contract for roof repairs and replacements due to the 2019 hail storm.

At Wayne State College, items of interest include a 3-year HVAC controls service and maintenance contract, a consulting contract for evaluating Dormitory HVAC systems, an LB309 funded steam leak contract, three consultant contract change orders for additional services for the Benthack project, and two DEDUCT change orders amounting to over \$184,000 in savings to the Construction Manager at Risk contract GMP.

The System Office reports on four contracts. These include an economic impact study, PSC President search services, financial advisory services, and for promotional graphics for a State Capitol NSCS display.

Individual contracts and change orders for each of the three Colleges and the System Office are included in the attachments which include the following:

Chadron State Contracts

- Admissions (online orientation platform) -- \$88,625
- Academic Affairs (HLC consultant) -- \$7,500
- Housing & Residence Life (lodging) - \$55.00 per night, up to 20 rooms simultaneously
- Athletics (charter bus) -- \$100,000
- Math Science Addition & Renovation (guaranteed maximum price (GMP) -- \$24,602,283

Chadron State Change Orders

- Math Science Renovation & Addition (#1-extension of time and increase of payment) - not to exceed \$95,000
- Math Science Renovation & Addition (#2-extension of time and removal of 35 sinks) -- \$5,250
- Football Stadium & Track (#9-return of contingency funds) - (\$19,889.60)
- Housing and Residence Life (#1-room availability notification) -- \$0.00

Peru State Change Orders

- Delzell Hall/Campus Services (#1-construction of the cast-in-place concrete walls at ST-7 which were to have been included in the Base Bid but were omitted) -- \$16,000
- Delzell Hall/Campus Services (#2-rework existing storm line to connect to new line) - - \$15,785
- President's Residence (#1-furnish and install wood sheathing [hail repair]) -- \$10,795.15
- Jindra (#1-deduct 9,604 sq. ft. of PolyISO flatstock from the insulation system on Jindra flat roof, alter tapered insulation design to match existing insulation system [hail repair]) -- \$5,995

Wayne State Contracts

- Campuswide (planned service program agreement for service and equipment for campus HVAC systems) -- \$161,756 (3 year contract)
- Memorial Stadium (install college-provided cove heaters in Stadium) -- \$2,190
- Tunnel #2 (steam piping repairs) -- \$34,500
- Admissions Office (junior and senior search program consulting) -- \$65,135
- Hahn Building Mailroom (IS-5000 DS Mailing System and Quadiant's Enhanced Mail Solutions USPS carrier) -- \$50,032.20 (\$833.87/month for 60 months lease agreement)
- Anderson Hall, Berry Hall, Morey Hall, Neihardt Hall and Terrace Hall (provide comprehensive evaluation of the existing infrastructure elements for the mechanical, electrical, and plumbing systems for these five dormitory buildings) -- \$34,950
- Peterson Fine Arts Building (provide architectural planning services for modifications and updates to the Program Statement for renovating the Peterson Fine Arts Building) -- \$1,200

Wayne State Change Orders

- Benthack Hall (#3-amendment to add supplemental services: additional design services needed for rerouting of sanitary sewer) -- \$2,550
- Indoor Athletic Complex (#2-deduct for additional structural and architectural professional services due to construction damage during renovation, add for guardrail modifications, add for fire stopping and data cabling modifications, deduct for AC ducting, deduct for signage, add for reconnection of hose bib, add for patching/repairing/painting damaged glazed tile) -- \$4,588
- Parking Lot West of Peterson Fine Arts Building (#1-amendment to agreement for supplemental fee for additional material testing required during construction of parking lot) -- \$1,375
- Benthack Hall (#4-amendment to add supplemental services: infill door 111B2, architect to provide structural engineering services for supplemental steel reinforcement and masonry infill of existing Door 111B2) -- \$890
- Benthack Hall (#1-composite wall panels, door hardware, roller window shades, CMU infill, gas piping, condensate pump revisions, revisions to HVAC system, changes to structural openings, sanitary sewer changes, new valves for chilled water supply & return piping, replace damaged exterior concrete pavement at west

entrance, frame around existing west entrance column, water-jet existing sanitary lines, remove existing CMU walls and replace with new frame and drywall partitions, and reconciliation of bids to GMP) - (\$170,394)

- Benthack Hall (#5-amendment to add supplemental services: add electrical engineering services for power, lighting and data changes) -- \$1,400
- Benthack Hall (#2-P-trap primers deduct, door changes, duct cleaning deduct, secondary feeder modifications for UL rated assembly) (\$14,197)

