



ANKENY COMMUNITY SCHOOL DISTRICT

*Ankeny Community Schools is unified in its commitment, passion, and vision
so every learner is prepared to achieve a lifetime of personal success.*

Facilities/Finance Committee Meeting

MINUTES

**Northview Middle School, 1302 N Ankeny Blvd, Conference Room Door
W22**

January 13, 2022

4:30 PM

Please turn off cellular phone during the meeting. Thank you.

- **Welcome**

Attendees:

Jennifer Jamison

Darin Haack

Dallon Christensen

Jessica Dirks

Lori Lovstad

Amy Tagliareni

Cindy Harris

Robert Scott

Trent Murphy

Tim Simpkins

Spencer Shoemaker

Jen Anders

- **Approval of Minutes:**

1. **Facilities & Finance Committee Minutes - December 2021**

- The December 9, 2021 Facilities and Finance Minutes were approved.

- **Update from Board**

- **FY23 Certified Budget Process**

- Jennifer Jamison shared the certified budget process.

- **Comparability of Financial Measures**
 - Jennifer Jamison reported on the comparability of financial measures.

- **FY23 Preliminary Budget Assumptions**
 - Jennifer Jamison went over the FY23 preliminary budget assumptions.

- **Updates:**
 1. **RFP for Student Transportation**
 - Darin Haack shared the final results of the RFP for Student Transportation.

 2. **FY21 Annual Certified Financial Report (AFCR) Update**
 - Jennifer Jamison gave an update on the FY21 Annual Certified Financial Report.

- **Review Change Orders**
 1. **Construction Change Orders - January 2022**
 - Tim Simpkins went over the construction change orders.

- **Additional Items:**

- **Adjournment**

Future Meetings Dates:

1. **Future Meetings:**
 - February 10, 2022
 - March 10, 2022



ANKENY COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: Facilities & Finance Committee Minutes - December 2021

ATTACHMENTS:

File Name	Description	Type	Upload Date
Minutes 2021.12.09 Minutes Only.pdf	Facilities & Finance Committee Minutes - December 2021	Support Document	1/10/2022



ANKENY COMMUNITY SCHOOL DISTRICT

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Facilities/Finance Committee Meeting

MINUTES

**Northview Middle School, 1302 N Ankeny Blvd, Conference Room Door
W22**

December 9, 2021

4:30 PM

Please turn off cellular phone during the meeting. Thank you.

- **Welcome**

Attendees:

Jeff Johnson

Mike Loew

Lori Lovstad

Cindy Harris

Darin Haack

Tim Simpkins

Rob Scott

Dallon Christensen

Jennifer Jamison

John Patterson

Mike Rooney

- **Approval of Minutes:**

1. **Facilities & Finance Committee - November 2021**

- The November 18, 2021 Facilities & Finance Committee Meeting Minutes were approved.

- **Update from Board**

- **Updates:**

1. **Elementary #12 Project Bids**

- Tim Simpkins gave an update on Elementary #12 Project bids.

2. Northview Middle School Re-Roof Phase III Project Bids

- Tim Simpkins gave an update on Northview Middle School Re-Roof Phase III Project bids.

3. SAVE End of Year Report

- Dallon Christensen shared the SAVE End of the Year report.

4. School Finance Refresher

- Jennifer Jamison gave a refresher on school finance.

- **Review Change Orders**

1. December 9, 2021 Construction Change Orders

- Tim Simpkins discussed the Construction Change Orders.

- **Additional Items:**

- **Adjournment**

- The Facilities & Finance Committee adjourned at 5:40 p.m.

