



ANKENY COMMUNITY SCHOOL DISTRICT

The Ankeny Community School District engages all students in an educational experience that equips them with the skills to flourish in and contribute to an ever-changing world.

Facilities/Finance Committee Meeting MINUTES

**Northview Middle School, 1302 N Ankeny Blvd, Conference Room Door
W22
August 11, 2022
4:30 PM**

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

- **Welcome**

Attendees:

Dr. Erick Pruitt

Jennifer Jamison

Tim Simpkins

Darin Haack

Dallon Christensen

Jeff Johnson

Amy Tagliareni

- **Approval of Minutes:**

1. **Facilities & Finance Committee Minutes - June 2022**

- The June 9, 2022 Facilities and Finance Committee minutes were approved.

- **Update from Board**

- Director Tagliareni thanked the committee for their efforts to get ready for the new school year.

- **Updates:**

1. **2022-23 RFP Schedule**

- Jennifer Jamison went over the 2022-2023 RFP Schedule and the additional RFP's.

2. Instructional Support Levy Renewal

- Jennifer Jamison updated the committee on the process with the resolution on the August 15 Board Meeting.

3. 2022-2023 Snow Removal Update

- Tim Simpkins updated the committee on the plan for snow removal for the 2022-23 school year.

• Review Change Orders

1. Construction Change Orders

- August Construction Change Orders
- Parkview Middle School Flooring Change Order
- Tim Simpkins explained the change order process.

• Additional Items:

• Adjournment

- The Facilities and Finance Committee Meeting adjourned at 5:09 p.m.

Future Meetings Dates:

1. Future Meetings:

- Sept. 8, 2022
- Oct. 13, 2022
- Nov. 10, 2022
- Dec. 8, 2022



ANKENY COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: Facilities & Finance Committee Minutes - June 2022

ATTACHMENTS:

File Name	Description	Type	Upload Date
Minutes 2022 6 9 Minutes Only.pdf	Facilities & Finance Committee Minutes - June 9, 2022	Support Document	8/5/2022



ANKENY COMMUNITY SCHOOL DISTRICT

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Facilities/Finance Committee Meeting MINUTES

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

June 9, 2022

4:30 PM

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

- **Welcome**

Attendees:

Jennifer Jamison

Dallon Christensen

Tim Simpkins

Amy Tagliareni

Lori Lovstad

- **Approval of Minutes:**

1. **Facilities & Finance Committee Minutes - May 2022**

- The May 12, 2022 Facilities and Finance Committee Minutes were approved.

- **Update from Board**

- Director Tagliareni gave updates from the board regarding the Strategic Plan, DEI, Graduate Profile and Teacher Academy.

- **Updates:**

1. **Committed Balance**

- Jennifer Jamison gave an update on the committed Balance.

2. Funds Transfers

- Jennifer Jamison explained the need for the Funds Transfers.

3. Property, Liability & Workers Comp Insurance Renewal

- Jennifer Jamison updated the committee where we are at on the renewal for the Property, Liability & Workers Comp Insurance.

4. SAVE Revenue Bond Debt Service Reserve Fund

- Jennifer Jamison explained the SAVE Revenue Bond Debt Service Reserve Fund.

- **Review Change Orders**

1. Construction Change Orders

- Tim Simpkins reviewed the construction change orders.

- **Additional Items:**

- **Adjournment**

- The meeting was adjourned at 5:08 p.m.

Future Meetings Dates:

1. Future Meetings:

- No Meeting in July
- August 11, 2022
- September 8, 2022



ANKENY

COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: 2022-23 RFP Schedule

ATTACHMENTS:

File Name	Description	Type	Upload Date
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No Attachments Available



ANKENY

COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: Instructional Support Levy Renewal

ATTACHMENTS:

File Name	Description	Type	Upload Date
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No Attachments Available



ANKENY

COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: 2022-2023 Snow Removal 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

Extended Information:

- August Construction Change Orders
- Parkview Middle School Flooring Change Order

ATTACHMENTS:

File Name	Description	Type	Upload Date
FacMtgAug22 - Construction Change Orders.pdf	Construction Change Orders - August 2022	Support Document	8/5/2022
PV Flooring CO.pdf	PVMS Flooring Change Order	Support Document	8/5/2022

Facility Construction Change Orders

Meeting Date: August 2022

Construction Change Orders	Description	Project	Vendor	Amount
CCO No. 004	Per PCO# 005, CW4 & Canopy Supports Redesign; Per PCO# 006, Asbestos Abatement Credit; PCO# 017R1, Central Plant Changes; Per PCO# 018, Slab patches; Per PCO# 019, Repair existing masonry room 1320; Per PCO# 021, Owner elevator reimbursement; Per PCO# 022, North plaster modifications.	Neveln Remodel	OLP Construction	\$ 324,895.86
CCO No. 005	Per PCO# 020, Interior Owner Requested Changes; Per PCO# 023, Demo CMU & New Concrete Curb; Per PCO# 024, 2nd Floor Column & Corridor Ceiling Changes; Per PCO# 025, Add Offices 2022, 2023 & Plumbing Chases; Per PCO# 026, Miscellaneous Overtime Demo; Per PCO# 028, Concrete Infill 2 Unforeseen Tunnels at Stair 2; Per PCO# 029, Remove Unforeseen Slab Under Star 4; Per PCO# 030, Geothermal Well Field Change.	Neveln Remodel	OLP Construction	\$ 87,633.00
PCO No. 033	Per CE# 037, Owner Requested MEPT Changes.	Neveln Remodel	OLP Construction	\$ 85,815.05
PCO No. 034	Per CE# 039, Furniture System Revisions (Part 1).	Neveln Remodel	OLP Construction	\$ (30,799.48)
CCO No. 001	Per COR# 001, Changes to Civil Drawings per City Review Comments (Full COR was approved/signed by the Board on May 16, 2022).	Elementary #12	Sandstone Management	\$ 95,934.19
PCO No. 031R1	Per CE# 035R1, Board Room Ramp.	Neveln Remodel	OLP Construction	\$ 113,803.28



AIA Document G701™ – 2017

Change Order

PROJECT: *(Name and address)*
 Neveln Center Building Renovation
 ACSD
 Ankeny, Iowa 50023
 OPN Project Number: 19215000

CONTRACT INFORMATION:
 Contract For: General Construction
 Date: August 4, 2021

CHANGE ORDER INFORMATION:
 Change Order Number: 004
 Date: June 8, 2022

OWNER: *(Name and address)*
 Ankeny Community School District
 306 SW School Street
 Ankeny, Iowa 50023

ARCHITECT: *(Name and address)*
 OPN Architects, Inc.
 100 Court Avenue, Suite 100
 Des Moines, Iowa 50309

CONTRACTOR: *(Name and address)*
 OLP Construction L.L.C.
 3809 109th Street
 Urbandale, Iowa 50322

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.)

PCO 005 CW4 & Canopy Supports Redesign, per ITC 4	Add	\$6,790.80
PCO 006 Asbestos Abatement Credit	Deduct	(\$4,438.14)
PCO 017R1 Central Plant Changes	Add	\$283,670.82
PCO 018 Slab Patches	Add	\$24,615.90
PCO 019 Repair Existing Masonry Room 1320, per ITC 9	Add	\$4,957.05
PCO 021 Owner Elevator Reimbursement, per ITC 7	Deduct	(\$201.84)
PCO 022 3 North Plaster Modifications, per ITC 10	Add	\$9,501.27

The original Contract Sum was	\$	10,601,000.00
The net change by previously authorized Change Orders	\$	65,202.54
The Contract Sum prior to this Change Order was	\$	10,666,202.54
The Contract Sum will be increased by this Change Order in the amount of	\$	324,895.86
The new Contract Sum including this Change Order will be	\$	10,991,098.40

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.

OPN Architects, Inc.
 ARCHITECT *(Firm name)*

 SIGNATURE
 Luke Danielson
 PRINTED NAME AND TITLE

 DATE
 6/8/22

OLP Construction L.L.C.
 CONTRACTOR *(Firm name)*

 SIGNATURE
 David Wharff PROJECT MANAGER
 PRINTED NAME AND TITLE

 DATE
 06/09/22

Ankeny Community School District
 OWNER *(Firm name)*

 SIGNATURE

 PRINTED NAME AND TITLE

 DATE



7
PCO #005

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

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

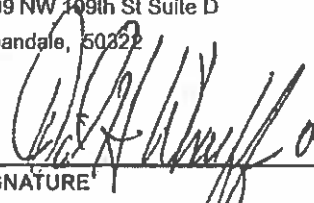
Prime Contract Potential Change Order #005: CE #CE 05 - ITC.004, CW4 & Canopy Supports Design

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:	005 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:	Mike Stevens (Mid-American Glazing Systems (MAGS))	CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	12/16/2021
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$6,790.80

POTENTIAL CHANGE ORDER TITLE: CE #CE 05 - ITC.004, CW4 & Canopy Supports Design

CHANGE REASON: Design Development

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*
CE #CE 05 - ITC.04 - CW4 & Canopy Supports Design

OLP Construction, LLC 3809 NW 109th St Suite D Urbandale, 50322	
	04/20/22
SIGNATURE	DATE

ATTACHMENTS:

#	Budget Code	Description	Amount
1			\$0.00
2	05-1000.S Structural Steel Fabrication.Commitment	ITC.004	\$365.00
3	05-1200.S Structural Steel Erection.Commitment	ITC.004	\$1,136.24
4	08-4000.S Alum Entries, Storefront, Curtainwall, Glass.Commitment	ITC.004	\$4,843.78
Subtotal:			\$6,345.02
Overhead & Profit (5.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$317.25
GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$66.62
Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$61.91
Grand Total:			\$6,790.80

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


SIGNATURE

5-18-22
DATE


SIGNATURE

6/6/2021
DATE


SIGNATURE

6/16/22
DATE

change order # 2

DATE: 12/1/2021

job: NEVELN CENTER

loc: ANKENY, IA

quote

contractor OLP CONSTRUCTION

job sup TBD

from: terry

memo: ITC NO#004

ADDED CONNECTIONS TO CANOPY SUPPORTS AT SOUTH

ADDED 3 CONNECTION PLATES TO SOUTH CANOPY PER NEW DETAIL F12/A502

MATERIAL ADD:

weight: 35 LBS

discription: SEE ABOVE

material \$75

labor: \$125

ROLLING:

hardware: \$20

eng/dtl \$80.00

galv/pnt \$10.00

SHIPPING \$0.00

sub total \$310.00

10% O&P \$31

sub total \$341.00

p/tax: \$24

total amount \$365

change orders must be approved before we can expedite order.

GENERAL CONTRACTOR

SIGNED

BY:

TITLE:

THORNBERG STEEL/ 23602 UNIVERSITY AVE NW. BETHEL MN. 55005

23604 UNIVERSITY AVE NW

BETHEL MN. 55005

PHONE: 763-434-5178 FAX: 763-434-5186

email: thornberg@qwestoffice.net

US Erectors, Inc.

5760 Metro East Drive
Pleasant Hill, IA 50327

Phone: (515) 243-8450
Fax: (515) 243-8451

REQUEST FOR CHANGE ORDER

4

Project Name: Nevelyn Center

Contract: OLP

Date: 4/13/2022

RFI#: ITC 004

Description of Add/Deduct

Add for non shop fabricated material on canopy

	Cost Per Hr	Total Hours	Total Cost
Foreman	\$ 83.27	4.00	\$ 333.08
Journeyman	\$ 79.79	4.00	\$ 319.16
Apprentice	\$ 76.32	-	\$ -
Welding Machine	\$ 10.00	-	\$ -
Serv Truck	\$ 80.00	1.00	\$ 80.00
Forklift	\$ 25.00	-	\$ -
Trucking	\$ 150.00	2.00	\$ 300.00
Crane (40T)	\$ 230.00	-	\$ -
Scissors Lift	\$ 12.00	-	\$ -
Boom Lift	\$ 26.00	4.00	\$ 104.00
		<u>Total</u>	<u>\$ 1,136.24</u>

Pricing

Material	\$ -
Mark-Up	\$ -
Labor	\$ 1,136.24
Tax	\$ -
	<u>\$ 1,136.24</u>

Codes (USEI Office Use)

Please prepare the appropriate Change Order and forward copies for execution.
Upon request, all necessary back-up can be supplied as needed.

Thank you,

Justin Moffitt
Project Manager



Mid-American Glazing Systems
 3750 W. River Drive
 Davenport, IA 52802
 Phone 563-383-6001
 Fax 563-383-0889

Estimate

Date: 4/13/2022
 Estimate #: 10139

Company

OLP Construction, LLC
 3809 109th Street, Ste. D
 Urbandale, IA 50322

Phone
 Fax

Ship To

Neveln Center

MAGS Contact:	Mike S
---------------	--------

Contract No. / P.O. No.	Project	Terms
	Neveln Center	Net 30

Qty	Description	Total
	Price change request for CW2 for canopy design for thru curtainwall penetration including engineering, fabrication and installation adds	4,843.78

Subtotal	\$4,843.78
Sales Tax (6.0%)	\$0.00
Total	\$4,843.78

Note: Any deviation from above listed work or material will require a price adjustment.

This proposal is valid for (30) days from the above date.

Accepted by:

Date: _____

Signature _____



PCO #006

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

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

Prime Contract Potential Change Order #006: CE #CE 06 - DEDUCT - Blue Sky Demo performed by Owner's Abatement Contractor

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:	006 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:	Vincent Fitzpatrick (Blue Sky Cleaning & Demolition Services)	CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	12/16/2021
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	Yes		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	(\$4,438.14)

POTENTIAL CHANGE ORDER TITLE: CE #CE 06 - DEDUCT - Blue Sky Demo performed by Owner's Abatement Contractor

CHANGE REASON: Client Request

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*
 CE #CE 06 - DEDUCT - Blue Sky Demo performed by Owner's Abatement Contractor

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

 SIGNATURE DATE 04/11/22

ATTACHMENTS:

CO #5 22 02 18 CE#6 Deduct Demo due to Abatement.pdf

#	Budget Code	Description	Amount
1			\$0.00
2	02-4100.S Demolition.Commitment	Deduct Demo performed by Abatement Contractor	\$(4,354.14)
Subtotal:			\$(4,354.14)
GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$(43.54)
Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$(40.46)
Grand Total:			\$(4,438.14)

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

SIGNATURE DATE 5/18/22

SIGNATURE DATE 6/6/22

SIGNATURE DATE 6/6/22



Project: Neveln Center
Address: Ankeny, IA

Change Order Request Detail #5
Abatement Deductions
Itemized Change Order

Request Date: 02/18/2022

Description	QTY	Units	Labor	Labor unit	Material	Material unit	EQ	Sub	Total Amount
Abatement of flooring Rm101, 117, S Entry	1026	Sq Ft	-\$0.45	per Ft					-\$461.70
Abatement of flooring Rm201	983	Sq Ft	-\$0.45	per Ft					-\$442.35
Abatement of flooring Rm 305, 306	1615	Sq Ft	-\$0.45	per Ft					-\$726.75
Abatement of flooring Rm 210-219	6377	Sq Ft	-\$0.25	per Ft					-\$1,594.25
*note Rm 210-219 were 2 layers, only lower layer was abated.									
Abatement of flooring 2nd Flr Elevator Lobby	215	Sq Ft	-\$0.45	per Ft					-\$96.75
01.09.A4: Remove Terrazzo wall base to floor line.	275	Ln Ft	-\$3.00	Per Ft					-\$825.00
									\$0.00
									\$0.00
Subtotals									-\$4,146.80
Material Sales Tax			0.00%						\$0.00
Labor Burden			0.00%						\$0.00
Small Tools			0.00%						\$0.00
Expendables			0.00%						\$0.00
Subtotals									\$0.00
GL Ins.			0.00%						\$0.00

Subtotal: -\$4,146.80
O&P 5%: -\$207.34
Total Net cost: -\$4,354.14



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

PCO #017R1

*Approved
 to Board*

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

Prime Contract Potential Change Order #017R1: CE #CE 18R1 - ITC.013 - Central Plant Changes

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:	017R1 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:		CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	4/12/2022
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$283,670.82

POTENTIAL CHANGE ORDER TITLE: CE #CE 18R1 - ITC.013 - Central Plant Changes

CHANGE REASON: Client Request

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

CE #CE 18R1 - ITC.013 - Central Plant Changes

This OLP price EXCLUDES:

- architectural demolition; none indicated.
- structural demolition; none indicated.
- patches of any kind and finish of same (drywall finishing, finish flooring, painting, wall covering); for yet-to-be determined additional roof, wall, and floor penetrations by Mechanical and Electrical Contractors.
- modifications to any glass and glazing systems; storefront, curtainwall, glass walls.
- OLP completion of this Project by Contract Completion Date. Lead times for submittals and fabrication are not yet established.
- OLP reserves its right to establish final timeline information and as may become necessary, submit an appropriate ITC.13 Time Extension Request to the Owner.

