



# 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**

**September 8, 2022  
4:30 PM**

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

- **Welcome**

Jennifer Jamison  
Darin Haack  
Dallon Christensen  
Dr. Erick Pruitt  
Tim Simpkins  
Jessie Dirks  
Lori Lovstad  
Joshua Palik

- **Approval of Minutes:**

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

- The August 11, 2022 Facilities and Finance Committee Minutes were approved.

- **Update from Board**

- **Updates:**

1. **2022-23 Enrollment Update**

- Darin Haack gave an update on the 2022-23 Enrollment. Open enrollment is up and the numbers in kindergarten are down.

**2. FY22-23 Sales Tax Revenue**

- Jennifer Jamison provided the FY22-23 Sales Tax Revenue estimates.

**3. Facilities Master Plan Overview**

- Darin Haack went over the Facilities Master Plan Overview.

- **Review Change Orders**

**1. Construction Change Orders**

- Tim Simpkins reviewed the construction change orders.

- **Additional Items:**

- **Adjournment**

- The meeting adjourned at 4:53 p.m.

**Future Meetings Dates:**

**1. Future Meetings:**

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



# ANKENY COMMUNITY SCHOOL DISTRICT

## Item Cover Sheet

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**Title:** Facilities & Finance Committee Minutes - August 2022

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### ATTACHMENTS:

<b>File Name</b>	<b>Description</b>	<b>Type</b>	<b>Upload Date</b>
<a href="#">Minutes Only - 2022 8 11 Meeting.pdf</a>	Facilities & Finance Committee Minutes - August 11, 2022	Support Document	9/7/2022



# ANKENY COMMUNITY SCHOOL DISTRICT

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## Facilities/Finance Committee Meeting MINUTES

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

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**Title:** 2022-23 Enrollment Update

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**ATTACHMENTS:**

<b>File Name</b>	<b>Description</b>	<b>Type</b>	<b>Upload Date</b>
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No Attachments Available



# ANKENY

## COMMUNITY SCHOOL DISTRICT

### Item Cover Sheet

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**Title:** FY22-23 Sales Tax Revenue

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**ATTACHMENTS:**

<b>File Name</b>	<b>Description</b>	<b>Type</b>	<b>Upload Date</b>
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No Attachments Available



# ANKENY COMMUNITY SCHOOL DISTRICT

## Item Cover Sheet

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**Title:** Facilities Master Plan Overview

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**ATTACHMENTS:**

<b>File Name</b>	<b>Description</b>	<b>Type</b>	<b>Upload Date</b>
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No Attachments Available





# ANKENY COMMUNITY SCHOOL DISTRICT

## Item Cover Sheet

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**Title:** Construction Change Orders

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### ATTACHMENTS:

<b>File Name</b>	<b>Description</b>	<b>Type</b>	<b>Upload Date</b>
<a href="#">FacMtqSept22 - Construction Change Orders - Updated.pdf</a>	Construction Change Orders - September 2022	Support Document	8/31/2022

## Facility Construction Change Orders

**Meeting Date: September 2022**

Construction Change Orders	Description	Project	Vendor	Amount
CCO No. 001	Installed 2 new drain inserts, brazed 5 broken drain rings and reimbursement for 2 boxes of ceiling tiles.	NV Roof Phase III	Central States Roofing	\$ 1,134.90
PCO No. 046	Per CE# 56, tunnel piping from Neveln to current District Office Building.	Neveln Remodel	OLP Construction	\$ 68,087.59
CCO No. 006	Per PCO# 027, Demo Masonry Pier & Move Roof drain; Per PCO# 031R1, Board Room Ramp; Per PCO# 033, Owner Requested MEPT Changes; Per PCO# 034, Furniture System Revisions; Per PCO# 035, Steel U-Channel in lieu of Aluminum; Per PCO# 036, Add Demo not in Contract; Per PCO# 037, Add Support Plates for Wood Blocking.	Neveln Remodel	OLP Construction	\$ 198,538.18

**ANKENY COMMUNITY SCHOOL DISTRICT – CHANGE ORDER**

PROJECT: NORTHVIEW MIDDLE SCHOOL – RE-ROOF PHASE III PROJECT

CONTRACTOR: Central States Roofing

CHANGE ORDER # 01 DATE: 08/18/2022 CONTRACT DATE: 1/18/2022

THE CONTRACT IS CHANGED AS FOLLOWS:

Installed two new drain inserts, brazed five broken drain rings, and reimbursement for two boxes of ceiling tiles.

The original Contract Sum was: \$ 455,800.00

Net change by previously authorized Change Orders: \$ 0.00

The Contract Sum prior to this Change Order was: \$ 455,800.00

The Contract Sum will be increased (decreased) (unchanged)  
By this Change Order in the amount of: \$ 1,134.90

The new Contract Sum including this Change Order will be \$ 456,934.90

The Contract Time will be (increased) (decreased) (unchanged) by \_\_\_\_\_ ( 0 ) Days.