NSCS Contracts

- NSCS (economic impact study) -- \$66,100
- NSCS (executive search services for PSC president) -- \$70,000
- NSCS (financial advisory services) -- \$50,000
- NSCS (creation of 8 graphics for display at Capitol) -- \$4,628

NSCS Change Order

- NSCS Office and Colleges (change dates for contract to create College episodes) -- \$0.00

ATTACHMENTS:

- CSC Contracts and Change Orders for Information (PDF)
- PSC Contracts and Change Orders for Information (PDF)
- WSC Contracts and Change Orders for Information (PDF)
- NSCS Contracts and Change Orders for Information (PDF)

CONTRACTS AND CHANGE ORDERS FOR INFORMATION

CONTRACTS – a) construction contracts for less than \$100,000; b) architect/engineer fees of less than \$70,000; c) consultant contracts for less than \$70,000 (between \$35,000 and \$70,000 must have Chancellor’s approval); d) exempt contracts over \$50,000; e) legal counsel, auditor, lobbyist and search consultant contracts for durations greater than 5 days, requiring Chancellor’s approval; and f) contracts that the Board has authorized the Chancellor to approve.

Chadron State College	
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Admissions Online orientation platform \$88,625.00 Cash Advantage Design Group (ADG)
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Academic Affairs HLC consultant \$7,500.00 Cash Dr. Janet Smith
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Housing & Residence Life Lodging \$55.00 per night, up to 20 rooms simultaneously Cash, CARES Grant Super 8 Chadron
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Athletics Charter bus \$100,000. Cash Dakota Bus Service
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Math Science Addition & Renovation GMP \$24,602,283.00 Facility Corp Bond, Foundation, Cash Adolfson & Peterson Construction

CHANGE ORDERS – (including architect/engineer fees, construction contracts, equipment purchases and all other miscellaneous expenditures) which are less than \$50,000. If approval of change order is critical to project schedule, \$50,000 to \$100,000 range change orders may be approved by the Chancellor and reported at the next Board meeting.

Chadron State College	
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Math Science Renovation & Addition Addendum #1 Extension of time and increase of payment Not to exceed \$95,000. Facility Corp Bond Dakota Industrial Hygiene
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Math Science Renovation & Addition Addendum #2 Extension of time and removal of 35 sinks \$5,250.00 Facility Corp Bond Horsley Specialties
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Football Stadium & Track Project CO #9 Return of contingency funds (\$19,889.60) Cash Adolfson & Peterson
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Housing and Residence Life Addendum #1 Room availability notification \$0.00 Cash Super 8 Chadron

CONTRACTS AND CHANGE ORDERS FOR INFORMATION

CONTRACTS – a) construction contracts for less than \$100,000; b) architect/engineer fees of less than \$70,000; c) consultant contracts for less than \$70,000 (between \$35,000 and \$70,000 must have Chancellor’s approval); d) exempt contracts over \$50,000; e) legal counsel, auditor, lobbyist and search consultant contracts for durations greater than 5 days, requiring Chancellor’s approval; and f) contracts that the Board has authorized the Chancellor to approve.

Peru State College	
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	

CHANGE ORDERS – (including architect/engineer fees, construction contracts, equipment purchases and all other miscellaneous expenditures) which are less than \$50,000. If approval of change order is critical to project schedule, \$50,000 to \$100,000 range change orders may be approved by the Chancellor and reported at the next Board meeting.

Peru State College	
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Delzell Hall/Campus Services 1-Construction of the cast-in-place concrete walls at ST-7, which were to have been included in the Base Bid were omitted. 16,000.00 Cash Funds Genesis Contracting Group, LLC
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Delzell Hall/Campus Services 2-Rework existing storm line to connect to new line. 15,785.00 Cash Funds Genesis Contracting Group, LLC
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	President’s Residence 1-Furnish and install wood sheathing (hail repair) 10,795.15 Cash Funds McKinnis Roofing and Sheet Metal, Inc.
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Jindra 1-deduct 9,604 sq. ft. of PolyISO flatstock from the insulation system on Jindra flat roof. Alter tapered insulation design to match existing insulation system (hail repair) 5,995.00 Cash Funds McKinnis Roofing and Sheet Metal, Inc.