ATTACHMENTS:

[all sub quotes 22 04 12.pdf](#)

#	Budget Code	Description	Amount
1	22-0010.S Plbg & HVAC Combined Commitment	ITC 13 - Net Add Cost	\$140,847.00
2	26-0020.S Electrical Commitment	ITC 13 - Electrical Cost ADD	\$60,317.39
3	26-0020.S Electrical Commitment	ITC 13 - Electrical Cost DEDUCT	\$(9,643.04)
4	23-2114.S Ground Loop (Geothermal) HeatX System Commitment	ITC 13 - Ground Loop Wells ADD	\$73,528.00
Subtotal:			\$265,049.35
Overhead & Profit (5.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$13,252.47
GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$2,783.02
Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$2,585.98
Grand Total:			\$283,670.82

KRUCK

Plumbing & Heating Company Inc.

Mechanical Contractors Since 1941

OFFICE & PLUMBING DEPT. - 732-734 Seventh Street
SHEET METAL DEPT. - 812-816 Sixth Street
WAREHOUSE - 807 Sixth Street

TELEPHONE: 515-432-2210
FAX: 515-432-2227

POST OFFICE BOX 189
BOONE, IOWA 50038

4/7/2022

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

Attn: Dave Wharff

RE: Neveln Center Building Renovation
ITC-013 – Central Plant Modifications

Our proposal for modification to the central plant as shown in ITC-013 documents and drawings, with added Multi-Stack module and changing piping arrangement from 4" to 6" with revised Hydronic pumps and specialties is an add: \$ 140,847.00

Approximate lead time for MULTISTACK at time of quote was 24 wks. from date approved

Exclusions:

1. Electrical connections, wiring, conduit, switches, and electrical specialties.
2. Painting of hangers, piping, or conduit.
3. Well Field
4. Floor, wall, and roof patching.

See the attached for complete breakdown of material and labor.

Please call me with any questions.

Thank you,

Rich Gourley

Rich Gourley
Vice President

Project	Neveln Center Renovation-Ankeny CSD						
Location:	ITC-013 _ Central Plant Modifications						
Date:	3/25/2022 REVISED 4/7/2022						
Quantity	Description	Cost	Total	%	Net	Labor Unit	Labor Total
	DEDUCT:						
1	Water softener relocation	0.00	0.00	1	0.00	12.00	12.00
6	2" swt 90	138.10	828.60	0.14	116.00	0.64	3.84
2	2" swt cplg.	64.44	128.88	0.14	18.04	0.64	1.28
33	ft. 2" L-Copper	33.24	1096.92	0.43	471.68	0.17	5.61
8	4" blk vic tee	407.50	3260.00	0.2	652.00	1.53	12.24
24	4" blk vic 90	242.50	5820.00	0.2	1164.00	1.02	24.48
8	4x1 blk vic saddle (FIP outlet)	170.50	1364.00	0.2	272.80	0.50	4.00
6	4x3/4 blk vic saddle (FIP outlet)	170.50	1023.00	0.2	204.60	0.50	3.00
16	4x1/2 blk vic saddle (FIP outlet)	170.50	2728.00	0.2	545.60	0.50	8.00
6	4x2 blk vic saddle (grv outlet)	207.50	1245.00	0.2	249.00	0.50	3.00
4	4" blk vic cap	197.00	788.00	0.2	157.60	0.72	2.88
14	4" blk vic flange	744.00	10416.00	0.265	2760.24	1.05	14.70
14	4" flange pack	26.00	364.00	1	364.00	0.50	7.00
4	4" blk vic valve	1572.50	6290.00	0.265	1666.85	1.16	4.64
2	4x2-1/2" blk vic tee	490.00	980.00	0.2	196.00	1.53	3.06
10	4x3 blk vic reducer	215.50	2155.00	0.2	431.00	1.02	10.20
88	4" vic cplg.	197.50	17380.00	0.2	3476.00	0.00	0.00
274	ft. 4" sch-40 blk vic pipe	11.09	3038.66	1	3038.66	0.16	43.84
4	2" hangers	5.88	23.52	1	23.52	0.40	1.60
35	4" hangers	8.40	294.00	1	294.00	0.50	17.50
			0.00		0.00		0.00
	ADD:						
1	Multi-stack chiller (cost add size)	57750.00	57750.00	1	57750.00		40.00
1	Hydronic pump (cost add size)	10389.00	10389.00	1	10389.00		12.00
1	VFD base mount pump (HP change)	3920.00	3920.00	1	3920.00		0.00
1	Hydronic Specialties (cost add size) Included in pump quote	0.00	0.00	1	0.00		8.00
1	Vic pump drop package (cost add size)	14818.53	14818.53	1	14818.53		6.00
1	Add Glycol to Increase pipe size	2570.00	2570.00	1	2570.00		4.00
1	Add size to HK pad (26.5 sq. Ft.)	212.00	212.00	1	212.00		5.00
1	move exist. FD (under chiller pad)	100.00	100.00	1	100.00	14.00	14.00
8	6" blk vic tee	1251.00	10008.00	0.2	2001.60	2.10	16.80
24	6" blk vic 90	775.00	18600.00	0.2	3720.00	1.40	33.60
30	6x1-1/2 vic saddle (FIP outlet)	297.00	8910.00	0.2	1782.00	1.00	30.00
8	6x2 vic saddle (Grv outlet)	297.00	2376.00	0.2	475.20	1.00	8.00
4	6" vic cap	531.50	2126.00	0.2	425.20	0.98	3.92
14	6" vic flange	1079.00	15106.00	0.265	4003.09	1.48	20.72
14	6" flange pack	35.00	490.00	1	490.00	0.55	7.70
4	6" blk vic valve	3386.50	13546.00	0.265	3589.69	1.62	6.48
2	6x2-1/2 blk vic tee	1316.00	2632.00	0.2	526.40	2.10	4.20
14	6x4 blk reducer	394.00	5516.00	0.2	1103.20	1.40	19.60
4	6x4 blk vic tee	1316.00	5264.00	0.2	1052.80	2.10	8.40
7	4" blk vic 90	278.50	1949.50	0.2	389.90	1.02	7.14
2	4" blk vic 45	278.50	557.00	0.2	111.40	1.02	2.04
4	4" blk vic valve	1800.50	7202.00	0.265	1908.53	1.16	4.64
4	4" blk vic cap	226.00	904.00	0.2	180.80	0.72	2.88

8	1-1/2" x 1" blk thrd bush.	43.71	349.68	0.113	39.51	0.60	4.80
6	1-1/2" x 3/4" blk thrd bush.	49.82	298.92	0.113	33.78	0.60	3.60
16	1-1/2" x 1/2" blk thrd bush.	49.82	797.12	0.113	90.07	0.60	9.60
131	6" blk vic cplg.	381.50	49976.50	0.2	9995.30	0.00	0.00
24	ft 4" sch-40 blk vic pipe	17.98	431.52	1	431.52	0.16	3.84
274	ft. 6" sch-40 blk vic pipe	32.57	8924.18	1	8924.18	0.23	63.02
35	6" hangers	12.60	441.00	1	441.00	0.60	21.00
			0.00		0.00		0.00
	Total Material Credit	\$16,101.59					
	Total Material Add	\$131,474.71					
	Sales Tax Exempt	\$0.00					
	Material Total	\$115,373.11					
	Total Labor Credit	\$10,972.20					
	Total Labor Add	\$22,258.80					
	Labor Subtotal	\$11,286.60					
	Project Manager	\$800.00					
	Expendable Tools	\$0.00					
	Equipment Rental	\$0.00					
	Overall Subtotal	\$127,459.71					
	Overhead Fee (5%)	\$6,372.99					
	SUB-Iowa Insulation	\$7,014.00					
	SUB-Johnson Controls	\$0.00					
	Total	\$140,847.00					

Van Maanen Electric Inc.

PROPOSAL REQUEST

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208
Telephone: 641-791-9473

CCN #

Date:
Project Name:
Page Number:

ITC-13 CHARGE

3/30/2022
Ankeny CSD Neveln Center Building Renovations
1

OLP Construction, LLC

Contact: David Wharff
3809 109th St, STE D
Urbandale, IA 50322
E-mail: dwharff@olpconstructionia.com

Work Description

Scope: Changed feeders for GRS-1 and 2, breaker change for CH1 and 2, feeder change for HRC-1, added feeders for HRC-2,3 and 4

Breakdown

Description	Qty
1" CONDUIT - EMT	60
2" CONDUIT - EMT	170
1" CONN SS STL - EMT	4
2" CONN SS STL - EMT	8
1" COUPLING SS STL - EMT	4
2" COUPLING SS STL - EMT	17
2" THREADED BUSHING - PLASTIC	16
1" STRUT STRAPS	10
2" STRUT STRAPS	28
1" FLEX	10
2" FLEX	20
1" CONN FLEX DC SQUEEZE STRAIGHT	2
2" CONN FLEX DC SQUEEZE STRAIGHT	4
1" CONN FLEX DC SQUEEZE 90 DEG	2
2" CONN FLEX DC SQUEEZE 90 DEG	4
# 4 THHN BLACK	540
#2/0 THHN BLACK	720
# 6 THHN GREEN	100
DEEP STRUT PS-210-10-PG 14GA CHNL	120
3/8" STRUT SPRING NUT	48
P-STRUT POST BASE	8
3/8-16x 1 1/2 HEX HEAD BOLT - PLTD STL	48
3/8" FLAT WASHER - PLTD STL	48
GE 60A/3P breaker	2
GE 100A/3P breaker	2
Siemens 225A/3P breaker	4
400A Disconnect	4
Totals	2,003

Summary

Material		48,506.22
LABOR	(131.59 Hrs @ \$67.93)	8,938.91
O&M	(@ 10.000 %) 5%	5,744.51
		\$2,872.26

ORIGINAL

PROPOSAL REQUEST

Van Maanen Electric Inc.
500 Iowa Speedway Drive
Newton, Iowa 50208

CCN # ITC-13 CHARGE
Date: 3/30/2022
Project Name: Ankeny CSD Neveln Center Building Renovations
Page Number: 2

Summary (Cont'd)

Final Amount \$60,317.39 ~~662,180.64~~

Cost Breakdown	Total (\$)
Material Cost	48,506.20
Total Cost	48,506.20

Van Maanen Authorization:

Project Manager: Matt Van Maanen
Phone Number: 641-791-9473
E-mail: matt@vanmaanenelectric.com

Signature: _____ Date: _____

OLP Construction, LLC Authorization

Name: David Wharff

Signature: _____ Date: _____

Van Maanen Electric, Inc.

PROPOSAL REQUEST

Van Maanen Electric Inc.
500 Iowa Speedway Drive
Newton, Iowa 50208
Telephone: 641-791-9473

CCN # ITC-13 CREDIT
Date: 3/30/2022
Project Name: Ankeny CSD Neveln Center Building Renovations
Page Number: 1

OLP Construction, LLC
Contact: David Wharff
3809 109th St, STE D
Urbandale, IA 50322
E-mail: dwharff@olpconstructionia.com

Work Description

Scope: Credit for original GPS-1 and 2 feeder, HRC-1 feeder-breakers already onsite

Breakdown

Description	Qty
3/4" CONDUIT - EMT	60
3" CONDUIT - EMT	60
3/4" CONN SS STL - EMT	4
3" CONN SS STL - EMT	4
3/4" COUPLING SS STL - EMT	4
3" COUPLING SS STL - EMT	4
3" THREADED BUSHING - PLASTIC	8
3/4" STRUT STRAP	10
3" STRUT STRAPS	10
3/4" FLEX	10
3" FLEX	10
3/4" CONN FLEX DC SQUEEZE STRAIGHT	2
3" CONN FLEX DC SQUEEZE STRAIGHT	2
3/4" CONN FLEX DC SQUEEZE STRAIGHT INSUL	2
3" CONN FLEX DC SQUEEZE STRAIGHT INSUL	2
#10 THHN BLACK	320
# 1 THHN BLACK	90
#250 THHN BLACK	360
Totals	962

Summary

Material		7,451.63
LABOR	(25.50 Hrs @ \$67.93)	1,732.22
O&M	(@ 10.000%)	946.39
	5%	\$459.19
Final Amount		\$9,643.04 -\$10,102.24

Cost Breakdown

	Total (\$)
Material Cost	7,451.64
Total Cost	7,451.64

Van Maanen Authorization:

ORIGINAL

PROPOSAL REQUEST

Van Maanen Electric Inc.
500 Iowa Speedway Drive
Newton, Iowa 50208

CCN # ITC-13 CREDIT
Date: 3/30/2022
Project Name: Ankeny CSD Neveln Center Building Renovations
Page Number: 2

Project Manager: Matt Van Maanen
Phone Number: 641-791-9473
E-mail: matt@vanmaanenelectric.com

Signature: _____ **Date:** _____

OLP Construction, LLC Authorization

Name: David Wharff

Signature: _____ **Date:** _____

MID AMERICA DRILLING CORP

P.O. BOX 399
OAKLAND, IOWA 51560
PHONE 712-482-6911 FAX 712-482-3366

March 25, 2022

RE: Neveln Center Building
ITC 013 – Central Plant Modifications
Ankeny, Iowa

To Whom It May Concern:

Mid America Drilling Corp is pleased to submit the following revisions for the additional 20 geothermal wells added to the well field at the above location. The following are our additional cost for the additional geothermal wells:

1. Drill 20 305' geothermal wells.....	\$ 35,883.00
2. Horizontal tie-in of 20 additional geothermal wells.....	\$ 5,985.00
3. Materials to install 20 additional geothermal wells	
a. HDPE Pipe and Grout.....	\$ 16,982.00
b. Thermal enhanced sand.....	\$ 4,358.00
c. Glycol	\$ 6,510.00
4. Flush & Purge Well Field	\$ 1,650.00
5. Additional lay out and asbuilts	\$ 660.00
6. Move dirt in well field	\$ 1,500.00
 TOTAL.....	 \$ 73,528.00

Sincerely,



Fred S. Henry

April 8, 2022



RESOURCE
CONSULTING
ENGINEERS LLC

Tim Simpkins

Director of Operations and Construction
Ankeny Community School District
306 SW School Street
Ankeny, IA 50023

Re: Ankeny Community School District – Neveln Renovation Central Plant Modifications

Dear Tim,

We appreciate the opportunity to continue working with the Ankeny Community School District to improve your facilities. This letter is in reference the modifications to the central plant design for the Neveln Building that are included in the change designated ITC-13 (Design Team's designation) or PCO#017 (Contractor's Designation) for the Project.

The modifications included in this change will allow the central plant in Neveln to serve both the Neveln Building and the Summit and Beyond School Building (currently housing administration staff as well). The Summit and Beyond School Building has several HVAC systems serving different areas, and some of these systems have significantly exceeded their expected useful life. This was made more evident by a recent piping failure in the tunnels below the building. The scope of this change adds capacity to the central plant which will allow for both buildings to be served by ground-coupled (geothermal) systems moving forward. This should result in both better efficiency for the buildings and lower life-cycle cost. The cost of this change can generally be assumed to be a reduction in the cost of the work that will be necessary when replacement of equipment in the Summit and Beyond School Building occurs. We have reviewed the proposed cost of ~~\$288,116.67~~ and it appears to be reasonable ^{1/2 283,67} for the scope of work being completed. There are a few items we will continue to coordinate with the Contractor that may result in a small reduction to this cost, however the work included is on the critical path for the project, so a delay in approval may result in delay to completion of the project. Based on this information, we recommend approval of this change as submitted.

While not specifically related to this change, it should be noted that another change will be issued to route piping through the tunnel connecting Neveln to the Summit and Beyond School Building. This will be necessary to serve as a bridge solution to address the recent piping failures and to provide heating and cooling for the building until a more significant retrofit project is undertaken. As noted for this project, the work of the upcoming change can be viewed as a reduction in cost to work that will be necessary moving forward for the Summit and Beyond School Building.

If you have any questions regarding this recommendation, please do not hesitate to contact me at any time.

