



TOWN OF EAST HARTFORD  
BUDGET REVIEW COMMITTEE

**SPECIAL MEETING AGENDA**

*In accordance with Section 10-50 of the Town Ordinances, a Budget Review Committee meeting will be held on Friday, March 8, 2024 at 12:30 p.m. Meeting will be held via Microsoft Teams: Meeting ID: 299 669 191 656; Passcode: GGxeiN*

CALL TO ORDER

NEW BUSINESS

**Town Hall MEP Upgrades/Renovations Proposed Change Orders**

MOTIONS

ADJOURNMENT

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*All materials relevant to the agenda items are available on the Town's website at:*

[https://www.easthartfordct.gov/Budget\\_Review\\_Committee/agendas/](https://www.easthartfordct.gov/Budget_Review_Committee/agendas/)

*After conclusion of the meeting, meeting minutes will be posted in the Town Clerk's Office.*

Any questions regarding this meeting should be directed to Lewis Tamaccio, Project Manager - Sustainability, at [ltamaccio@easthartfordct.gov](mailto:ltamaccio@easthartfordct.gov) or (860) 291-7105.

cc: Connor S. Martin, Mayor  
Alexander M. Trujillo, Director of Public Works  
Melissa McCaw, Finance Director  
Jessica Carrero, Project Manager  
Kelly Bilodeau, Town Clerk  
Ekaterine Tchelidze, Chief of Staff

Date: 3/4/2024

**1 Budget Update**

Project Financial Summary

Original Budget Amount \$21,596,527.00

A.	<u>Owner's Contingency</u>	\$1,429,729.00
	Approved PCCO's	\$1,152,471.23
	<b>Total Revised Owner Contingency</b>	<b>\$277,257.77</b>
	Pending PCO's for Approval	\$51,711.24
	Pending/Approximate PCO's	\$4,135.13
	Pending Change Events	\$254,609.60
	<b>Projected Remaining Owner's Contingency</b>	<b>(\$33,198.20)</b>

PCO's For Approval

PCO #123 - CE #149 - IT Storage Room Flooring Demo and Abatement =	\$10,731.31
PCO #125 - CE #158 - Fire Rated Door Upgrades, Inspections & Labeling, Door Stops, Mag	
Hold Open Extensions =	\$11,219.93
ISPCO #011 - CE #093 - Cx Agent	\$29,760.00
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**Total PCO's For Approval = \$51,711.24**

PCO's Pending Further Review

PCO #124 - CE #157 - Additional Emergency Lighting per AHJ	\$4,135.13
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**Total Pending PCO's \$4,135.13**

B.	Cost Management / VE Contingency	\$111,934.00
	Approved PCO's	\$111,934.00
	Total Revised Cost Management / VE Contingency	\$0.00
	Pending PCOs	\$0.00
	<b>Projected Remaining VE Contingency</b>	<b>\$0.00</b>

C.	Cost Management / VE	(\$1,864,472.00)
	Approved PCO's	\$1,867,347.00
	Total Revised Cost Management / VE Contingency	\$2,875.00
	Pending PCOs	\$0.00
	<b>Projected Remaining VE Contingency</b>	<b>\$2,875.00</b>