CONTRACTS AND CHANGE ORDERS FOR INFORMATION

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Wayne State College	
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Campuswide Planned service program agreement for service and equipment for campus HVAC systems \$161,756.00 (3 year contract) Cash Johnson Controls, Sioux Falls, SD
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Memorial Stadium Install college-provided cove heaters in Memorial Stadium \$2,190.00 Cash: Press Box Model Electric, Inc., Norfolk, NE
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Tunnel #2 Steam Piping Repairs \$34,500.00 LB309 / Revenue Bond IES Commercial, Inc., dba Shanahan M&E, Lincoln, NE
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Admissions Office Junior & Senior Search Program Consulting \$65,135.00 Cash KelmscottEDU, Des Moines, IA
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Hahn Building Mailroom IS-5000 DS Mailing System & Quadiant’s Enhanced Mail Solutions USPS carrier \$50,032.20 (\$833.87/month for 60 months lease agreement) Cash Mail Finance, Inc., Milford, CT
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Anderson Hall, Berry Hall, Morey Hall, Neihardt Hall & Terrace Hall Provide comprehensive evaluation of the existing infrastructure elements for the mechanical, electrical, and plumbing systems for the five dormitory buildings listed above \$34,950.00 Revenue Bond Davis Design, Lincoln, NE
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Peterson Fine Arts Building Provide architectural planning services for modifications and updates to the Program Statement for renovating the Peterson Fine Arts Building \$1,200.00 Cash Jackson-Jackson & Associates, Inc. Omaha, NE

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Wayne State College	
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Benthack Hall #3 – Amendment to Add Supplemental Services: Additional design services needed for rerouting of sanitary sewer \$2,550.00 Cash / LB309 / Wayne State Foundation LEO A DALY, Omaha, NE
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Indoor Athletic Complex #2 – Deduct for additional structural and architectural professional services due to construction damage during renovation, add for guardrail modifications, add for fire stopping & data cabling modifications, deduct for AC ducting, deduct for signage, add for reconnection of hose bib, add for patching/repairing/painting damaged glazed tile \$4,588.00 Contingency Maintenance / Wayne State Foundation / Sports Facility Cash Fund OCC Builders, LLC, Wayne, NE
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Parking Lot West of Peterson Fine Arts Building #1 – Amendment to agreement for supplemental fee for additional material testing required during construction of parking lot \$1,375.00 Cash JEO Consulting Group, Omaha, NE
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Benthack Hall #4 – Amendment to Add Supplemental Services: Infill Door 111B2, Architect to provide structural engineering services for supplemental steel reinforcement and masonry infill of existing Door 111B2 \$890.00 Cash / LB309 / Wayne State Foundation LEO A DALY, Omaha, NE
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Benthack Hall #1 - Composite wall panels, door hardware, roller window shades, CMU infill, gas piping, condensate pump revisions, revisions to HVAC system, changes to structural openings, sanitary sewer changes, new valves for chilled water supply & return piping, replace damaged exterior concrete pavement at west entrance, frame around existing west entrance column, water-jet existing sanitary lines, remove existing CMU walls and replace with new frame and drywall partitions, and reconciliation of bids to GMP. (\$170,394.00) Cash / LB309 / Wayne State Foundation Hausmann Construction, Lincoln, NE
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Benthack Hall #5 - Amendment to Add Supplemental Services: Add electrical engineering services for power, lighting, and data changes \$1,400.00 Cash / LB309/ Wayne State Foundation LEO A DALY, Omaha, NE
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Benthack Hall #2 - P-trap primers deduct, door changes, duct cleaning deduct, secondary feeder modifications for UL rated assembly (\$14,197.00) Cash / LB309 / Wayne State Foundation Hausmann Construction, Lincoln, NE

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Nebraska State College System	
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Nebraska State College System Economic impact study \$66,100 General Funds Economic Modeling, LLC
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Nebraska State College System Executive search services for PSC President \$70,000 Cash Academic Search, Inc.
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Nebraska State College System Financial advisory services \$50,000 Capital Improvement Fees and Revenue Bond Operations Janney Montgomery Scott LLC
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	Nebraska State College System Creation of 8 graphics for display at Capitol \$4,628 Cash Vision Exhibits
Location on Campus: Contracted Work: Contract Amount: Fund Source: Contractor:	

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Nebraska State College System	
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	Nebraska State College System Office and Colleges Change dates for contract to create College episodes \$0.00 Cash OldGreenPlane, LLC
Location on Campus: No. & Description: Change Order Amount: Fund Source: Contractor:	