Respectfully,



Corey B. Metzger, PE
Principal
Resource Consulting Engineers, LLC



Trent Murphy
Board President
4/18/22



PCO #018

Tom

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

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

Prime Contract Potential Change Order #018: CE #CE 19 - 2nd & 3rd Floors - Unforeseen Slab Patch Conditions exposed during Demolition

Table with 4 columns: TO, FROM, PCO NUMBER/REVISION, CONTRACT, REQUEST RECEIVED FROM, CREATED BY, STATUS, CREATED DATE, REFERENCE, PRIME CONTRACT CHANGE ORDER, FIELD CHANGE, LOCATION, ACCOUNTING METHOD, SCHEDULE IMPACT, PAID IN FULL, EXECUTED, SIGNED CHANGE ORDER RECEIVED DATE, TOTAL AMOUNT.

POTENTIAL CHANGE ORDER TITLE: CE #CE 19 - 2nd & 3rd Floors - Unforeseen Slab Patch Conditions exposed during Demolition

CHANGE REASON: Existing Condition

POTENTIAL CHANGE ORDER DESCRIPTION: (The Contract Is Changed As Follows)
CE #CE 19 - 2nd & 3rd Floors - Unforeseen Slab Patch Conditions exposed during Demolition
NOT-to-EXCEED \$23,000.00; Time & Material Work

OLP Construction, LLC
3809 NW 109th St Suite D
Urbandale, 50322
Signature: Dave Wharf
Date: 04/18/22

ATTACHMENTS:
Rebel quote NTE 23k slab patch 22.04.12.pdf

Table with 4 columns: #, Budget Code, Description, Amount. Includes line items for concrete infill, overhead & profit, GL insurance, and performance & payment bonds.

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

Signatures and dates for Luke Danielson (5/18/22), Ankeny Community School District representative (6/6/22), and Dave Wharf (6/6/22).

Rebel Concrete Services
PO Box 65458 West
Des Moines, IA 50265

Date: 4/12/2022
 Owner: Ankeny Community School District
 Contractor: OLP Construction, LLC.
 Project Name: Neveln Center Building


Original Contract Date: 11/29/2021

You are requested to make the following changes :	
	<div style="border: 1px solid black; padding: 2px;">Slab Patches on Levels 2 & 3</div>
Labor Rate @ \$55.00/hour	
Recrete @ 43.00/pail	
J-40 Bonding Agent @ 33.00/gallon	
Chip Concrete Mix @ 145.00/yard	
Small Tool allowance 10% of Labor Cost.	
	<div style="border: 1px solid black; padding: 2px;">Not to exceed \$23,000.00</div>

Contractor:

Rebel Concrete Services

Elizabeth Cameron

Company Name	Name P.O. Box 65458
Address	Address West Des Moines, Iowa 50265
City, State, Zip	City, State, Zip 04-12-2022
Date	Date
Signature	 Signature



PCO #019

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

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

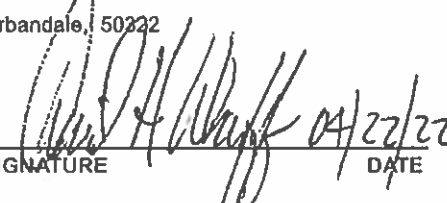
**Prime Contract Potential Change Order #019: CE #CE 20 - ADD - ITC.009,
 Repair existing Masonry, Rm. 1320.**

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:	019 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:	Chris Fairholm (CK Fairco, Inc.)	CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	4/22/2022
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	Yes		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$4,957.05

POTENTIAL CHANGE ORDER TITLE: CE #CE 20 - ADD - ITC.009, Repair existing Masonry, Rm. 1320.

CHANGE REASON: Existing Condition

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract is Changed As Follows)*
CE #CE 20 - ADD - ITC.009, Repair existing Masonry, Rm. 1320.

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

 SIGNATURE DATE

ATTACHMENTS:
[quote CK Fairco Neveln ITC.009.pdf](#)

#	Budget Code	Description	Amount
1	04-2000.S Unit Masonry.Commitment	ADD, ITC.009 repair Masonry	\$4,631.65
		Subtotal:	\$4,631.65
		Overhead & Profit (5.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):	\$231.58
		GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):	\$48.63
		Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):	\$45.19
		Grand Total:	\$4,957.05

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


 SIGNATURE

5/18/22
 DATE


 SIGNATURE

4/28/2022
 DATE


 SIGNATURE DATE

CK Fairco, Inc.

405 E. Madison Street.
Winterset, IA. 50273
PH. 515-462-9032 / FAX 515-462-9036

Proposal ITC #009

Proposal No: 22032201
Proposal Date: March 22, 2022

Customer:

OLP
Urbandale, Iowa
Attn: Dave Wharff

Project:

Neveln Center ITC #009
Masonry Conference Room #1320

We propose all labor, material and equipment on the above named project to cut out existing damaged stone and the infill at the existing opening per ITC 009 for the following scope of work:

Scope of Work:

Masonry infills at Room #1320

Labor:	\$ 3,410.00
Material:	\$ 1,221.65
Total	\$ 4,631.65

CKFI's intention is to obtain a contract for all the work listed. Any separation of this scope of work must be authorized by CKFI prior to awarding of a contract.

**All material cost are guaranteed for a period of 30 days from the bid date listed above. After 30 days this bid may be subject to price increases and therefore cannot be guaranteed beyond 30 days without prior consent from CK Fairco, Inc.

Authorized
Signature: 

Christopher D. Fairholm / President

Total Job Cost \$ 4,631.65
for Proposal:

Job cost does include tax or applicable surcharges

Signature:

Date:

Acceptance of Proposal



PCO #021

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

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

Prime Contract Potential Change Order #021: CE #CE 22z - ITC.007 + Reimburse Owner service cost, existing elevator

Table with 4 columns: TO, FROM, PCO NUMBER/REVISION, CONTRACT, REQUEST RECEIVED FROM, CREATED BY, STATUS, CREATED DATE, REFERENCE, PRIME CONTRACT CHANGE ORDER, FIELD CHANGE, LOCATION, ACCOUNTING METHOD, SCHEDULE IMPACT, PAID IN FULL, EXECUTED, SIGNED CHANGE ORDER RECEIVED DATE, TOTAL AMOUNT.

POTENTIAL CHANGE ORDER TITLE: CE #CE 22z - ITC.007 + Reimburse Owner service cost, existing elevator

CHANGE REASON: Client Request

POTENTIAL CHANGE ORDER DESCRIPTION: (The Contract Is Changed As Follows)
CE #CE 22z - ITC.007 + Reimburse Owner service cost, existing elevator

- Cost to Add work per ITC.007
• Reimburse Owner repair service call for existing elevator.

OLP Construction, LLC
3809 NW 109th St Suite D
Urbandale, 50322
Signature: Dave Wharff
Date: 05/13/22

ATTACHMENTS:

all sub quotes ITC.007 + elevator repair.pdf

Table with 4 columns: #, Budget Code, Description, Amount. Includes items for Temporary Stairs, Plaster and Gypsum Board, and Painting, with a Grand Total of \$201.84.

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

Signature: Luke Danielson
Date: 5/18/22

Signature: [Handwritten]
Date: 6/8/2022

Signature: [Handwritten]
Date: 6/6/22



1740 E.UniversityAve.
 DesMoines,Iowa 50316
 Phone (515) 2435634
epainting1001@qwestoffice.net

Quotation valid until: May 21, 2022
 Prepared by: pcebe
 4.22.22

TO: OLP
 attn: Dave Wharff

Project: NEVELN Revised 4.27.22

CHANGE

Description	AMOUNT
ITC 7 Add Bulkhead painting Breakroom 1220	\$ 125.00
ITC 11: stain, finish window componets	
16 hr x 55	880.00
material	80.00
ITC 14: TypeB Ceiling	
5 hr x 55	330.00
material	35.00
TOTAL	\$ 1,450.00

THANK YOU FOR YOUR BUSINESS!



TK Elevator
Attn: Accounts Receivable Dept
3100 Interstate North Cir SE Ste 500
Atlanta, GA 30339-2227

Send to

INVOICE

INVOICE DATE: 01/27/2022
CUSTOMER #: 8002133
REFERENCE #: 127001:42707
INVOICE #: 7000012542
PO #: 7000012542
TERMS: IMMEDIATE
TOTAL DUE: \$325.00

BILL TO:

MARSHA PAYABLE
ANKENY COMMUNITY SCHOOLS
PO BOX 189
ANKENY, IA 50021-0189

TO VIEW AND PAY ONLINE GO TO: <https://tkelevator.billtrust.com>
USE THIS ENROLLMENT TOKEN: TDS QGX ZWP

SHIP TO:

NEVELN BUILDING 015453
406 SW SCHOOL ST
ANKENY, IA 50023-3056

CALL #	DESCRIPTION	QTY	UOM	PRICE	AMOUNT
	DES MOINES BRANCH Contract # USC004177.BR.1.0 Project # 127001				
42707	Ship To: NEVELN BUILDING 015453 406 SW SCHOOL ST ANKENY, IA 50023-3056 Unit Nickname # 8854 Coverage Desc: BRONZE Reported By: VINCENT 27-DEC-21 Troubleshooting elevator. The equipment was too cold. Informed the general contractor onsite that the equipment room needs to be heated.				
	LABOR	.5	HR	\$325.00	\$162.
	TRAVEL	.5	HR	\$325.00	\$162.
AMOUNT		SALES TAX		PLEASE PAY THIS AMOUNT	
\$325.00		\$0.00		\$325.00	

This charge was created because service was not covered by maintenance contracts you may have with TK Elevator.
For Service Related or General Questions, please call 515-283-2471. For Billing or Payment Questions, please call 678-604-1470.

DETACH AND RETURN WITH YOUR PAYMENT

INVOICE DATE: 01/27/2022
CUSTOMER #: 8002133
REFERENCE #: 127001:42707
INVOICE #: 7000012542
PO #: 7000012542
TERMS: IMMEDIATE
TOTAL DUE: \$325.00

OKAY TO PAY

TK Elevator
Attn: Accounts Receivable Dept
3100 Interstate North Cir SE Ste 500
Atlanta, GA 30339-2227

REMIT PAYMENT TO:

TK Elevator
PO Box 3796
Carol Stream, IL 60132-3796

Amount Enclosed: \$ _____

Payment Method		
Personal check enclosed	Money order enclosed	Cashier's check
Please Make Check Payment To: TK Elevator Corporation		



Service Docket

Project Name
NEVELN BUILDING 015453

Client Name

Docket Number
US170238

Client Contact Number

Contract number
USC004177.BR.1.0

Call Center Number
42707

Service Callback Record

Report Details

Client Reported Details	DELAY ON DRS OPENING,UNOC,SVC MON REG HRS
Entrapped Passenger Reported	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> no
Passenger Entrapped On Arrival	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> no
Passenger Released time	
Material Used/Spare Parts Used	

Unit(s) Details

Lift No Unit nickname	8854
Unit/Gov ID US serial number	USV1008889
Operating Upon arrival	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> no
Operating Upon Departure	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> no
Fault Area Code Current location code	MX-Miscellaneous - Other
Cause Code	KF-High / Low Temperature
Action Taken Code	AX-Action - other
Billable (subject to review and adjustment based on your contract coverage).	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> no
IVR Work Order Number	

Comments and Recommendations

8854-Hydraulic :Trouble shot elevator. The equipment is to cold informed the general contractor onsite the the equipment room needs to be heated.

OKAY TO PAY



PCO #022

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

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

Prime Contract Potential Change Order #022: CE #CE 23 - ITC.010 - 3north: modify plaster, drywall @ exterior window sills, columns, beams

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:	022 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:		CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	5/16/2022
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$9,501.27

POTENTIAL CHANGE ORDER TITLE: CE #CE 23 - ITC.010 - 3north: modify plaster, drywall @ exterior window sills, columns, beams

CHANGE REASON: Existing Condition

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*
 CE #CE 23 - ITC.010 - 3north: modify plaster, drywall @ exterior window sills, columns, beams

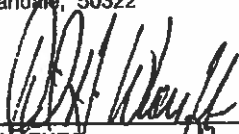
NOTE:
 Per jobsite discussion between OPN and Hilsabeck Schacht following OAC Mtg.12; Hilsabeck Schacht is performing ITC.010 drywall and plaster work at no cost change. See 04/22/22 Hilsabeck Schacht enclosed letter.

ATTACHMENTS:
 all quotes ITC 010.pdf

#	Budget Code	Description	Amount
1	02-4100.S Demolition.Commitment	ITC.010	\$6,507.12
2	04-2000.S Unit Masonry.Commitment	ITC.010	\$715.45
3	06-2000.S Carpentry Labor.Commitment	ITC.010 - no cost change	\$0.00
4	06-2200.S Material P.O. - Wood Trim, Window Sills.Commitment	ITC.010	\$1,655.00
5	09-2000.S Plaster and Gypsum Board.Commitment	ITC.010 - no cost change	\$0.00
6	09-9100.S Painting.Commitment	ITC.010 - no cost change	\$0.00
Subtotal:			\$8,877.57
Overhead & Profit (5.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$443.88
GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$93.21
Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$86.61
Grand Total:			\$9,501.27



PCO #022

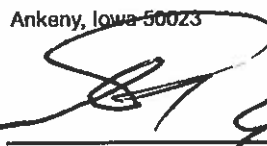
OLP Construction, LLC 3809 NW 109th St Suite D Urbandale, 50322	
 SIGNATURE	05/16/22 DATE

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


 SIGNATURE 5/18/22 DATE


 SIGNATURE 5/16/22 DATE


 SIGNATURE 6/6/22 DATE

Blue Sky Cleaning & Demolition Services

Project: Nevelin Center
Address: Ankeny, IA

Change Order Request Detail #6

Request Date: 2/18/2022

Itemized Change Order for ITC 010 ✓

Description	QTY	Units	Labor	Labor unit	Material	Material unit	EQ	Sub	Total Amount
1. Remove unsound plaster below windows	163	FT	\$7.50						\$1,222.50
2. Clean plaster, drywall mud, and debris from existing steel beam. Remove blocking, Hangers, ect.	98	FT	\$3.75						\$367.50
3. Prep exposed concrete columns for new furring & gypsum wrap.	5	EA	\$225.00						\$1,125.00
4. Remove gypsum block wall complete.	21	FT	\$22.50						\$472.50
5. Demo plaster and framing at plumbing chase wall. Remove all concealed items complete.	23	FT	\$22.50						\$517.50
6. Remove raised concrete topping.	90	SQ FT	\$15.00						\$1,350.00
Scarifier / Grinder rental	1	EA	\$375.00						\$375.00
Subtotals									\$5,437.50 \$5,430.00
Material Sales Tax	0.00%								\$543.00
Labor Burden	10.00%								\$108.60
Small Tools	2.00%								\$54.30
Expendables	1.00%								\$705.90
Subtotals									\$61.44 \$61.36
GL Ins.	1.00%								\$6,197.26

Subtotal: \$6,205.82
 O&P 5%: \$310.29
 Total Net cost: \$6,516.11
 \$6,507.12

CK Fairco, Inc.

405 E. Madison Street.
Winterset, IA. 50273
PH. 515-462-9032 / FAX 515-462-9036

Proposal ITC #010



Proposal No: 22032801
Proposal Date: March 28, 2022

Customer:

OLP
Urbandale, Iowa
Attn: Dave Wharff

Project:

Neveln Center ITC #010
3rd Floor window sill masonry repair

We propose all labor, material and equipment on the above named project to cut out existing damaged stone and the infill at the existing opening per ITC 010 for the following scope of work:

Scope of Work:

1. Masonry infills window sill 3rd floor



Labor:	\$ 630.00
Material:	\$ 85.45
Total	\$ 715.45

CKFI's intention it to obtain a contract for all the work listed. Any separation of this scope of work must be authorized by CKFI prior to awarding of a contract.

**All material cost are guaranteed for a period of 30 days from the bid date listed above. After 30 days this bid may be subject to price increases and therefore cannot be guaranteed beyond 30 days without prior consent from CK Fairco, Inc.