Future Meetings Dates:

1. Future Meetings:

- January 13, 2021
- February 10, 2021
- March 10, 2021



ANKENY

COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: RFP for Student Transportation

ATTACHMENTS:

File Name	Description	Type	Upload Date
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No Attachments Available



ANKENY

COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: FY21 Annual Certified Financial Report (AFCR) Update

ATTACHMENTS:

File Name	Description	Type	Upload Date
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No Attachments Available



ANKENY COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: Construction Change Orders - January 2022

ATTACHMENTS:

File Name	Description	Type	Upload Date
FacMtqJan22 - Contruction Change Orders.pdf	Construction Change Orders - January 2022	Support Document	1/12/2022

Facility Construction Change Orders

Meeting Date: January 2022

Construction Change Orders	Description	Project	Vendor	Amount
CCO No. 005	Per COR #019, Replace existing 1.5" vent pipe to 2" vent pipe; Per COR #020, Add 2 offices to south half of room 120; Per COR #021, Modify existing door frames for electric strikes; Per COR #022, Add data locations in rooms 111, 117, 120, 163, 166, 170 and 171; Per COR #023, Provide VLT and VB in room 171A; Per COR #024, Remove and reinstall wall mounted lighting in toilets 172A, 172B, 233A and 233B for install of new full height ceramic tile; Per COR #025, Deduct prepping and painting of glazed block in corridors.	Parkview Phase 2	DDVI	\$ 18,247.05
CCO No. 006	Per COR #026, Add a fire extinguisher; Per COR #027, Make changes to existing office area; Per COR #028, Add sink to workroom 117A in the media center; Per COR #029, Add support for chiller and cooling tower; Per COR #030, change spiral duct from single wall to double wall.	Parkview Phase 2	DDVI	\$ 38,085.99
PCO #004R1	Per CCO #004R1, Add plaster & gypsum board on roof joists on the third floor that was requested after asbestos abatement.	Neveln Remodel	OLP Construction	\$ 29,285.01



AIA® Document G701™ – 2017

Change Order

PROJECT: *(Name and address)*
1023F01 Renovation & System Upgrades
- Phase 2 (Re-Bid) Parkview Middle
School
Ankeny, IA

OWNER: *(Name and address)*
Ankeny Community School District

306 SW School Street
Ankeny, IA 50023

CONTRACT INFORMATION:
Contract For: General Construction
including Electrical and Mechanical

Date: December 22, 2020

ARCHITECT: *(Name and address)*
Frevort-Ramsey-Kobes Architects-
Engineers, P.C.
2600 Westown Parkway, Suite 340
West Des Moines, IA 50266

CHANGE ORDER INFORMATION:
Change Order Number: 005

Date: December 15, 2021

CONTRACTOR: *(Name and address)*
DDVI, Inc.

1817 N. 7th Street
P.O. Box 743
Indianola, IA 50125

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.)

- | | |
|---|------------------------------|
| 1. Per COR #019 and RFI 23 replace existing 1-1/2" vent pipe to a code required 2" vent pipe in the add amount of | ADD \$ 1,628.86 |
| 2. Per COR #020 add two offices to south half of Classroom 120 in the add amount of | ADD \$ 8,870.22 |
| 3. Per COR #021 modify existing door frames for electric strikes in the add amount of | ADD \$ 904.10 |
| 4. Per COR #022 add data location in Rooms 111, 117, 120, 163, 166, 170, and 171 in the add amount of | ADD \$ 6,535.14 |
| 5. Per COR #023 provide VLT and VB in Room 171A in the add amount of | ADD \$ 2,069.76 |
| 6. Per COR #024 remove and reinstall wall mounted lighting in Toilets 172A, 172B, 233A, and 233B to allow for installation of new full height ceramic tile in the add amount of | ADD \$ 788.97 |
| 7. Per COR #025 deduct prepping and painting of glazed block in corridors in the deduct amount of | DEDUCT (\$ 2,550.00) |
| | TOTAL ADD \$18,247.05 |

CHARGE THE CONTRACT

Contingency Summary:

Contingency Amount	\$75,000.00
Change Order No. 1	(\$16,078.03)
Change Order No. 2	(\$24,859.06)
Change Order No. 3	(\$34,062.91)
Remaining Balance	\$ 0.00

The original Contract Sum was	\$ 5,176,000.00
The net change by previously authorized Change Orders	\$ 45,193.61
The Contract Sum prior to this Change Order was	\$ 5,221,193.61

The Contract Sum will be increased by this Change Order in the amount of
The new Contract Sum including this Change Order will be

\$ 18,247.05
\$ 5,239,440.66

The Contract Time will be unchanged by Zero (0) days.
The new date of Substantial Completion will be unchanged.