The date of Substantial Completion as of the date of this Change Order therefore is 8/9/2022

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

Approved By: \_\_\_\_\_ Date: \_\_\_\_\_

Contractor: Central States Roofing

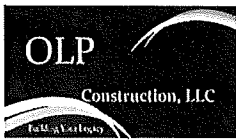
Approved By: [Signature] Date: 08/24/2022

Architect: Angelo Architectural Associates, LLC, 12314 Ridgeview Drive, Urbandale, IA 50323

Approved By: Mark A. Thiessen A.I.A. Date: 8-24-2022

Mark Thiessen A.I.A.

END OF SECTION 00420



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 #046: CE #CE 56 - ITC.028 - tunnel piping, Neveln to 1959 Admin Bldg

Table with 4 columns: Field Name, Value, Field Name, Value. Includes fields like 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 56 - ITC.028 - tunnel piping, Neveln to 1959 Admin Bldg

CHANGE REASON: Design Development

POTENTIAL CHANGE ORDER DESCRIPTION: (The Contract Is Changed As Follows)
CE #CE 56 - ITC.028 - tunnel piping, Neveln to 1959 Admin Bldg

OLP Construction Work Clarification

- per Owner Instructions in OAC Mtg.22, Item 1.6;
the Owner will perform ceiling re-installation/patching and drywall patching;
as may be required to maintain Building and Fire Code compliance.

ATTACHMENTS:

quote Kruck ITC 028.pdf

Signature block for OLP Construction, LLC with handwritten signature and date 08/29/22.

Summary table with columns: #, Budget Code, Description, Amount. Includes subtotal, overhead & profit, GL insurance, performance & payment bonds, and grand total.

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

Handwritten signature and date 8/30/22.

SIGNATURE DATE

SIGNATURE DATE

# 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

8/26/2022

OLP Construction, LLC  
3809 NW 109<sup>th</sup> St., Suite D  
Urbandale, IA 50322

Attn: Dave Wharff

RE: Neveln Center Building Renovation  
ITC-028\_Tunnel Piping to Admin.

Our proposal for mechanical changes for ITC-028 to demo piping across the roof and through the tunnel, and install new 3" piping through tunnel, up into Mezzanine in Admin building is an add: \$63,618.00

**KPH will work with the owner on patch and repair work. This proposal includes covers for floor, wall penetrations and ceiling removal but does NOT cover drywall repair at structure for fire rating and ceiling re-installation.**

See the attached for complete breakdown of material and labor.

This Work is by Owner per Owner instruction at OAC Mtg.22, Item 1.6.

Please call me with any questions.

Thank you,

*Rich Gourley*

Rich Gourley  
Vice President/Project Manager





"Award Winning Mechanical Insulation Systems"

955 West K Avenue Nevada, Iowa 50201

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

[Hendry@iowainsulation.com](mailto:Hendry@iowainsulation.com)

8/23/2022

To: Kruck Plumbing & Heating  
Attn: Rich Gourley  
Fr: Hendry Muljadi  
RE: Neveln Center Building  
ITC: 28  
Estimate: 2534

## Summary

### Material & Labor ADD

**Description**

Piping between buildings  
Estimating

	\$	8,998.25
	\$	140.00
Material & Labor Sub total	\$	9,138.25
Iowa Insulation 15% OH&P	\$	1,370.74
Total	\$	10,508.99

# 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: 006  
 Date: August 30, 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 109<sup>th</sup> 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 027 Demo Masonry Pier and Move Roof Drain, per ITC 14	Add	\$6,067.96
PCO 031r1 Board Room Ramp, per ITC 11c	Add	\$113,803.28
PCO 033 Owner Requested MEPT Changes, per ITC 11b	Add	\$85,815.05
PCO 034 Furniture System Revisions part 1, per ITC 17	Deduct	(\$30,799.48)
PCO 035 Steel U-Channel in lieu of Aluminum, per RFI 114 & 119	Add	\$18,789.43
PCO 036 Add Demo not in Contract Documents	Add	\$2,784.57
PCO 037 Add Support Plates for Wood Blocking, per RFI 113	Add	\$2,077.37

The original Contract Sum was	\$	<u>10,601,000.00</u>
The net change by previously authorized Change Orders	\$	<u>477,731.40</u>
The Contract Sum prior to this Change Order was	\$	<u>11,078,731.40</u>
The Contract Sum will be increased by this Change Order in the amount of	\$	<u>198,538.18</u>
The new Contract Sum including this Change Order will be	\$	<u>11,277,269.58</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  
 8/30/22  
 DATE

OLP Construction L.L.C.  
 CONTRACTOR (Firm name)  
  
 SIGNATURE  
 David Wharff  
 PRINTED NAME AND TITLE  
 08/30/22  
 DATE

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





# ANKENY COMMUNITY SCHOOL DISTRICT

## Item Cover Sheet

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**Title:** Future Meetings:

**Extended Information:**

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

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### ATTACHMENTS:

**File Name**

**Description**

**Type**

**Upload Date**

No Attachments Available