Authorized
Signature: *Christopher D. Fairholm*

Christopher D. Fairholm / President

Total Job Cost
for Proposal:

\$ 715.45

Job cost does include tax or applicable surcharges

Signature:

Acceptance of Proposal

Date:

To: OLP Construction
 Dave Wharff
 Ankeny Community School District
 Nevelin Center Building Renovation
 406 SW School Street
 Ankeny, Iowa 50023

From: Jim Harken Wood Components
 Fax: 319 277 5051 Pages: 1
 Phone: 319 493 9292 Date: May 11, 2022

Pricing Additions to August 27, 2021 Proposal

ITC 010:	\$2910.00
Extend Window Sills Third Floor North Only ✓	
Raw Materials-Scrap Included	\$575.00
Shop Labor	\$600.00
Overhead	\$380.00
Delivery	\$100.00
Raw Material-Prefinish	\$275.00
Labor-Prefinish	\$250.00
Overhead-Prefinish	\$130.00

Wood Trim, Sills 06.2200
 \$1,655.00

ITC 011AR1:	\$3690.00
Additional "B" Windows	
Additional Wall Cap	
Raw Materials-Scrap Included	\$925.00
Shop Labor	\$960.00
Overhead	\$595.00
Delivery	\$130.00
Raw Material-Prefinish	\$445.00
Labor-Prefinish	\$410.00
Overhead-Prefinish	\$225.00

All other terms apply from August 21, 2021 Proposal
 Jim Harken
 Wood Components
 6119 Nordic Drive
 Cedar Falls, Iowa 50613

David Wharff

From: Kirby L Putzier <kputzier@2jconstruct.com>
Sent: Monday, March 28, 2022 12:38 PM
To: OLP Construction LLC; Dave Disney; David Wharff
Subject: RE: DUE NOW - ITC prices !
Attachments: 21-107 ITC 011A.pdf

Follow Up Flag: Follow up
Flag Status: Completed

ITC 010 No Change on labor ✓
ITC 014 By Others roofers
ITC 015 NA
ITC 011A & 011AR1 See attached
Thanks Kirby L Putzier
2J Construction Inc.

Sent from [Mail](#) for Windows

From: [Dave Wharff \(OLP Construction LLC\)](#)
Sent: Monday, March 28, 2022 9:08 AM
To: kputzier@2jconstruct.com
Subject: DUE NOW - ITC prices !

Neveln Center Building Renovation



More details: [View online](#)

From: Dave Wharff (OLP Construction LLC)
Date: Monday, March 28, 2022 at 09:07 am CDT
Sent To: CK Fairco Office CK Fairco Office (CK Fairco, Inc.)
Holly Jensen (ASI Signage Innovations)
Chris Fairholm (CK Fairco, Inc.)
Alex Landgrebe (Summit Fire Protection)
Vincent Fitzpatrick (Blue Sky Cleaning & Demolition Services)
Scarlett Deen (SGH Concepts)
Terry Thornberg (Thornberg Steel, Inc.)
Casey Bechtold (Mid America Drilling Corp)
Tom Martens (Summit Fire Protection)
Josh Bishop (Reliable Roofing)
Jeff Hoelscher (US Erectors, Inc.)
Gordon . Staley (Spahn and Rose Lumber Co)
Dan Cameron (Rebel Concrete Services)
Josiah Taylor (Phillips' Floors, Inc.)
John Knight (Architectural Arts)
Tracy Seymour (SGH Concepts)
Rich Gourley (Kruck Plumbing & Heating Co., Inc.)

HSI

Hilsabeck Schacht Inc.

617 S 19th St.

West Des Moines, IA 50265

Ph: 515-221-3243

Fax: 515-223-1379

April 22, 2022

OLP Construction

Attn: Dave Wharff

Re: Neviln Center – ITC 10



Plaster GWB clarification on 3rd floor



This is a "No Cost" change



Clarification:

Per our discussion with the Architect we will fur the wall where the brick is mostly exposed with 1-5/8" metal studs and 5/8" GWB. The finish will be smooth. This is the entire west and south walls and partially on the north and east walls



Areas where the plaster is still mostly intact we will plaster patch and skimmed to a smooth texture. This occur mostly on the north wall and partially on the east wall.



Please feel free to call with any questions

Sincerely,

Jerry Atcheson
(515-208-4069)



AIA Document G701™ – 2017

Change Order

PROJECT: *(Name and address)*
 Neveln Center Building Renovation
 ACSD
 Ankeny, Iowa 50023
 OPN Project Number: 19215000

CONTRACT INFORMATION:
 Contract For: General Construction
 Date: August 4, 2021

CHANGE ORDER INFORMATION:
 Change Order Number: 005
 Date: July 29, 2022

OWNER: *(Name and address)*
 Ankeny Community School District
 306 SW School Street
 Ankeny, Iowa 50023

ARCHITECT: *(Name and address)*
 OPN Architects, Inc.
 100 Court Avenue, Suite 100
 Des Moines, Iowa 50309

CONTRACTOR: *(Name and address)*
 OLP Construction L.L.C.
 3809 109th Street
 Urbandale, Iowa 50322

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.)


PCO 020 Interior Owner Requested Changes, per ITC 11aR1	Add	\$61,766.58
PCO 023 Demo CMU & New Concrete Curb, per ITC 18	Add	\$1,551.88
PCO 024 2 nd Floor Column & Corridor Ceiling Changes, per ITC 15	Deduct	(\$713.35)
PCO 025 Add Offices 2022, 2023 & Plumbing Chases, per ITC 11aR2	Add	\$16,785.51
PCO 026 Miscellaneous Overtime Demo, per RFI 77	Add	\$1,352.88
PCO 028 Concrete Infill 2 Unforeseen Tunnels at Stair 2, per RFI 71	Add	\$4,190.06
PCO 029 Remove Unforeseen Slab under Stair 4, per RFI 116	Add	\$2,164.31
PCO 030 Geothermal Well Field Change	Add	\$535.13

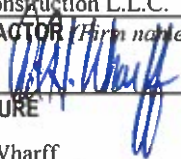
The original Contract Sum was	\$	<u>10,601,000.00</u>
The net change by previously authorized Change Orders	\$	<u>390,098.40</u>
The Contract Sum prior to this Change Order was	\$	<u>10,991,098.40</u>
The Contract Sum will be increased by this Change Order in the amount of	\$	<u>87,633.00</u>
The new Contract Sum including this Change Order will be	\$	<u>11,078,731.40</u>

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

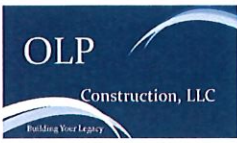
NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed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

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

OPN Architects, Inc.
 ARCHITECT *(Firm name)*

 SIGNATURE
 Luke Danielson
 PRINTED NAME AND TITLE
 7/29/22
 DATE

OLP Construction L.L.C.
 CONTRACTOR *(Firm name)*

 SIGNATURE
 David Wharff
 PRINTED NAME AND TITLE
 08/01/22
 DATE

Ankeny Community School District
 OWNER *(Firm name)*
 SIGNATURE
 PRINTED NAME AND TITLE
 DATE



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

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

Prime Contract Potential Change Order #033: CE #CE 37 - ITC.011b - Owner Requested MEPT Changes

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:	033 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:		CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	7/8/2022
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	\$85,815.05

POTENTIAL CHANGE ORDER TITLE: CE #CE 37 - ITC.011b - Owner Requested MEPT Changes

CHANGE REASON: Client Request

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*

CE #CE 37 - ITC.011b - Owner Requested MEPT Changes

OLP Const. - Quote Qualifications

- OLP Construction reserves the right to establish the final timeline and project completion date; and as may become necessary submit a Time Extension Request directly related to ITC.011b.
 - lead times are not yet available for new submittals, fabrication, and deliveries.
 - Time Extension Request includes time-related General Condition expenses; and expenses for measures to maintain proper indoor air quality environment for interior work.

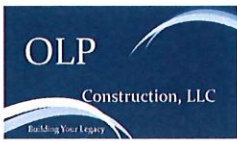
OLP Const. Quote Exclusions

- Appliances (Refrigerators, Dishwashers, Vending Machines)
- costs for any needed changes of mechanical/electrical (including patching); should Owner-purchased appliances require mechanical/electrical modifications to the Contract Documents.

ATTACHMENTS:

[all quotes ITC 011b.pdf](#)

#	Budget Code	Description	Amount
1	01-2090.O Printing/Copying.Other	ITC's 1-to11aR1, 11aR2, 011b, 018	\$296.04
2	21-0020.S Fire Suppression.Commitment	ITC 011b (itc's 07,11aR1,15)	\$4,296.60
3	22-0010.S Plbg & HVAC Combined.Commitment	ITC 011b	\$42,774.00
4	26-0020.S Electrical.Commitment	ITC 011b	\$31,315.11



#	Budget Code	Description	Amount
5	01-9500.O Framing rework @ MEPT.Other	ITC.011b, 15 ea. @ \$100	\$1,500.00
Subtotal:			\$80,181.75
Overhead & Profit (5.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$4,009.09
GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$841.91
Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$782.30
Grand Total:			\$85,815.05

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

 SIGNATURE _____ DATE 07/08/22

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

SIGNATURE DATE

SIGNATURE DATE

SIGNATURE DATE

RECEIVED
3/18/22

Project Name: NEVELN
Project #:
Cost Code 1: 017939
Cost Code 2:

BEELINE + BLUE

APPROVED
Dave Wharff
Date: 03/29/22
-HW

Job # olpia 2104
cc # 01-9900
-HW

Invoice

QB
GPT
QB

Beeline + Blue
2507 Ingersoll Ave
Des Moines, IA 50312
T +1515.244.1611
www.beelineandblue.com

OLP Construction LLC
3809 Nw 109th St.
Suite D
Urbandale IA 50322

Attention: Accounts Payable
Customer: #88110
Phone:

Invoice No.	INV018967
Pages	1 of 1
P.O. NO	
Issue Date	03/18/22
Due Date	04/17/22
Amount Due	\$215.71

SUBMIT WITH ITC 0116 #

PRINTING COSTS
ITC #1, #3R1, #4, #6,
#7, #10, #11aR1,
#11b. -HW

OK

Invoice Summary

Neveln Center

Quote No. Q022197	Job No. J018975	Size	Quantity	Amount
OLP Construction LLC\220318 Neveln Center		36x48	2	\$201.60

Print two (2) copies of 24 originals at 36x48 in black and white on 20# bond paper.
Ignore the small format pages in the front

Ordered by: Dave Wharff

Customer will pick up.

PROJECT NAME: Neveln Center

Subtotal	\$201.60
Tax	\$14.11
Total Price	\$215.71

CORRECT. SERVICE TO PROJECT; NOT A PART OF PROJECT

Ship To: Beeline and Blue, 2507 Ingersoll Ave, Des Moines, IA 50312, United States

To receive email invoices and statements please send an email with the contact information to ap@beelineandblue.com. Thank you for your business! Questions or concerns about this invoice? Please call (515) 244-1611 Ext 224.

PAYMENT TERMS
30 Days from invoice date

EFT PAYMENTS
Peoples Bank
12701 University Avenue
Clive, IA 50325
Routing: 073919212
Acct: 7127203

QB ✓
SBT ✓

RECEIVED
9/9/22

BEELINE+BLUE

Invoice

Project Name: NEVELN
Project #: _____
Cost Code 1: _____
Cost Code 2: _____

Beeline + Blue
2507 Ingersoll Ave
Des Moines, IA 50312
T +1515.244.1611
www.beelineandblue.com

OLP Construction LLC
3809 Nw 109th St.
Suite D
Urbandale IA 50322

Attention: Accounts Payable
Customer: #88110
Phone:

Invoice No.	INV020393
Pages	1 of 1
P.O. NO	olpia2104
Issue Date	05/06/22
Due Date	06/05/22
Amount Due	\$65.56

✓
SUBMIT WITH ITC 011A #

Invoice Summary

220506 Neveln Center ITC 011aR2

Quote No. Q023791	Job No. J020379	Size	Quantity	Amount
\xs244\blue\dmb\KIP\Kip Backup\OLP Construction LLC\220506 Neveln Center ITC 011aR2		36x48	2	\$55.20

Print two (2) of four (4) originals at 36x48 in b/w on #20 bond.

Ordered by David Wharff.

Deliver via Tim.
Please deliver to OLP office; upper level of building.
If office locked, please leave with business across the hallway
"Summit Commodity Brokerage", Suite B.

PROJECT NAME: 220506 Neveln Center ITC 011aR2

Shipping	36x48	2	\$6.50
Subtotal			\$61.70
Tax			\$3.86
Total Price			\$65.56

✓

To receive email invoices and statements please send an email with the contact information to ap@beelineandblue.com. Thank you for your business! Questions or concerns about this invoice? Please call (515) 244-1611 Ext 224.

PAYMENT TERMS
30 Days from invoice date

EFT PAYMENTS
Peoples Bank
12701 University Avenue
Clive, IA 50325
Routing: 073919212
Acct: 7127203

Beeline + Blue
 2507 Ingersoll Ave
 Des Moines, IA 50312
 T +1515.244.1611
 www.beelineandblue.com

OLP Construction LLC
 3809 Nw 109th St.
 Suite D
 Urbandale IA 50322

Attention: Accounts Payable
Customer: #88110
Phone:

SUBMIT WITH #0116 ✓

Invoice No.	INV020803
Pages	2 of 3
P.O. NO	olpia2104
Issue Date	05/20/22
Due Date	06/19/22
Amount Due	\$213.22

220520 Neveln- ITC 018 - Curtainwall Curb Revisions

Quote No. Q024234	Job No. J020782-01	Size	Quantity	Amount
\s244\blue\dmb\KIP\Kip Backup\OLP Construction LLC\220520 Neveln		36x48	2	\$13.80

+ 7% tax = \$0.97

Total = \$14.77 ✓

Print two (2) of one (1) original at 36x48 in b/w on #20 bond.

Ordered by David Wharff.

Deliver via Tim,

PROJECT NAME: 220520 Neveln- ITC 018 - Curtainwall Curb Revisions

220520 Neveln-ITC 019 - Registration Redesign

Quote No. Q024234	Job No. J020782-01	Size	Quantity	Amount
\s244\blue\dmb\KIP\Kip Backup\OLP Construction LLC\220520 Neveln		36x48	2	\$13.80

Print two (2) of one (1) original enlarged to 36x48 in b/w on #20 bond.

Ordered by David Wharff.

Deliver via Tim.

PROJECT NAME: 220520 Neveln-ITC 019 - Registration Redesign

To receive email invoices and statements please send an email with the contact information to ap@beelineandblue.com. Thank you for your business! Questions or concerns about this invoice? Please call (515) 244-1611 Ext 224.

PAYMENT TERMS
 30 Days from invoice date

EFT PAYMENTS
 Peoples Bank
 12701 University Avenue
 Clive, IA 50325
 Routing: 073919212
 Acct: 7127203

SUMMIT FIRE PROTECTION
 4353 NW Urbandale Dr
 Urbandale, IA 50322
 Ph (515) 867-2424 Fax (515) 867-2425



CHANGE ORDER

SUMMIT C. O. # 1	DATE 4/22/2022
---------------------	-------------------

TO: OLP Construction, LLC
 6809 NW 109th Street Suite D
 Urbandale, IA 50322

Neveln Center Building Renovati
 406 SW School Street
 Ankeny, IA 50023

ATTN: David Wharff

Submit with ITC.011b

SUMMIT JOB #	CONTRACT DATE	IN REFERENCE TO:	CONTRACT FOR
1-1075-00342		ITC 007	Fire Protection

This change order includes all material, labor, equipment and applicable sales/use tax necessary to complete work

The cost associated with changes to the contract drawings made by ITC 007. No additional sprinklers were needed, and no additional material is necessary. The cost in the change will be for additional engineering time to update the plans accordingly.

Design/Engineering: \$140 ✓
 OH/P @ 5%: \$7 ✓

TOTAL AMOUNT OF THIS CHANGE ORDER

\$ ✓ 147.00

Contract Recap

Original Contract Amount	\$ 144,875.00
Net Change by Previous Change Orders ADD	\$ -
Contract Amount Prior to this Change Order	\$ 144,875.00
Amount of this Change Order ADD	\$ -
NEW CONTRACT AMOUNT INCLUDING THIS C.O.	\$ 144,875.00

The work covered by this change order shall be performed under the same terms and conditions as specified in the original contract, unless otherwise stipulated.

Please acknowledge acceptance and return one copy to this office within five (5) working days

An Equal Opportunity Employer

COMPANY NAME OLP Construction, LLC

SUMMIT FIRE PROTECTION

BY [Redacted]

BY Tom Martens

DATE [Redacted]

Tom Martens
 Project Manager

SUMMIT FIRE PROTECTION
 4353 NW Urbandale Dr
 Urbandale, IA 50322
 Ph (515) 867-2424 Fax (515) 867-2425



CHANGE ORDER

SUMMIT C. O. # 2	DATE 4/22/2022
---------------------	-------------------

TO: OLP Construction, LLC
 6809 NW 109th Street Suite D
 Urbandale, IA 50322

Neveln Center Building Renovation
 406 SW School Street
 Ankeny, IA 50023

Submit with ITC.011b

ATTN: David Wharff

SUMMIT JOB #	CONTRACT DATE	IN REFERENCE TO:	CONTRACT FOR
1-1075-00342		ITC 011aR1	Fire Protection

This change order includes all material, labor, equipment and applicable sales/use tax necessary to complete work

The cost associated with changes to the contract drawings made by ITC 011aR1.