## Change Events

Status : Open, Pending

#	Title	Scope	Type	Reason	Status	Origin	ROM	Prime Totals	Commitment Totals	RFQs	Commitment COs	Prime PCOs
200	Final Change Order	In Scope	Owner Change	Existing condition	Pending		\$0.00	\$0.00	\$0.00		1	
160	Extended Staffing	Out of Scope	Owner Change	Existing condition	Open		\$96,870.00	\$0.00	\$0.00			
159	FCU Enclosures	TBD	TBD	Existing condition	Open		\$0.00	\$0.00	\$0.00			
158	Fire Rate Door Upgrades, Inspections & Lableing, Door Stops, Mag Hold Open Extensions	Out of Scope	AHJ Directive	Ahj directive	Open		\$0.00	\$0.00	\$0.00			PCO #125
157	Additional Emergency Lighting per AHJ	Out of Scope	AHJ Directive	Ahj directive	Open		\$0.00	\$0.00	\$0.00			PCO #124
156	Finish Steel Plates at Basement Corridors	Out of Scope	Owner Change	Existing condition	Open		\$2,500.00	\$0.00	\$0.00			
155	Temp. Protection at ERU-1 Part II	Out of Scope	Owner Change	Existing condition	Open		\$1,414.60	\$0.00	\$0.00			
154	H. Carr Cutting & Patching	Out of Scope	Owner Change	Existing condition	Open		\$14,551.95	\$0.00	\$0.00			
153	Snow Removal Allowance Overage	Out of Scope	Owner Change	Existing condition	Open		\$1,747.00	\$0.00	\$0.00			
149	IT Storage Room Flooring Demo and Abatement	Out of Scope	Owner Change	Existing condition	Open		\$0.00	\$0.00	\$0.00			PCO #123
141	Brick Restoration	Out of Scope	Owner Change	Existing condition	Open		\$22,490.00	\$0.00	\$0.00			
138	Furring and Drywall at Bathrooms 032 and 033 for Tile - Allowance Overage	Out of Scope	Owner Change	Existing condition	Open		\$6,442.01	\$0.00	\$0.00			
137	Furring and Drywall at Building Dept. Reception - Allowance Overage	Out of Scope	Owner Change	Existing condition	Open		\$7,484.06	\$0.00	\$0.00			
136	RFI #75 - Existing Data and Electrical Relocation Allowance	Out of Scope	Owner Change	Existing condition	Open	RFI#75: Existing Data Cables	\$15,232.71	\$0.00	\$0.00			
133A	Revised Pitch Pocket Detail II	Out of Scope	Owner Change	Design development	Open		\$3,833.18	\$0.00	\$0.00			
131	Shoring for Chiller Piping Trench in addition to Bulletin #15	Out of Scope	Owner Change	Existing condition	Open		\$44,000.00	\$0.00	\$0.00			
129	Additional Moving Expenses	Out of Scope	Owner Change	Client request	Open		\$12,500.00	\$0.00	\$0.00			
124	Millwork Revisions	Out of Scope	Owner Change	Design development	Open		\$16,000.00	\$0.00	\$0.00			

#	Title	Scope	Type	Reason	Status	Origin	ROM	Prime Totals	Commitment Totals	RFQs	Commitment COs	Prime PCOs
111	Additional Security Items per PD	Out of Scope	Owner Change	Client request	Open	RFI#206: EXIT Door hardware in Receiving room - 011 Clarification	\$5,500.00	\$0.00	\$0.00			
093	Cx Agent	Out of Scope	Owner Change	Client request	Open		\$0.00	\$0.00	\$0.00			PCO #IS011
072	Copper Piping	Out of Scope	Owner Change	Design development	Open		\$4,044.09	\$0.00	\$0.00			
<b>Report Grand Totals</b>							<b>\$254,609.60</b>	<b>\$0.00</b>	<b>\$0.00</b>			

