



Airport

DATE: February 13, 2024

FROM: Greg Haug, Airport Director

ITEM: Interiors By Design Change Order #1 to the Terminal Carpet Replacement Contract

REQUEST:

Approve Change Order #1 to the Interiors by Design Contract dated 10/21/2023

BACKGROUND INFORMATION:

On September 12, 2023, The City Commission accepted bids and approved entering into a contract with Interiors by Design to replace the carpet in the terminal. The completion date of the contract was February 29, 2024. The contract requires a two-part Change Order, Enclosure #1.

The first part of the change order is a 92-day time extension to complete the removal and installation of the carpet in the boarding bridges of airport. The reason for the extension is that the glue used in the carpet installation process requires the temperature of the floor to be above 55 degrees. The floors of the boarding bridges are not able to maintain the minimum temperature during this time of year. So, Interiors by Design has requested a time extension to May 31, 2024 to complete the project.

The second part of the change order is \$287.00 additional cost to install new transition strips between the carpet and different styles of flooring at several locations in the terminal.

Ubl Design Group has reviewed the change order for Interiors By Design and found it to be reasonable. Airport Staff recommends approval of Change Order #1.

RECOMMENDED CITY COMMISSION ACTION:

Approve Change Order #1 to the Interiors by Design Contract

STAFF CONTACT INFORMATION:

Tim Thorsen, Assistant Airport Director, 701-355-1806, tthorsen@bismarcknd.gov

ATTACHMENTS:

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Change Order

PROJECT: *(Name and address)*
BIS Terminal Carpet Replacement
Bismarck

CONTRACT INFORMATION:
Contract For: General Construction
Date: September 27, 2023

CHANGE ORDER INFORMATION:
Change Order Number: 001
Date: February 1, 2024

OWNER: *(Name and address)*
City of Bismarck
221 N. 5th Street
Bismarck, ND 58504

ARCHITECT: *(Name and address)*
Übl Design Group, P.C.
210 South 12th Street
Bismarck, ND 58504

CONTRACTOR: *(Name and address)*
Interior by Design
322 North 26th Street
Bismarck, ND 58501

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

- Item 1: Modify the contract time for carpet installation in passenger boarding bridges to occur when weather allows.
- Item 2: Remove and replace vinly carpet transitions throughout the terminal.

The original Contract Sum was	\$ 202,138.00
The net change by previously authorized Change Orders	\$ 0.00
The Contract Sum prior to this Change Order was	\$ 202,138.00
The Contract Sum will be increased by this Change Order in the amount of	\$ 267.00
The new Contract Sum including this Change Order will be	\$ 202,405.00

The Contract Time will be increased by Ninety-Three (93) days.
The new date of Substantial Completion will be June 01, 2024

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Übl Design Group, P.C.

ARCHITECT *(Firm name)*

Interiors By Design

CONTRACTOR *(Firm name)*

City of Bismarck

OWNER *(Firm name)*

SIGNATURE
Jeffrey J Ubl, Principal Architect

SIGNATURE
Joe Heimann, Project Manager

SIGNATURE
Michael T. Schmitz, President Board of
City Commissioners

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