Floor 1: No Change
 Floor 2: (2) Concealed pendants were removed with removal of cloud. Additional sprinkler main added to locate new feed to third floor.
 Floor 3: (4) Concealed pendants were added and (4) upright sprinklers were removed with new ceilings in Conference Room 3202 & Office 3026. Additional sprinkler main was added for new feed location from second floor.

Additionally hydraulic calculations were updated to ensure the new routing of feed for third floor would not impact the functionality of the system.

Design/Engineering: \$840 ✓
 Material: \$1157 ✓
 Labor: \$1,320 ✓
 OH/P @ 5%: ~~\$175~~ \$165.85 ✓

TOTAL AMOUNT OF THIS CHANGE ORDER \$ \$ ✓ \$3,482.85 ~~3,492.00~~
 Contract Recap

Original Contract Amount	\$ 144,875.00
Net Change by Previous Change Orders ADD	\$ -
Contract Amount Prior to this Change Order	\$ 144,875.00
Amount of this Change Order ADD	\$ -
NEW CONTRACT AMOUNT INCLUDING THIS C.O.	\$ 144,875.00

The work covered by this change order shall be performed under the same terms and conditions as specified in the original contract, unless otherwise stipulated.

Please acknowledge acceptance and return one copy to this office within five (5) working days An Equal Opportunity Employer

COMPANY NAME OLP Construction, LLC

BY

DATE

SUMMIT FIRE PROTECTION

BY Tom Martens
 Tom Martens
 Project Manager

SUMMIT FIRE PROTECTION
 4353 NW Urbandale Dr
 Urbandale, IA 50322
 Ph (515) 867-2424 Fax (515) 867-2425



CHANGE ORDER

SUMMIT C. O. # 3	DATE 4/22/2022
---------------------	-------------------

TO: OLP Construction, LLC
 6809 NW 109th Street Suite D
 Urbandale, IA 50322

Neveln Center Building Renovation
 406 SW School Street
 Ankeny, IA 50023

Submit with ITC.011b

ATTN: David Wharff

SUMMIT JOB #	CONTRACT DATE	IN REFERENCE TO:	CONTRACT FOR
1-1075-00342		ITC 015	Fire Protection

This change order includes all material, labor, equipment and applicable sales/use tax necessary to complete work

The cost associated with changes to the contract drawings made by ITC 015. The added ceiling required upright sprinklers to be replaced with pendent sprinklers. The cost includes all labor and material caused by this additional ceiling.

Material: \$ 415 ✓
 Labor: \$220 ✓
 OH/P @ 5%: ~~\$34~~ \$31.75 ✓

TOTAL AMOUNT OF THIS CHANGE ORDER \$ ✓ \$666.75 ~~669.00~~
 Contract Recap

Original Contract Amount	\$ 144,875.00
Net Change by Previous Change Orders ADD	\$ -
Contract Amount Prior to this Change Order	\$ 144,875.00
Amount of this Change Order ADD	\$ -
NEW CONTRACT AMOUNT INCLUDING THIS C.O.	\$ 144,875.00

The work covered by this change order shall be performed under the same terms and conditions as specified in the original contract, unless otherwise stipulated.

Please acknowledge acceptance and return one copy to this office within five (5) working days An Equal Opportunity Employer

COMPANY NAME OLP Construction, LLC

BY

DATE

SUMMIT FIRE PROTECTION

BY Tom Martens
 Tom Martens
 Project Manager

KRUCK

Plumbing & Heating Company Inc.

Mechanical Contractors Since 1941

OFFICE & PLUMBING DEPT. - 732-734 Seventh Street
SHEET METAL DEPT. - 812-816 Sixth Street
WAREHOUSE - 807 Sixth Street

TELEPHONE: 515-432-2210
FAX: 515-432-2227

POST OFFICE BOX 189
BOONE, IOWA 50036

6/3/2022

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

Attn: Dave Wharff

RE: Neveln Center Building Renovation
ITC-011b_MEP Administration Changes

Our proposal for plumbing and mechanical changes for ITC-011b Administration changes is
an add: \$ 42,774.00 ✓

Exclusions:

1. **Electrical connections, wiring, conduit, switches, and electrical specialties.**
2. **Painting of hangers, piping, or conduit.**
3. **Floor, wall, and roof patching.**

See the attached for complete breakdown of material and labor.

Please call me with any questions.

Thank you,

Rich Gourley

Rich Gourley
Vice President

Project	Neveln Center Renovation-Ankeny CSD								
Section:	ITC-011b								
Date:	6/1/2022							Labor	Labor
Quantity	Description	Cost	Total	%	Net	unit	Total		
✓	ADD								
812	lbs gal metal	5.25	4263.00	1.00	4263.00	0.00	0.00		
6	Register box	45.00	270.00	1	270.00	2.00	12.00		
7	VD	35.00	245.00	1	245.00	2.00	14.00		
5	12" adj 90 LE/SE	14.50	72.50	1	72.50	0.45	2.25		
2	10"	11.57	23.14	1	23.14	0.40	0.80		
15	8"	8.94	134.10	1	134.10	0.36	5.40		
7	6"	7.20	50.40	1	50.40	0.31	2.17		
1	12x10 spiral reducer w/complete seal	24.17	24.17	1	24.17	0.45	0.45		
1	10x6	20.82	20.82	1	20.82	0.40	0.40		
1	8x6	17.80	17.80	1	17.80	0.36	0.36		
1	8x6 spiral tee	31.61	31.61	1	31.61	0.36	0.36		
5	8" heto w/VD w/complete seal	23.41	117.05	1	117.05	0.36	1.80		
10	ft 18" spiral pipe	20.36	203.60	1	203.60	0.21	2.10		
50	ft 12" spiral pipe	10.78	539.00	1	539.00	0.16	7.75		
30	ft 10" spiral pipe	8.99	269.70	1	269.70	0.14	4.20		
90	ft 8" spiral pipe	7.20	648.00	1	648.00	0.13	11.43		
3	8" DW spiral 90	218.32	654.96	1	654.96	0.36	1.08		
20	ft 8" DW spiral pipe	29.20	584.00	1	584.00	0.19	3.82		
15	ft 8" silver flex	4.88	73.20	1	73.20	0.13	1.91		
1	Re-located installed SAT & duct	150.00	150.00	1	150.00	8.00	8.00		
1	KE-01 Sink w/garbage disposer	606.46	606.46	1	606.46	5.50	5.50		
1	OB-5 water outlet box	35.53	35.53	1	35.53	2.00	2.00		
1	2x1-1/2" NH tap tee	51.60	51.60	0.38	19.61	1.08	1.08		
1	2" NH tap tee	59.30	59.30	0.38	22.53	1.08	1.08		
3	2" NH 1/4 bend	34.20	102.60	0.38	38.99	0.72	2.16		
2	4x2 NH san tee	74.00	148.00	0.38	56.24	1.35	2.70		
1	2" NH 1/8 bend	29.50	29.50	0.38	11.21	0.72	0.72		
28	ft. 2" NH pipe	23.91	669.48	0.38	254.40	0.09	2.52		
14	2" NH cplgs	3.81	53.34	1	53.34	0.00	0.00		
4	2" hangers	5.88	23.52	1	23.52	0.40	1.60		
6	3/4" hangers	3.78	22.68	1	22.68	0.30	1.80		
4	1/2" hangers	3.36	13.44	1	13.44	0.30	1.20		
1	1-1/2" galv waste nipple	6.93	6.93	1	6.93	0.60	0.60		
1	1-1/2" brass trap adapter	12.93	12.93	1	12.93	0.30	0.30		
2	1x3/4 swt tee	83.67	167.34	0.14	23.43	0.40	0.80		
3	3/4x1/2 swt tee	25.98	77.94	0.14	10.91	0.26	0.78		
1	1/2" swt tee	11.33	11.33	0.14	1.59	0.20	0.20		
24	3/4" swt 90	14.87	356.88	0.14	49.96	0.18	4.32		
8	1/2" swt 90	6.74	53.92	0.14	7.55	0.14	1.12		
1	copper T-pull	4.00	4.00	1	4.00	0.50	0.50		
2	3/4" swt BV	204.50	409.00	0.31	126.79	0.18	0.36		
2	1/2" swt BV	127.00	254.00	0.31	78.74	0.14	0.28		
1	3/4" swt check valve	272.40	272.40	0.43	117.13	0.18	0.18		
1	3/4" circuit setter to .50 gpm	76.84	76.84	1	76.84	0.18	0.18		
217	ft. 3/4" L-copper pipe	9.60	2083.20	0.43	895.78	0.12	26.04		
20	ft. 1/2" L-copper pipe	5.89	117.80	0.43	50.65	0.11	2.20		

To: **Kruck Plumbing and Heating** Attention: **Rich Gourley**
Project: **Ankeny CSD – Neveln Center Building Renovation**
Date: **Wednesday, June 1, 2022**
Subject: **Instruction to Contractor ITC No. 011B**
Engineer: **Resource Consulting Engineers, LLC**



Substantial Completion: **November 2022**

Johnson Controls, Inc. – 11318 Aurora Avenue – Des Moines, Iowa 50322

6/1/2022 9:21 AM

ITC No. 011B

We have reviewed **ITC No. 011B** dated May 5, 2022 and have found the following revision to our scope of work:

Drawings M101N / M211N Level 1 – North

- **Delete SAT-1003**

Cooling Only Supply Air Terminal (SAT) - Providing Fresh Air - Control (typical of 1)

- We will furnish and install a CVM DDC controller for control of each supply air terminal which supplies fresh air to various pieces of mechanical equipment per the sequence of operation and points list on drawing **M905**.
- We have included the following points for each:

Analog Input Points

AI-1 SAT Box Supply Air CFM

Analog Output Points

AO-1 SAT Damper Control

- Note that SAT-1002 will be relocated as shown. This will not affect our number as we have not installed the controls associated with this box yet.

- **Add FCU-2000**

4-Pipe Fan Coil Unit (FCU) Control (typical of 1)

- We will furnish and install a CGM DDC controller (mounted in a 12"x12" screw cover enclosure) for control of the 4-pipe fan coil units per the sequence of operation and points list on drawing **M909**.
- We have included the following points for each:

Analog Input Points

AI-1 SA Space Sensor (Temperature)

AI-2 FCU Discharge Air Temperature

Analog Output Points

AO-1 FCU Cooling Coil Valve Control

AO-2 FCU Heating Coil Valve Control

Binary Input Points

BI-1 Fan Coil Unit (FCU) Fan CT Status

BI-2 FCU Condensate High Level Alarm

Binary Output Points

BO-1 Fan Coil Unit (FCU) Fan Start/Stop

- Note that this new fan coil unit will serve the space above this room on Level 2 (see drawing M102N).

Drawings M102N / M212N Level 2 – North

- **Delete CB-2000A and CB-2000B on M102N**

- This is not a change in our scope as these 2 chilled beams that are being deleted were part of a group of 6 chilled beams. Now there will be 4 chilled beams but we still have the same controls required.

- **Delete PR-2000A and PR-2022 on M212N**

- We will delete a control valve for each of these (**typical of 2**). We will also delete a space sensor associated with PR-2022 which was originally a storage room.

Drawings M103 / M213 Level 3

- **Delete CB-3101A and CB-3101B on M203**

Chilled Beam with Panel Radiation Control (typical of 1)

- We will furnish and install a CGM DDC controller (mounted in a 12"x12" screw cover enclosure) for control of spaces that are served by chilled beam(s) and panel radiation per the sequence of operation and points list on drawing **M903**.
- We have included the following points:

Analog Input Points

AI-1 SA Space Sensor (Temperature-Humidity)

Analog Output Points

AO-1 Chilled Beam Heating Valve Control
 AO-2 Chilled Beam Cooling Valve Control
 AO-3 Panel Radiation Valve Control

Binary Input Points

BI-1 Condensate Sensor Alarm

Binary Output Points

N/A

- **Add FCU-3101**

4-Pipe Fan Coil Unit (FCU) with Panel Radiation Control (typical of 1)

- We will furnish and install a CGM DDC controller (mounted in a 12"x12" screw cover enclosure) for control of the 4-pipe fan coil units per the sequence of operation and points list on drawing **M909**.
- We have included the following points for each:

Analog Input Points

AI-1 SA Space Sensor (Temperature)
 AI-2 FCU Discharge Air Temperature

Analog Output Points

AO-1 FCU Cooling Coil Valve Control
 AO-2 FCU Heating Coil Valve Control
 AO-3 Associated Panel Radiation Valve Control

Binary Input Points

BI-1 Fan Coil Unit (FCU) Fan CT Status
 BI-2 FCU Condensate High Level Alarm

Binary Output Points

BO-1 Fan Coil Unit (FCU) Fan Start/Stop

- **Add SAT-3202**

Supply Air Terminal (SAT) with Hot Water Reheat Coil Control (typical of 1)

- We will furnish and install a CVM DDC controller for control of each supply air terminal with hot water reheat coil per the sequence of operation and points list on drawing **M908**.
- We have included the following points for each:

Analog Input Points

AI-1 SA Space Sensor (Temperature)
 AI-2 SAT Discharge Air Temperature
 AI-3 SAT Box Supply Air CFM

Analog Output Points

AO-1 SAT Damper Control
 AO-2 SAT Reheat Coil Valve Control

We will furnish the labor and material as described above for the **net ADD price of \$3,670.00**

If you have any questions regarding the scope of work included please call Dan Zaug @ 515-202-9441. Thank you.

Sincerely,
Johnson Controls



Daniel V. Zaug
Construction Sales Engineer



"Award Winning Mechanical Insulation Systems"

955 West K Avenue Nevada, Iowa 50201

PH: (515) 382-5507 FAX: (515) 382-3402

Hendry@iowainsulation.com

5/20/2022

To: Kruck Plumbing & Heating
Attn: Rich Gourley
Fr: Hendry Muljadi
RE: Neveln Center Building
ITC: 11B
Estimate: 2390

Summary

Material & Labor ADD

Description

Add chilled, heating, and duct work
Estimating

	\$	3,118.32
	\$	560.00
Material & Labor Sub total	\$	3,678.32
Iowa Insulation 15% OH&P	\$	551.75
Total	\$	4,230.07



-----Original Message-----

From: Matt Van Maanen <matt@vanmaanenelectric.com>
Sent: Thursday, July 7, 2022 11:33 AM
To: David Wharff <dwharff@olpconstructionia.com>
Subject: Ankeny Nevlen 11B Pricing

ADD costs	= \$ 52,985.69	✓
<u>DEDUCT costs</u>	= \$ (21,670.58)	✓
NET ADD costs	= \$ 31,315.11	✓

David,
See attached separate credits and charges. The net add is \$31,315.11. ✓
Thanks,

Matt Van Maanen
Van Maanen Electric, Inc.
Vice President/Project Manager
641-791-9473 (office)
641-416-0305 (cell)
641-791-9484 (fax)

-----Original Message-----

From: noreply@forbesos.com <noreply@forbesos.com>
Sent: Thursday, July 7, 2022 11:43 AM
To: Matt Van Maanen <matt@vanmaanenelectric.com>
Subject: scannermp@VanManenElectric.com

CS 3552ci
[00:17:c8:65:36:e5]

Van Maanen Electric, Inc.

PROPOSAL REQUEST

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208
Telephone: 641-791-9473

CCN #

ITC-11B CHARGE 

Date:

7/7/2022

Project Name:

Ankeny CSD Neveln Center Building Renovations

Page Number:

1

OLP Construction, LLC

Contact: David Wharff
3809 109th St, STE D
Urbandale, IA 50322
E-mail: dwharff@olpconstructionia.com

Work Description

Scope: ITC-11B CHARGE Add lighting, power, and systems work as per direction of ITC-11B on first floor, second floor, third floor, and the exterior of the building.