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.

Frevort-Ramsey-Kobes Architects-
Engineers, P.C.

DDVI, Inc.

Ankeny Community School District

ARCHITECT (Firm name)

CONTRACTOR (Firm name)

OWNER (Firm name)

SIGNATURE

SIGNATURE

SIGNATURE

Thomas C. Wollan, AIA, LEED AP
PRINTED NAME AND TITLE

Guadalupe Pineda
PRINTED NAME AND TITLE

Trent Murphy, Board President
PRINTED NAME AND TITLE

12.15.2021

12/16/21

DATE

DATE

DATE

DATE



AIA®

Document G701™ – 2017

Change Order

PROJECT: *(Name and address)*
 1023F01 Renovation & System Upgrades
 - Phase 2 (Re-Bid) Parkview Middle
 School
 Ankeny, IA

CONTRACT INFORMATION:
 Contract For: General Construction
 including Electrical and Mechanical

 Date: December 22, 2020

CHANGE ORDER INFORMATION:
 Change Order Number: 006

 Date: December 28, 2021

OWNER: *(Name and address)*
 Ankeny Community School District

 306 SW School Street
 Ankeny, IA 50023

ARCHITECT: *(Name and address)*
 Frevert-Ramsey-Kobes Architects-
 Engineers, P.C.
 2600 Westown Parkway, Suite 340
 West Des Moines, IA 50266

CONTRACTOR: *(Name and address)*
 DDVI, Inc.

 1817 N. 7th Street
 P.O. Box 743
 Indianola, IA 50125

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.)

- | | |
|---|------------------------------|
| 1. Per COR #026 add a fire extinguisher in the add amount of | ADD \$ 176.79 |
| 2. Per COR #027 make changes to existing office area in the add amount of | ADD \$ 6,362.28 |
| 3. Per COR #028 add sink to WORK 117A in the Media Center in the add amount of | ADD \$ 8,924.99 |
| 4. Per COR #029 add support for chiller and cooling tower in the add amount of | ADD \$20,582.35 |
| 5. Per COR #030 change spiral duct from single wall to double wall in the add amount of | ADD \$ 2,039.58 |
| | TOTAL ADD \$38,085.99 |

CHARGE THE CONTRACT

Contingency Summary:

Contingency Amount	\$75,000.00
Change Order No. 1	(\$16,078.03)
Change Order No. 2	(\$24,859.06)
Change Order No. 3	(\$34,062.91)
Remaining Balance	\$ 0.00

The original Contract Sum was	\$ 5,176,000.00
The net change by previously authorized Change Orders	\$ 63,440.66
The Contract Sum prior to this Change Order was	\$ 5,239,440.66
The Contract Sum will be increased by this Change Order in the amount of	\$ 38,085.99
The new Contract Sum including this Change Order will be	\$ 5,277,526.65

The Contract Time will be unchanged by Zero (0) days.
 The new date of Substantial Completion will be unchanged.

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.

Frevert-Ramsey-Kobes Architects-
Engineers, P.C.

ARCHITECT (Firm name)

SIGNATURE

Thomas C. Wollan, AIA, LEED AP
PRINTED NAME AND TITLE

12.28.2021
DATE

DDVI, Inc.

CONTRACTOR (Firm name)

SIGNATURE

Gina Pappas, President
PRINTED NAME AND TITLE

12-30-21
DATE

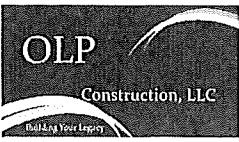
Ankeny Community School District

OWNER (Firm name)

SIGNATURE

Trent Murphy, Board President
PRINTED NAME AND TITLE

DATE



PCO #004R1

OLP Construction LLC
 3809 NW 109th Street, Suite D
 Urbandale, Iowa 50322
 Phone: (515) 348-8110
 Fax: (515) 348-8112