Breakdown

Description	Qty
3/4" CONDUIT - EMT	850
1" CONDUIT - EMT	350
3/4" CONN SS STL - EMT	79
1" CONN SS STL - EMT	17
3/4" COUPLING SS STL - EMT	85
1" COUPLING SS STL - EMT	35
3/4" EMT TO 3/4" FLEX COUPLING	1
1" EMT TO 1" FLEX COUPLING	7
1" BUSHING GRDG INSUL 150 DEG	4
3/4" CONDUIT - PVC40	180
1" CONDUIT - PVC40	40
3/4" ELBOW 90 DEG - PVC40	16
1" ELBOW 90 DEG - PVC80	1
3/4" COUPLING - PVC	32
1" COUPLING - PVC	2
3/4" ADAPTER MALE - PVC	16
1" ADAPTER MALE - PVC	1
3/4" LOCKNUT - STEEL	16
1" LOCKNUT - STEEL	1
3/4" ADAPTER FEM - PVC	1
1" ADAPTER FEM - PVC	1
PVC CEMENT STANDARD (1-QUART)	1
3/4" 1-H STRAP - EMT - STEEL	66
1" 1-H STRAP - EMT - STEEL	40
3/4" STRUT STRAP	22
CADDY CS16 - 1" EMT OR MC/AC CLIP TO STUD FOR 2 1/8 DEEP BOX	12
3/8" FLEX	66
1/2" FLEX	75
3/4" FLEX	20
1" FLEX	150
3/8" CONN FLEX DC SQUEEZE STRAIGHT	22
1/2" CONN FLEX DC SQUEEZE STRAIGHT	10
3/4" CONN FLEX DC SQUEEZE STRAIGHT	6
1" CONN FLEX DC SQUEEZE STRAIGHT	8

ORIGINAL

PROPOSAL REQUEST

CCN #

ITC-11B CHARGE ✓

Date:

7/7/2022

Project Name:

Ankeny CSD Neveln Center Building Renovations

Page Number:

2

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208

Description	Qty
#14 THHN BLACK	65
#12 THHN BLACK	560
#10 THHN BLACK	290
#14 THHN WHITE	65
#12 THHN WHITE	560
#10 THHN WHITE	290
#14 THHN GREEN	65
#12 THHN GREEN	560
#10 THHN GREEN	290
DOTTIE DT260 2X60YD DUCT TAPE	1
DEV BOX 2 3/4" DEEP COMB KO W/ EARS	14
DEV BOX 3 1/2" DEEP 1/2" KO W/ EARS	14
4x 1 1/2" OCT BOX 1/2" KO	1
4x 2 1/8" SQ BOX COMB KO	56
4" SQ 1G PLSTR RING 5/8" RISE	18
4" SQ 1G MUD RING 2" RISE	8
4" SQ 2G PLSTR RING 5/8" RISE	3
4" SQ BLANK COVER	15
ERC C4 ELECTRICAL BOX BRACKET	10
GROUNDING SCREW	56
1/4-20 SPRING NUT 2 7/16 OR 3 1/4" STRUT	3
1/4x 1 3/8 SLEEVE ANCHOR W/ ACORN NUT - 1" MIN DEPTH	106
1/4-20x 1/2 P/H SLOT/PHILLIPS MACHINE SCREW	3
TIE WIRE ROLL	1
1G DUPLEX RECPT PLATE - 302 S/S	6
2G DUPLEX RECPT PLATE - 302 S/S	14
1G DECORA PLATE - 302 S/S	2
2G DECORA PLATE - 302 S/S	1
P&S PS20AC1-GRY 20A 120/277VAC SW	1
P&S CR20-GRY 20A 5-20R DPLX RCPT GRAY	17
P&S 2097 20A 120V GFCI RCPT	2
L30-16 FOOT	1
L30E 16 FOOT	1
L30 - 4FT	4
X2 LIGHT FIXTURE	1
L5 LIGHT FIXTURE	1
L2 LIGHT FIXTURE	5
L7 LIGHT FIXTURE	4
L28 POLE LIGHT HEAD	1
L9 LIGHT FIXTURE	3
L31 LIGHT FIXTURE	8
L4A LIGHT FIXTURE	1
LIGHT CONTROL	1
FB5 FLOOR BOX	1
Totals	5,362

Summary

Material		25,302.89
LABOR	(266.64 Hrs @ \$67.93)	18,112.86 ✓
O&M	(@ 5.000 %)	2,170.79 ✓
TELECOMMUNICATIONS	(\$6,938.81 + 0.000 % + 0.000 % + 5.000 %)	7,285.75 ✓
FIRE ALARM	(\$108.00 + 0.000 % + 0.000 % + 5.000 %)	113.40 ✓

Final Amount

ADD Costs **\$52,985.69** ✓

Cost Breakdown

Material Cost	Total (\$)
	25,302.91

ORIGINAL

PROPOSAL REQUEST

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208

CCN #

Date:

Project Name:

Page Number:

ITC-11B CHARGE

7/7/2022

Ankeny CSD Neveln Center Building Renovations

3

Cost Breakdown	Total (\$)
Subcontractors Cost	7,046.81
Total Cost	32,349.72

Van Maanen Authorization:

Project Manager: Matt Van Maanen
Phone Number: 641-791-9473
E-mail: matt@vanmaanenelectric.com

see CREDIT next pages



Signature: _____ Date: _____

OLP Construction, LLC Authorization

Name: David Wharff

Signature: _____ Date: _____

Van Maanen Electric, Inc.

PROPOSAL REQUEST

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208
Telephone: 641-791-9473

CCN #

ITC-11B CREDIT 

Date:

7/8/2022

Project Name:

Ankeny CSD Neveln Center Building Renovations

Page Number:

1

OLP Construction, LLC

Contact: David Wharff
3809 109th St, STE D
Urbandale, IA 50322
E-mail: dwharff@olpconstructionia.com

Work Description

Scope: ITC-11B CREDIT Make changes to lighting, power, and systems as per the direction of ITC-11B for first floor, second floor, third floor, and the exterior of the building. The L9 light fixtures that were deleted by this scope are not creditable as they have been bought and are nonreturnable. The fire alarm devices deleted by ITC-11B will not be credited as they have been purchased already and require a restock fee.

Breakdown

Description	Qty
3/4" CONDUIT - EMT	80
1" CONDUIT - EMT	380
3/4" CONN SS STL - EMT	12
1" CONN SS STL - EMT	47
3/4" COUPLING SS STL - EMT	8
1" BUSHING GRDG INSUL 150 DEG	17
3/4" CONDUIT - PVC40	100
1" CONDUIT - PVC40	220
1" ELBOW 90 DEG - PVC40	15
3/4" ADAPTER MALE - PVC	23
1" ADAPTER MALE - PVC	15
3/4" LOCKNUT - STEEL	23
1" LOCKNUT - STEEL	15
3/4" ADAPTER FEM - PVC	6
1" 1-H STRAP - EMT - STEEL	47
CADDY CS812D - 1/2 OR 3/4" EMT OR MC/AC CLIP TO STUD FOR 2 1/8 DEEP BOX	4
3/8" FLEX	30
3/8" CONN FLEX DC SQUEEZE STRAIGHT	10
#14 THHN BLACK	40
#12 THHN BLACK	90
#14 THHN WHITE	40
#12 THHN WHITE	90
#14 THHN GREEN	40
#12 THHN GREEN	90
#18-2 F/A CABLE PLENUM	100
4x 1 1/2" OCT BOX 1/2" KO	2
4x 2 1/8" SQ BOX 3/4" KO	9
4" SQ 1G PLSTR RING 5/8" RISE	3
4" SQ BLANK COVER	11
3G CONCENTRIC KO BOX	1
1G DUPLEX RECPT PLATE - 302 S/S	3
2G DUPLEX RECPT PLATE - 302 S/S	5

ORIGINAL

PROPOSAL REQUEST

CCN #

ITC-11B CREDIT ✓

Date:

7/7/2022

Project Name:

Ankeny CSD Neveln Center Building Renovations

Page Number:

2

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208

Description	Qty
P&S PS20AC1-GRY 20A 120/277VAC SW	1
P&S CR20-GRY 20A 5-20R DPLX RCPT GRAY	13
FB1 Floor Box	4
FB2 FLOOR BOX	6
FB3 FLOOR BOX	4
FB5 FLOOR BOX	4
6" CORE DRILL HOLE	4
FLOOR CUTTING 46' X 1'	1
FIRE ALARM HEAT BASES & HEADS	3
L19 LIGHT FIXTURE	8
L19E LIGHT FIXTURE	1
Totals	1,626

Summary

Material		11,833.59
LABOR	(72.33 Hrs @ \$67.93)	4,913.38 ✓
O&M	(@ 5.000 %)	837.35 ✓
TELECOMMUNICATIONS	(\$3,891.68 + 0.000 % + 0.000 % + 5.000 %)	4,086.26 ✓

Final Amount

CREDIT Costs

\$21,670.58 ✓

Cost Breakdown

	Total (\$)
Material Cost	12,482.68
Subcontractors Cost	3,891.68
Total Cost	16,374.36

Van Maanen Authorization:

Project Manager: Matt Van Maanen
Phone Number: 641-791-9473
E-mail: matt@vanmaanenelectric.com

Signature: _____ Date: _____

OLP Construction, LLC Authorization

Name: David Wharff

Signature: _____ Date: _____



Midwest Alarm Services
 3001 99th Street
 Urbandale, IA 50322
 Phone: 515-288-4000
 Fax: 515-244-3833
 Rep: Brian Jarnagin
 Email: brian.jarnagin@mw-as.com

QUOTE

Quote # AAAQ77367
 Date 06/27/22

Quote To:

continued



Ankeny CSD Neveln Center - Change 11B

Midwest Alarm Services is pleased to provide a quotation for this project as indicated in the following list of equipment and services:

Qty	Part Number	Description
1	SPSCWL	Speaker Strobe White Ceiling

**This price is guaranteed for 30 days.*

This quote includes pre-installation support to the installer to assist with proper terminations and the start up of the equipment. Midwest Alarm Services will provide system configuration, programming and checkout and provide necessary documentation and code compliant certification. Operating instructions will also be provided to the owner. This quotation does not include system cable, conduit, device backboxes, or the installation of equipment. Project quotation does not include applicable taxes. Shipping costs are included.

**This quotation is based upon plans and specifications available on the day and at the time of the bid. Any changes, advertised or not, after the bid date and time are not included in this quotation. Upon request, a quotation will be provided for the additional work for approval.*

**Warranty is not in effect until the system is paid for. Warranty is performed only on Monday through Friday from 8 AM to 5 PM. Warranty begins on the day of the first beneficial use of the equipment.*

**Payment terms are: Net 30 days. Credit hold is applied at 60 days. Mechanics Liens on project are filed before 90 days.*

**95% payment of the balance is required to be paid before a technician can be scheduled to work on the equipment start up.*

**This pricing includes a cash discount incentive for payments made via cash, check or ACH/EFT payment and we do not accept payments made via credit cards.*

**Any shortages of equipment shipped directly to the purchaser must be reported within two weeks of delivery. Midwest Alarm Services will not be responsible for shortages of product if not reported within two weeks of receipt.*

**This Midwest Alarm Services quote/agreement is not with the building owner in most cases, and as such, this quote is not an "if paid or when paid" agreement with a contractor.*

**For any additions to an existing system, unless clearly specified differently, it is assumed that the existing system is fully operational and working normally. Any troubleshooting or repairs to the existing system, unless specified in the bidding documents, is not included in this quotation.*

**Troubleshooting wiring errors is not included in this quote.*

**The equipment provided by Midwest Alarm Services shall not be used to power equipment furnished by others unless engineered as such by Midwest Alarm Services.*

**Midwest Alarm Services has the right to stop performing services and to withhold further delivery of materials until the*

David Wharff

From: Matt Van Maanen <matt@vanmaanenelectric.com>
Sent: Friday, July 8, 2022 7:52 AM
To: David Wharff
Subject: RE: Neveln - ITC.011b, sub quote?
Attachments: Ankeny Neveln ITC-11B Pricing.pdf

continued



David,
Second page of Midwest is attached. **With the high restocking fee there is no credit for the fire alarm parts. We can turn over to owner.**

Thanks,

Matt Van Maanen

Van Maanen Electric, Inc.
Vice President/Project Manager
641-791-9473(office)
641-416-0305(cell)
641-791-9484(fax)

From: David Wharff <dwharff@olpconstructionia.com>
Sent: Thursday, July 7, 2022 2:45 PM
To: Matt Van Maanen <matt@vanmaanenelectric.com>
Subject: Neveln - ITC.011b, sub quote?
Importance: High

Matt,

For ITC.011b Van Maanen pricing:

- Midwest Alarm quote is missing page 2.
- We don't find on their backup quotes for their:
 - ? Credit(s) due Owner
 - ? Add(s) due Owner

Where is Midwest Alarm listed on the Van Maanen estimates?

Thank you, Be Safe

David Wharff

Project Manager
OLP Construction, LLC
3809 NW 109th Street, Suite D
Urbandale, IA 50322
Mobile: (515) 974-9677
Office: (515) 348-8110
Fax: (515) 348-8112
Email: dwharff@olpconstructionia.com

customer's credit account is current.

*Any reference to alarm monitoring in this agreement is for pricing purposes only. Alarm monitoring services are performed pursuant only to the terms and conditions of the Company's standard alarm monitoring agreement.

*Unless in a separate line item quoted above this quotation does not include monitoring the system. Midwest Alarm Services is not responsible for the programming and testing of the central station monitoring if a vendor other than Midwest Alarm Services is chosen.

*All work performed under this agreement will be performed only during the Company's business hours of Monday through Friday from 8 AM to 5 PM unless specifically quoted as after hours work.

Thank you for your consideration.

Accepted Pending Submittal Approval _____

Date _____

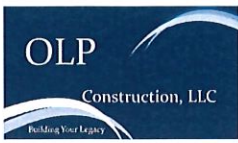
Print Name _____

Signature _____

Hold For Release _____ Release Immediately _____

Total:

\$108.00



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

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

Prime Contract Potential Change Order #034: CE #CE 39 - ITC.017 part 1 - Furniture System Revisions, Part 1

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:	034 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:		CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	7/19/2022
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No		
LOCATION:		ACCOUNTING METHOD:	Amount Based
SCHEDULE IMPACT:		PAID IN FULL:	No
EXECUTED:	No	SIGNED CHANGE ORDER RECEIVED DATE:	
		TOTAL AMOUNT:	(\$30,799.48)

POTENTIAL CHANGE ORDER TITLE: CE #CE 39 - ITC.017 part 1 - Furniture System Revisions, Part 1

CHANGE REASON: Client Request

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*
CE #CE 39 - ITC.017 part 1 - Furniture System Revisions, Part 1

OLP Const. - Quote Qualifications

OLP Construction reserves the right to establish the final timeline and project completion date; and as may become necessary submit a Time Extension Request directly related to ITC.017, part 1.

- lead times are not yet available for new submittals, fabrication, and deliveries.
- Time Extension Request includes time-related General Condition expenses; and expenses for measures to maintain proper indoor air quality environment for interior work.

ATTACHMENTS:

[all backup ITC 017 part 1.pdf](#)

#	Budget Code	Description	Amount
1	01-2090.O Printing/Copying.Other	ITC.017, part 1	\$162.43
2	26-0020.S Electrical.Commitment	ITC.017, part 1	\$(30,378.97)
Subtotal:			\$(30,216.54)
Overhead & Profit (0.00% Applies to Labor, Equipment, Materials, Commitment, Other, and Professional Services.):			\$0.00
GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$(302.17)
Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$(280.77)
Grand Total:			\$(30,799.48)



RECEIVED

Handwritten initials: QB ✓, CB ✓

Invoice

Project Name: NEVELN
Project #: _____
Cost Code 1: _____
Cost Code 2: _____

Beeline + Blue
2507 Ingersoll Ave
Des Moines, IA 50312
T +1515.244.1611
www.beelineandblue.com

OLP Construction LLC
3809 Nw 109th St.
Suite D
Urbandale IA 50322

Attention: Accounts Payable
Customer: #88110
Phone:

Invoice No.	INV020803
Pages	1 of 3
P.O. NO	olpia2104
Issue Date	05/20/22
Due Date	06/19/22
Amount Due	\$213.22

Invoice Summary

220520 Neveln- ITC 017 - Furniture System Revisions - PART 1

Quote No. Q024234	Job No. J020782-01	Size	Quantity	Amount
-------------------	--------------------	------	----------	--------

\\xs244\blue\dmb\KIP\Kip Backup\OLP Construction LLC\220520 Neveln	36x48	2	\$151.80
--	-------	---	----------

Print two (2) of (11) originals at 36x48 in b/w on #20 bond do not bind sets.

Ordered by David Wharff.

Deliver via Tim.

PROJECT NAME: 220520 Neveln- ITC 017 - Furniture System Revisions - PART 1

Handwritten calculation: +7% TAX \$ 1063, \$ 16243

Shipping	36x48	8	\$6.50
----------	-------	---	--------

To receive email invoices and statements please send an email with the contact information to ap@beelineandblue.com. Thank you for your business! Questions or concerns about this invoice? Please call (515) 244-1611 Ext 224.

PAYMENT TERMS
30 Days from invoice date

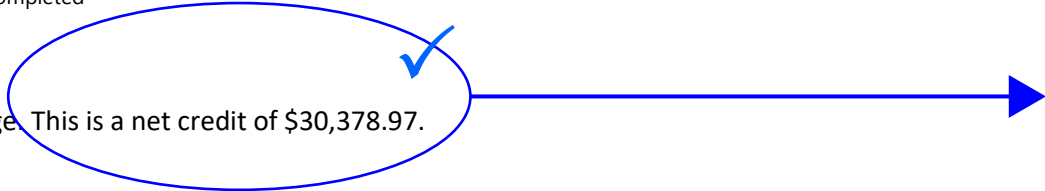
EFT PAYMENTS
Peoples Bank
12701 University Avenue
Clive, IA 50325
Routing: 073919212
Acct: 7127203

David Wharff

From: Matt Van Maanen <matt@vanmaanenelectric.com>
Sent: Friday, July 15, 2022 2:35 PM
To: David Wharff
Cc: Dave Disney
Subject: Ankeny Nevlen ITC-17 Part 1 Pricing
Attachments: doc08531420220715144648.pdf

Follow Up Flag: Follow up
Flag Status: Completed

David,
See attached credit and charge. This is a net credit of \$30,378.97.
Thanks,



Matt Van Maanen
Van Maanen Electric, Inc.
Vice President/Project Manager
641-791-9473(office)
641-416-0305(cell)
641-791-9484(fax)

-----Original Message-----

From: noreply@forbesos.com <noreply@forbesos.com>
Sent: Friday, July 15, 2022 2:47 PM
To: Matt Van Maanen <matt@vanmaanenelectric.com>
Subject: scannermpf@VanManenElectric.com

CS 3552ci
[00:17:c8:65:36:e5]

Van Maanen

Electric, Inc.

PROPOSAL REQUEST

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208
Telephone: 641-791-9473

CCN #

ITC-17 PART 1 CREDIT

Date:

7/15/2022

Project Name:

Ankeny CSD Neveln Center Building Renovations

Page Number:

1

OLP Construction, LLC

Contact: David Wharff
3809 109th St, STE D
Urbandale, IA 50322
E-mail: dwharff@olpconstructionia.com

Work Description

Scope: ITC-17 PART 1 CREDIT Make changes to power and systems as per the direction of ITC-17 for first floor, second floor, third floor. The wiring, receptacles, data cabling, and conduit for the added floor boxes are not included on this scope as there is not enough information to price this accurately.

Breakdown

Description	Qty
3/4" CONDUIT - EMT	160
1" CONDUIT - EMT	170
3/4" CONN SS STL - EMT	62
1" CONN SS STL - EMT	22
3/4" COUPLING SS STL - EMT	17
3/4" CONDUIT - PVC40	120
1" CONDUIT - PVC40	330
3/4" ELBOW 90 DEG - PVC40	10
1" ELBOW 90 DEG - PVC40	16
3/4" COUPLING - PVC	20
1" COUPLING - PVC	16
3/4" ADAPTER MALE - PVC	31
1" ADAPTER MALE - PVC	16
3/4" LOCKNUT - STEEL	31
1" LOCKNUT - STEEL	16
3/4" ADAPTER FEM - PVC	10
1" ADAPTER FEM - PVC	16
3/4" 1-H STRAP - EMT - STEEL	20
CADDY CS16 - 1" EMT OR MC/AC CLIP TO STUD FOR 2 1/8 DEEP BOX	34
3/8" FLEX	100
3/8" CONN FLEX DC SQUEEZE STRAIGHT	48
#12 THHN BLACK	227
#12 THHN RED	163
#12 THHN BLUE	20
#12 THHN WHITE	430
#12 THHN GREEN	360
4x 1 1/2" SQ BOX 1/2" KO	42
4x 2 1/8" SQ BOX 1" KO	34
4" SQ 1G MUD RING 1" RISE	3
4" SQ BLANK COVER	68
1G DUPLEX RECPT PLATE - 302 S/S	3
P&S CR20-GRY 20A 5-20R DPLX RCPT GRAY	44
FB2 Floor Box	16

ORIGINAL

PROPOSAL REQUEST

CCN #

ITC-17 PART 1 CREDIT

Date:

7/15/2022

Project Name:

Ankeny CSD Neveln Center Building Renovations

Page Number:

2

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208

Description	Qty
FB1 Floor Box	2
FB4 Floor Box	40
FB5 Floor Box	1
69 SQ FT CONCRETE REMOVAL	1
Totals	2,719

Summary

Material		20,807.34
LABOR	(141.03 Hrs @ \$67.93)	9,580.17
O&M	(@ 0.000 %)	0.00
TELECOMMUNICATIONS	(\$19,222.79 + 0.000 % + 0.000 % + 0.000 %)	19,222.79

Final Amount

\$49,610.30

Cost Breakdown	Total (\$)
Material Cost	23,348.84
Subcontractors Cost	19,222.79
Total Cost	42,571.63

Van Maanen Authorization:

Project Manager: Matt Van Maanen
Phone Number: 641-791-9473
E-mail: matt@vanmaanenelectric.com



Signature: _____ Date: _____

OLP Construction, LLC Authorization

Name: David Wharff

Signature: _____ Date: _____

Van Maanen Electric, Inc.

PROPOSAL REQUEST

Van Maanen Electric Inc.
500 Iowa Speedway Drive
Newton, Iowa 50208
Telephone: 641-791-9473

CCN # **ITC-17 PART 1 CHARGE**
Date: 7/15/2022
Project Name: Ankeny CSD Neveln Center Building Renovations
Page Number: 1

OLP Construction, LLC
Contact: David Wharff
3809 109th St, STE D
Urbandale, IA 50322
E-mail: dwharff@olpconstructionia.com

Work Description

Scope: ITC-17 PART 1 CHARGE

Breakdown

Description	Qty
3/4" CONDUIT - EMT	170
1" CONDUIT - EMT	520
3/4" CONN SS STL - EMT	29
1" CONN SS STL - EMT	26
3/4" COUPLING SS STL - EMT	17
1" COUPLING SS STL - EMT	52
1" POUND ON ARL EMT100 1-IN NM TERMINATOR	26
3/4" 1-H STRAP - EMT - STEEL	22
1" 1-H STRAP - EMT - STEEL	65
CADDY CS812D - 1/2 OR 3/4" EMT OR MC/AC CLIP TO STUD FOR 2 1/8 DEEP BOX	10
#12 THHN BLUE	140
#12 THHN WHITE	140
#12 THHN GREEN	140
4x 2 1/8" SQ BOX 1" KO	35
4" SQ 1G PLSTR RING 5/8" RISE	33
4" SQ BLANK COVER	2
TSGB16 - SQ BOX MNTG BRKT FOR 11" TO 18" STUD	46
1G DUPLEX RECPT PLATE - 302 S/S	7
1G BLANK-STRAP MNT PLATE - 302 S/S	26
P&S TR20-GRY 20A/125V (TR DUPLEX RECPTACLE)	7
POKE THRU FLOORBOX	6
Totals	1,519

Summary

Material		6,858.28
LABOR	(130.74 Hrs @ \$67.93)	✓ 8,881.17
O&M	(@ 0.000 %)	0.00
TELECOMMUNICATIONS	(\$3,491.88 + 0.000 % + 0.000 % + 0.000 %)	✓ 3,491.88

Final Amount

✓ **\$19,231.33**

Cost Breakdown

Material Cost	6,858.30
Subcontractors Cost	3,491.88

ORIGINAL



PROPOSAL REQUEST

CCN # ITC-17 PART 1 CHARGE
Date: 7/15/2022
Project Name: Ankeny CSD Neveln Center Building Renovations
Page Number: 2

Van Maanen Electric Inc.

500 Iowa Speedway Drive
Newton, Iowa 50208

Cost Breakdown	Total (\$)
Total Cost	10,350.18

Van Maanen Authorization:

Project Manager: Matt Van Maanen
Phone Number: 641-791-9473
E-mail: matt@vanmaanenelectric.com

Signature: _____ Date: _____

OLP Construction, LLC Authorization

Name: David Wharff

Signature: _____ Date: _____





AIA[®]

Document G731™ – 2019

Change Order, Construction Manager as Adviser Edition

PROJECT: (name and address)
Ankeny Elementary #12

Ankeny, IA 50023
OWNER: (name and address)

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

CONTRACTOR: (name and address)
Sandstone Management, Ltd
20 Vine Street
Carlisle, IA 50047

CONTRACT INFORMATION:
Contract For: 31A - Earthwork and Utilities

Date: December 22, 2021
ARCHITECT: (name and address)
FRK Architects & Engineers
2600 Westown Parkway, Suite 340
West Des Moines, IA 50266

CHANGE ORDER INFORMATION:
Change Order Number: 001

Date: 7/12/2022
CONSTRUCTION MANAGER: (name and address)
Stahl Construction
1861 SE Princeton Drive, Suite 600
Grimes, IA 50111

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.)

COR 001 - PR 001 - Chnages to Vivil Drawings per City Review Comments

ADD \$95,934.19


The original Contract Sum was	\$	734,657.00
Net change by previously authorized Change Orders	\$	0.00
The Contract Sum prior to this Change Order was	\$	734,657.00
The Contract Sum will be increased by this Change Order in the amount of	\$	95,934.19
The new Contract Sum including this Change Order will be	\$	830,591.19

The Contract Time will be increased by Zero (0) days.
The Contractor's Work shall be substantially complete on October 1, 2023.

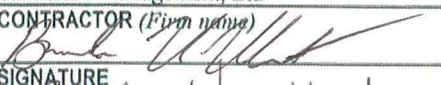
NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed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

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


FRK Architects & Engineers
ARCHITECT (Firm name)


SIGNATURE
Thomas Wollan, AIA
PRINTED NAME AND TITLE
8/2/2022
DATE:

Sandstone Management, Ltd
CONTRACTOR (Firm name)


SIGNATURE
Brandon Van Uleet, owner
PRINTED NAME AND TITLE
07/15/22
DATE:

Stahl Construction
CONSTRUCTION MANAGER (Firm name)


SIGNATURE
Brett Cruse, Project Manager
PRINTED NAME AND TITLE
7-26-22
DATE:

Ankeny Community School District
OWNER (Firm name)

SIGNATURE
PRINTED NAME AND TITLE
DATE:

March 8, 2022

Tim Simpkins
Ankeny Community School District
306 SW School St
Ankeny, IA 50023

**RE: COR 001 - PR 001 - Changes to Civil Drawings per City Review Comments
Ankeny Elementary #12**

Dear Mr. Simpkins;

We have obtained pricing to complete the work associated with the following change: **FRK Architects + Engineers Proposal Request Dated 2/16/2022 - COR 001 - PR 001 - Changes to Civil Drawings per City Review Comments**. The following is a detailed itemization of all extra costs or credits with Contractor backup enclosed for your review:

Item	Description	Amount Proposed	Contractor
001	Grading & Utilities	\$95,934.19	Sandstone Management
002	Site Concrete	\$16,081.50	Core Construction Services
003	Landscaping	\$1,500.00	Miner Hardscape

Total Amount \$113,515.69

Please notify us of this work is to be incorporated into the Project. Feel free to contact me if you have any questions.

Sincerely,

STAHL CONSTRUCTION COMPANY

William D. Harger

William D. Harger
Sr. Project Manager

Enclosures
Mike Farnsworth - Stahl Construction
Donna Foster - Stahl Construction

To expedite Work, you may sign and date this letter below. By signing, you are agreeing to the pricing and other terms as described in this letter, and this letter will serve as a written change.

ANKENY COMMUNITY SCHOOL DISTRICT

[Signature]

Owner / Representative

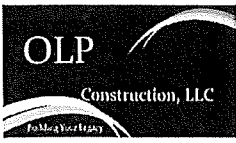
Owner / Representative

frk architects+engineers

Recommend Acceptance	<input checked="" type="checkbox"/>
Do Not Recommend Acceptance	<input type="checkbox"/>
Other	<input type="checkbox"/>

Thomas Wollen, AIA LEED AP
Date: 5.5.22





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

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

Prime Contract Potential Change Order #031R1: CE #CE 35R1 - ITC.011c - Board Room Ramp

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:	031R1 / 0	CONTRACT:	1 - Neveln Center Prime Contract
REQUEST RECEIVED FROM:		CREATED BY:	Dave Wharff (OLP Construction LLC)
STATUS:	Pending - In Review	CREATED DATE:	7/14/2022
REFERENCE:		PRIME CONTRACT CHANGE ORDER:	None
FIELD CHANGE:	No	ACCOUNTING METHOD:	Amount Based
LOCATION:		PAID IN FULL:	No
SCHEDULE IMPACT:		SIGNED CHANGE ORDER RECEIVED DATE:	
EXECUTED:	No	TOTAL AMOUNT:	\$113,803.28

POTENTIAL CHANGE ORDER TITLE: CE #CE 35R1 - ITC.011c - Board Room Ramp

CHANGE REASON: Client Request

POTENTIAL CHANGE ORDER DESCRIPTION: *(The Contract Is Changed As Follows)*
 CE #CE 35R1 - ITC.011c - Board Room Ramp

- Per Architect's clarification during OAC Mtg. 20 (07/13/22), fabrication for the steel guardrail and handrail is revised to provide:
 - stainless steel horizontal handrail both sides of the concrete ramp and stairs
 - stainless steel round baluster posts on south side only of concrete ramp and stairs
 - galvanized picket guardrail on north side only of concrete ramp and stairs

OLP Const - Quote Qualifications

- OLP Construction reserves the right to establish final timeline information and as may become necessary submit a Time Extension Request directly related to ITC.011c. Lead times for submittals, fabrication, and deliveries are not yet available.
- Time Extension Request to include General Condition time-related Winter Condition expenses and measures if necessary to complete the Work.

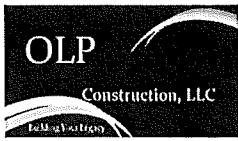
OLP Const - Quote Exclusions

- Plumbing, Fire Sprinkler, HVAC, Electrical, Technology work.

ATTACHMENTS:

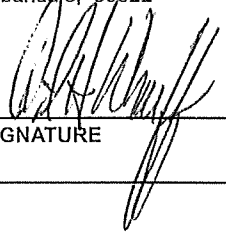
all quotes REV 01 ITC 011c.pdf


#	Budget Code	Description	Amount
1	01-2090.O Printing/Copying.Other	ITC.011c - Beeline+Blue print 2 sets	\$336.81
2	01-7123.SVC Construction Layout.Professional Services	ITC.011c - Layout/Staking	\$2,500.00
3	31-1000.S Site Clearing / Demolition.Commitment	ITC.011c - demo paving + rough grade	\$3,000.00
4	03-3000.S Cast-in-Place Concrete.Commitment	ITC.011c - Concrete Ftgs, Walls, Walks	\$62,631.00



#	Budget Code	Description	Amount
5	03-3000.S Cast-in-Place Concrete.Commitment	ITC.011aR1 - DEDUCT Topping Pour	\$(6,246.00)
6	05-1000.S Structural Steel Fabrication.Commitment	ITC.011c - SS Handrail/Guardrail+Galv. Guardrail	\$37,056.00
7	05-1200.S Structural Steel Erection.Commitment	ITC.011c - Install ADA guardrail & handrail	\$6,370.00
8	32-9000.S Planting.Commitment	ITC.011c - Net Add, planting changes	\$375.00
9	07-9200.S Joint Sealants.Commitment	ITC.011c - Joint Sealants	\$357.21
Subtotal:			\$106,380.02
Overhead & Profit (5.00% Applies to Professional Services, Labor, Equipment, Materials, Commitment, and Other.):			\$5,319.00
GL Insurance (1.00% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$1,090.74
Performance & Payment Bonds (0.92% Applies to Labor, Equipment, Materials, Commitment, and Other.):			\$1,013.52
Grand Total:			\$113,803.28

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


 SIGNATURE


 DATE

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


 SIGNATURE

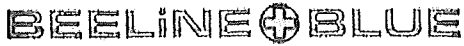

 DATE

 SIGNATURE DATE

 SIGNATURE DATE

RD: 9/3/22 - NEVERN

QB
SBT ✓



Invoice

Beeline + Blue
2507 Ingersoll Ave
Des Moines, IA 50312
T +1515.244.1611
www.beelineandblue.com

OLP Construction LLC
3809 Nw 109th St.
Suite D
Urbandale IA 50322

APPROVED
Dave Wharff
Date: 06/01/22
JRW

Invoice No.	INV020240
Pages	1 of 1
P.O. NO	OLPia2104
Issue Date	05/02/22
Due Date	06/01/22
Amount Due	\$336.81

Attention: Accounts Payable
Customer: #88110
Phone:

Invoice Summary

Ankeny CSD Neveln Center

ITC-011c

Quote No. Q023598	Job No. J020200	Size	Quantity	Amount
OLP Construction LLC\220429 Ankeny CSD Neveln Center		36x48	2	\$306.36

Print two (2) copies of 37 originals at 36x48 in black and white on 20# bond paper. Don't bind!