Project: OLPIA2104 - Neveln Center
 406 SW School Street
 Ankeny, Iowa 50023

**Prime Contract Potential Change Order #004R1: CE #CE 04R1 -
 CORRECTED OLP Change Price for ITC3R1**

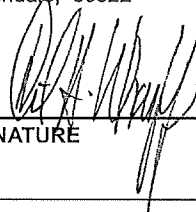
TO:	Ankeny Community School District 306 SW School Street Ankeny, Iowa 50023	FROM:	OLP Construction, LLC 3809 NW 109th St Suite D Urbandale, 50322
PCO NUMBER/REVISION:	004R1 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:	Jerry Atcheson (Hilsabeck Schacht Inc.)	CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	12/20/2021
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	Yes	ACCOUNTING METHOD:	Amount Based
LOCATION:		PAID IN FULL:	No
SCHEDULE IMPACT:		SIGNED CHANGE ORDER RECEIVED DATE:	
EXECUTED:	No	TOTAL AMOUNT:	\$29,285.01

POTENTIAL CHANGE ORDER TITLE: CE #CE 04R1 - CORRECTED OLP Change Price for ITC3R1

CHANGE REASON: Existing Condition

OLP Construction, LLC
 3809 NW 109th St Suite D
 Urbandale, 50322

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*
CE #CE 04R1 - CORRECTED OLP Change Price for ITC3R1


 SIGNATURE _____ DATE 12/20/21

ATTACHMENTS:
[full CE 04R1 price + ITC3R1.pdf](#)

#	Budget Code	Description	Amount
1	01-2020.L Project Superintendent.Labor	OLP Supt. Investigate/Document - 4 hrs @ \$75/hr	\$300.00
2	09-2000.S Plaster and Gypsum Board.Commitment	ITC3R1 - new gyp. bd. on roof joists	\$27,062.60
Subtotal:			\$27,362.60
Overhead & Profit (5.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$1,368.13
GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$287.31
Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$266.97
Grand Total:			\$29,285.01

Luke Danielson (OPN Architects, Inc.)
 100 Court Ave, Suite 100
 Des Moines, Iowa 50309

Ankeny Community School District
 306 SW School Street
 Ankeny, Iowa 50023

Ankeny Community School District
 306 SW School Street
 Ankeny, Iowa 50023

 1/10/22
 SIGNATURE _____ DATE _____

 SIGNATURE _____ DATE _____

 SIGNATURE _____ DATE _____

HSI

Hilsabeck Schacht Inc.

617 S 19th St.
West Des Moines, IA 50265
Ph: 515-221-3243
Fax: 515-223-1379

December 17, 2021
OLP Construction
Attn: Dave Wharff
Re: Neviln Center – ITC 3R

Add 5/8" GWB type X to the wood roof rafters on 3rd floor of the 1919 building. Firetape no exposed areas and finish ready for paint in areas exposed to view.

Add.....\$27,062.60

Material:

5/8" Type X GWB	8600sf x \$.45/sf = \$3,870.00
Finish/Firetape Goods	5300sf x \$.10/sf = \$530.00
Finish Goods	3300sf x \$.25/sf = \$825.00
Plaster Patch Goods	<3300sf x .35sf = \$1,155.00>
Fasteners	8600sf x .02/sf = \$172.00

Total Material Cost = \$4,242.00

Labor:

Hang GWB	8600sf x \$.75/sf = \$6,450.00
FT GWB	5300sf x \$.35/sf = \$1,855.00
Finish GWB	3300 x \$.75/sf = \$2,475.00
Plaster Patch	<3300sf x 1/sf= \$3,300.00>


Total Bare labor cost \$7,480.00

Material	\$4,242.00
Stocking Fee 5%	\$212.10
Bare Labor	\$7,480.00
Tools 5%	\$374.00
Scaffolding 5%	\$374.00
Union Burden 78.5%	\$5,871.80
Propane	\$2,450.00
Night watch labor	\$3,820.00
Heaters	\$950.00
Sub Total	\$25,773.90
5%OH&P	\$1,288.70
Total	\$27,062.60

Note: Heat provided just for fire taping & Finishing GWB ceiling only

Please feel free to call with any questions

Sincerely,


Jerry Atcheson (515-208-4069)



ANKENY COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: Future Meetings:

Extended Information:

- February 10, 2022
- March 10, 2022

ATTACHMENTS:

File Name	Description	Type	Upload Date
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No Attachments Available