Ordered by: David Wharff

Deliver to OLP Construction

PROJECT NAME: Ankeny CSD Neveln Center

Shipping	36x48	2	\$9.00
----------	-------	---	--------

Subtotal	\$315.36
Tax	\$21.45
Total Price	\$336.81

✓

cost not incorporated into the Facility

To receive email invoices and statements please send an email with the contact information to ap@beelineandblue.com. Thank you for your business! Questions or concerns about this invoice? Please call (515) 244-1611 Ext 224.

PAYMENT TERMS
30 Days from Invoice date

EFT PAYMENTS
Peoples Bank
12701 University Avenue
Clive, IA 50325
Routing: 073919212
Acct: 7127203

CHANGE ORDER FOR ADDITIONAL SERVICES

To: Snyder & Associates, Inc.
2727 SW Snyder Boulevard
Ankeny, IA 50023

Attn: TGJ
Phone: 515.964.2020
Fax: 515.964.7938

This is authorization for Snyder & Associates, Inc. to proceed with the following described additional services.

Client: OLP Construction	
Project Name: Ankeny CSD- Neveln Center Building Renovation	
S&A Project Number: 119.0536.01B	Date: 2022-07-05

DESCRIPTION OF ADDITIONAL SERVICES:

ITC.011c

Neveln Center north side new sidewalk and wall staking

- Layout cut line at existing paving edges
- Benchmark Elevation for highest Top of Wall condition indicated
- Staking for rough grade for bottom of sidewalk
- Centerline of all new walls

3 site visits estimated for this work.

- Lump Sum in the amount of: \$
- Hourly in accordance with the original agreement fee schedule, or attached, with estimated budget of: \$ 2,500 ✓
- Document attached:

The undersigned, on behalf of the Client, understands and agrees that the services described in this Change Order are additional service, scope of which is not contained within the original scope of services defined in the original agreement. The Additional Services in this Change Order are subject to the general conditions contained in the original Professional Services Agreement dated 2021-09-09.

(Type or Print Name above line) (Client) SNYDER & ASSOCIATES, INC. (Subcontractor)

By: _____
(Authorized signature and Title)

By: _____
(Authorized signature and Title)

Date: _____

Date: _____



12186 Carpenter St. Carlisle, IA 50047

Estimate

Date	Estimate #
7/4/2022	1771

Name / Address
OLP Construction

Project

Item	Description	Qty	Cost	Total
Miscellaneous	<p>This is a proposal for ITC.011C per David Wharff. Work is as follows:</p> <p>Remove 257 SF of existing pavement on North end of building per David Wharff. Mobilization, saw cut, removal and hauling</p> <p>Any work completed that is not listed above will be on an hourly basis and must be approved by David Hibbs at 515-240-6400 and with a signed change order form</p>		3,000.00	3,000.00

Thank you for the opportunity. Please call David at 515-240-6400 with any questions!!

Total



\$3,000.00

Rebel Concrete
ITC.011c - Board Room Ramp

07/05/22

Description	QTY	Unit of Measure	labor unit	Labor	material unit	Material	EQ	SUB	Total Amount
-------------	-----	-----------------	------------	-------	---------------	----------	----	-----	--------------

ADD									
Spread FTG 2'6" X 1'0"	71	LF	37.51	2,663	31.41	2,230	2,708	✓	7,601
Spread FTG 3'6" X 1'0"	86	LF	39.43	3,391	40.24	3,461	3,134	✓	9,986
6" Concrete Walls	157	LF	83.53	13,114	43.70	6,861	4,616	✓	24,591
Back Fill w/ Stone	127	ton	8.00	1,016	36.66	4,655	6,823	✓	12,494
Walks 5"	517	sf	3.25	1,680	4.87	2,518		✓	4,198
Concrete Steps	7	ea	220.00	1,540	100.00	700		✓	2,240

DEDUCT									
Deduct Walls 18" in height	(79)	LF	60.00	(4,740)	19.00	(1,501)	(424)	✓	(6,665)
Deduct FTG	(79)	LF	18.50	(1,462)	31.55	(2,492)		✓	(3,954)

subtotals				17,203		16,431	16,857	0	50,491	✓
Material Sales Tax	0.00%					0			0	
Labor Burden	40.00%			6,881					6,881	✓
Small Tools	5.00%						1,204		1,204	✓
Expendables	2.00%						482		482	✓
subtotals				24,084		16,431	18,543	0	59,058	✓
GL ins.	1.00%								591	✓

s.t.	59,649	✓
Overhead & Profit 5.00%	2,982	✓
TOTAL NET COST	62,631	✓

David Wharff

From: Nate Stieler <nstieler@opnarchitects.com>
Sent: Friday, May 27, 2022 12:23 PM
To: David Wharff; Tim Simpkins; Luke Danielson
Subject: RE: Neveln - ITC.011aR1, missed Concrete Deduct

Follow Up Flag: Follow up
Flag Status: Flagged

I would think that would be fine. Tim, ITC 011c is the board chamber exit ramp portion of the superintendent's changes.

Nate Stieler AIA
Project Architect

OPN Architects
o: (515) 309-0722 | c: (515) 229-2766 | d: (515) 309-6882 | nstieler@opnarchitects.com
100 Court Ave. Suite 100, Des Moines, Iowa, 50309
www.opnarchitects.com

From: David Wharff <dwharff@olpconstructionia.com>
Sent: Friday, May 27, 2022 12:12 PM
To: Tim Simpkins <tim.simpkins@ankenyschools.org>; Nate Stieler <nstieler@opnarchitects.com>; Luke Danielson <ldanielson@opnarchitects.com>
Subject: Neveln - ITC.011aR1, missed Concrete Deduct

Tim, Nate, Luke:

Our sincere apologies.
For the OLP ITC.011a/011aR1 quote, we mistakenly omitted the Deduct due ACSD for the concrete topping pour that is no longer required at northwest corner of 2north.
We're expediting it right now from Rebel Concrete.

May we have permission to include the Deduct in OLP's ITC.011c pricing ?

Please advise.

Thank you, Be Safe

David Wharff

Project Manager

OLP Construction, LLC

3809 NW 109th Street, Suite D

Urbandale, IA 50322

Mobile: (515) 974-9677

Office: (515) 348-8110

Fax: (515) 348-8112

Email: dwharff@olpconstructionia.com

Rebel Concrete
with OPN approval, including this Cost Credit with ITC.011c
Delete Topping Pour, 2nd Floor, NW corner: mistakenly omitted from ITC.011aR1

07/05/22

Description	QTY	Unit of Measure	labor unit	Labor	material unit	Material	EQ	SUB	Total Amount
-------------	-----	-----------------	------------	-------	---------------	----------	----	-----	--------------

ADD										
DEDUCT										
concrete	✓	(705)	sf	0	2.482	(1,750)			(1,750)	✓
pump truck	✓	(1)	LS	0	1,050	(1,050)		(1,050)	(2,100)	✓
misc. materials WWM	✓	(705)	sf	0	0.557	(393)			(393)	✓
Labor	✓	(705)	sf	1.56	(1,100)				(1,100)	✓
subtotals				(1,100)		(3,192)	0	(1,050)	(5,342)	✓
Material Sales Tax		0.00%				0			0	
Labor Burden		40.00%		(440)					(440)	✓
Small Tools		5.00%					(77)		(77)	✓
Expendables		2.00%					(31)		(31)	✓
subtotals				(1,540)		(3,192)	(108)	(1,050)	(5,890)	✓
GL ins.		1.00%							(59)	✓
								s.t.	(5,949)	✓
								Overhead & Profit 5.00%	(297)	✓
								TOTAL DEDUCT	(6,246)	✓

change order # 10

DATE: REVISED 07/13/22

job: NEVELN CENTER

loc: ANKENY, IA

quote ITC #011C RAMP GUARD RAIL.

contractor OLP CONSTRUCTION

job sup DAVE DISNEY

from: terry

ADDED GUARD RAIL AT RAMP EXTERIOR see drawin

memo:

MATERIAL ADD:

weight: 3685 lbs

discription:

material \$7,300

labor: \$15,888

ROLLING:

polish sstl \$3,100

eng/dtl \$3,499.00

galv \$2,700.00

SHIPPING \$1,200.00

sub total \$33,687.00

10% O&P \$3,369

sub total \$37,055.70

p/tax: \$0

total amount \$37,056

SEE ABOVE

1-pipe ss guardrail including stair + 1-pipe ss handrail, brackets, fasteners; to be attached to galvanized picket guardrail including stair

galvanized picket guardrail including stair

NO TAX

change orders must be approved before we can expedite order.

GENERAL CONTRACTOR

SIGNED

BY:

TITLE:

THORNBERG STEEL/ 23602 UNIVERSITY AVE NW. BETHEL MN. 55005

23604 UNIVERSITY AVE NW

BETHEL MN. 55005

PHONE: 763-434-5178 FAX: 763-434-5186

email: thornberg@qwestoffice.net

US Erectors, Inc.

5760 Metro East Drive
Pleasant Hill, IA 50327

Phone: (515) 243-8450
Fax: (515) 243-8451

REQUEST FOR CHANGE ORDER

8

Project Name: Nevelyn Center
Contract: OLP

Date: 5/26/2022
RFI#: ITC.011C

Description of Add/Deduct

Install ramp guardrail at north elevation

	Cost Per Hr	Total Hours	Total Cost
Foreman	\$ 89.32		\$ -
Journeyman	\$ 85.84		\$ -
Apprentice	\$ 80.49	-	\$ -
Welding Machine	\$ 10.00	-	\$ -
Forklift	\$ 25.00	-	\$ -
Crane (40T)	\$ 230.00	-	\$ -
Scissors Lift	\$ 12.00	-	\$ -
Boom Lift	\$ 26.00	-	\$ -
		<u>Total</u>	<u>\$ -</u>

Pricing

Material	\$ -
Mark-Up	\$ -
Labor	\$ 6,370.00
Tax	\$ -
	<u>\$ 6,370.00</u>

Codes (USEI Office Use)

See attached

Please prepare the appropriate Change Order and forward copies for execution.
Upon request, all necessary back-up can be supplied as needed.

Thank you,

Jeff Hoelscher
Project Manager

Name
 US Erectors Pricing Sheet
 PR/ASI/FOR/RFI

Description	Rates/Hour				\$ 89.32	\$ 85.84	\$ 25.00	\$ 10.00	\$ 150.00	\$ 15.00	\$ 22.00	Total Cost
	Units	Units per manhour	Manhour	Crew Size	Foreman Hours	Ironworker Hours	Forklift Hours	Welder Hours	Trucking Hours	25' Scissc Hours	40' JLG Hours	
Guardrail	130	0.45	58.5	3	19.50	39.00	24	25	2	0	0	\$ 6,239.50
unload	1	1.5	1.5	2	0.75	0.75	0	0	0	0	0	\$ 131.37
	0	6	0	2	0.00	0.00	0	0	0	0	0	\$ -
		0	0	2	0.00	0.00	0	0	0	0	0	\$ -
												\$ 6,370.87

✓
 ✓
 ✓



ALPHA Landscapes, LLC

(515) 984-2651

Riley@AlphaLandscapesIA.com

31273 510th Ave, Slater, IA, 50244

Project: Neveln Center Building Renovation

Date of Plans: 7/5/2022

Tax Included Y/N N

DB/Prevailing Wage Y/N N

Quantity	Description	Unit	Unit Price	Extended Price
1	Planting	LS	\$25,825.00	\$25,825.00
3	Autumn Brilliance Service	1.5"		
2	Pagoda Dog	1.5"		
2	Princeton Sentry Ginkgo	1.5"		
2	Royal Star Mag	1.5"		
4	Regal Prince Oak	1.5"		
8	Crimson King Maple	1.5"		
9	Prairie Pride Hackberry	1.5"		
6	Swamp White Oak	1.5"		
12	Ivory Halo Dog	36"		
21	Moonshadow Euonymus	24"		
24	Little Lime Hyd	12"		
5	Blue Prince Juniper	18"		
13	Medora Juniper	18"		
5	Summer Wine Nine	36"		
6	Tor Spirea	12"		
3	Donald Wyman Lilac	12"		
4	Emerald Spreader Yew	#3		
5	Arrowwod Vib	#5		
21	Minuet Weig	#3		
22	Visions Series Astilbe	#1		
32	Feather Reed Grass	#1		
23	Blue Fescue	#1		
19	Plantain Lily	#1		
19	Daylily	#1		
37	May Night Wood Sage	#1		
2200	Periwinkle	Each Tray 50		
78	Hardwood Mulch	CY	\$115.00	\$8,970.00
6,500	Sod	SF	\$0.65	\$4,225.00
18,000	Type 1 Seed	SF	\$0.08	\$1,440.00
18,000	Hydromulch	SF	\$0.08	\$1,440.00
50	Soil Amendments	CY	\$100.00	\$5,000.00
1	Mobilization	LS	\$3,040.00	\$3,040.00
1	Temp plant material watering/sod (omit if plan to self-perform)	LS	\$3,800.00	\$3,800.00
Landscape Base Bid Total:				\$53,740.00
CHANGE ORDER #1 - 7/5/2022				
1	Planting	LS		\$375.00
-500	Periwinkle ✓	Bulb		
3	Limber Pine ✓ ✓	1.5"		
-7	Little Lime Hyd ✓	12"		
-7	Minuet Weig ✓	#3		
11	Plantain Lily ✓	#1		
CO1 total				\$375.00 ✓



Change Order Request ITC #011C

07/010/22

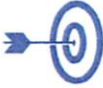
Description:	QTY	Unit	Labor	Labor	material unit	Material	EQ	SUB	Total Amount
Joint sealant at the new ramp EJ's, delete original scope and add 150 lf of expansion joint									

Additional work

Foreman	2	hr	\$57.00	\$114.00		0	0	-	\$114.00
Journeyman	2	hr	\$51.73	\$103.46		0	0	-	\$103.46
Deleted scope									
Foreman	(1)	hr	\$50.00	-\$50.00		0	0	-	-\$50.00
Journeyman	(1)	hr	\$50.00	-\$50.00		0	0	-	-\$50.00
Added material									
Sika 2C SL pre-tinted caulking 1.5 gallon units	2	Units	\$47.11	\$94.22		0	0.0	-	\$94.22
Misc backer rod	150	LF	\$0.13	\$19.50		0	0	-	\$19.50
Deleted material									
Sika 2C SL pre-tinted caulking 1.5 gallon units	(1)	Units	\$47.11	-\$47.11		0	0	-	-\$47.11
Misc backer rod	(70)	Units	\$0.13	-\$9.10					-\$9.10
subtotals				\$174.97		0	0	0	\$174.97
Material Sales Tax	0.00%					0			\$0.00
Labor Burden	80.00%			140					\$139.98
Small Tools	5.00%						\$15.75		\$15.75
Expendables	2.00%						\$6.30		\$6.30
subtotals				\$314.95		0	\$22.05	0	\$336.99
GL ins.	1.00%								\$3.37

Sub Total	\$340.36
O&P, Self Perform	5.00% \$16.85
TOTAL NET COST	\$357.21

Poindexter Flooring, Inc.



On Target

2913 North Jefferson Way
Indianola, Iowa 50125

Phone: (515) 255-6366
Fax: (515) 961-0620
www.poindexterflooring.com

June 13, 2022

ANKENY COMMUNITY SCHOOL DISTRI
306 SW SCHOOL STREET
ANKENY, IA 50023

Re: PARKVIEW MIDDLE SCHOOL
Bid # Q05960 CO- 002
PE HALLWAY & PERFORMANCE
CENTER 126

Scope of Work:

This proposal is for material and installation of Shaw Cove luxury vinyl tile and Johnsonite vinyl wall base in the Performance Center Room 126 and the PE Hallway. Demo is included. This is figured as normal working hours Monday through Friday.

Total Price \$49,305.00

Proposal Completed and Submitted by: Sarah Strange

Proposal Received and Accepted by: _____



ANKENY

COMMUNITY SCHOOL DISTRICT

Item Cover Sheet

Title: Future Meetings:

Extended Information:

- Sept. 8, 2022
- Oct. 13, 2022
- Nov. 10, 2022
- Dec. 8, 2022

ATTACHMENTS:

File Name	Description	Type	Upload Date
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No Attachments Available