**Total Project Cost Summary**

March 4, 2024

Construction Costs	Budget	Status	Cost Change	Revised Budget	Expended	Balance	Entity
Original Trade Contractor Budget	\$ 19,081,855	Accepted					
Deduct Alternate #1- Refurbished Electrical Panels in CCC	\$ (3,500)	Accepted					
Deduct Alternate #2 Concrete Sidewalks and Flagpole Lighting on C-200	\$ (17,895)	Accepted					
Deduct Alternate #3 SL-3 Building Façade Lights and SL-2 Sign Lights	\$ (23,658)	Accepted					
Deduct Alternate #4 New Work at Interior Stairs	\$ (28,212)	Accepted					
Deduct Alternate #5 W8 Color Phasing Lights	\$ (13,300)	Accepted					
Deduct Alternate #6 Refinish Generator	\$ (27,000)	Accepted					
Additional Scope Allowances	\$ 211,819	Accepted					
PCCO #1 - \$20,022.41			\$20,022.41				
PCCO #2 - (\$11,897.93)			(\$11,897.93)				
PCCO #3 - \$89,360.88			\$89,360.88				
PCCO #4 - \$8,245.44			\$8,245.44				
PCCO #5 - \$19,463.56			\$19,463.56				
PCCO #6 - \$2,278.28			\$2,278.28				
PCCO #7 - \$144,279.94			\$144,279.94				
PCCO #8 - \$189,312.63			\$189,312.63				
PCCO #9 - \$87,736.55			\$87,736.55				
PCCO #10 - \$235,919.88			\$235,919.88				
PCCO #11 - \$27,400.21			\$27,400.21				
PCCO #12 - \$79,106.87			\$79,106.87				
PCCO #13 - \$131,920			\$131,920.00				
PCCO #14 - \$11,830.89			\$11,830.89				
PCCO #15 - \$35,002.81			\$35,002.81				
PCCO #16 - \$31,544.03			\$31,544.03				
PCCO #17 - \$50,944.78			\$50,944.78				
Pending PCOs			\$310,455.97				
<b>Total</b>	<b>\$ 19,180,109</b>			<b>\$ 20,643,036.20</b>	<b>\$ -</b>	<b>\$ 20,643,036</b>	
Owner Soft Costs	Budget	Status	Cost Change	Revised Budget	Expended	Balance	Entity
TRC (Hazmat Engineering)	\$ 61,566.00	Actual Budget		\$ 61,566	\$ 45,466.75	\$ 16,099	TRC
TRC Monitoring during Construction	\$ 69,325.00	Actual Budget		\$ 69,325	\$ 71,422.25	\$ (2,097)	TRC
BVH IS including CWA Design Fees Below						\$ -	
BVH IS Conceptual Phase	\$ 57,020.00	Actual Budget		\$ 57,020	\$ 57,020.00	\$ -	BVH
BVH IS Schematic phase	\$ 54,220.00	Actual Budget		\$ 54,220	\$ 54,220.00	\$ -	BVH
BVH IS DD phase	\$ 108,440.00	Actual Budget		\$ 108,440	\$ 108,440.00	\$ -	BVH
BVH IS CD phase	\$ 189,770.00	Actual Budget		\$ 189,770	\$ 189,770.00	\$ -	BVH
BVH IS Bidding phase	\$ 27,110.00	Actual Budget		\$ 27,110	\$ 27,110.00	\$ -	BVH
BVH IS Construction phase	\$ 108,440.00	Actual Budget		\$ 108,440	\$ 97,659.00	\$ 10,781	BVH
BVH IS Field Verification service	\$ 24,500.00	Actual Budget		\$ 24,500	\$ 24,500.00	\$ -	BVH
BVH IS Energy Simulation service	\$ 18,000.00	Actual Budget		\$ 18,000	\$ 16,200.00	\$ 1,800	BVH
BVH IS Temporary Relocation to CCC	\$ 56,000.00	Actual Budget		\$ 56,000	\$ 56,500.00	\$ (500)	BVH
BVH IS Ch. 5 and Social Services to CCC	\$ 40,000.00	Actual Budget		\$ 40,000	\$ 40,000.00	\$ -	BVH
BVH IS Department Adjacencies	\$ 56,000.00	Actual Budget		\$ 56,000	\$ 54,880.00	\$ 1,120	BVH
BVH IS Cost Management		Actual Budget	\$ 75,000.00	\$ 75,000	\$ 75,000.00	\$ -	BVH
Friar Assoc. Roof Design	\$ 33,530.00	Actual Budget	\$ 2,420.00	\$ 35,950	\$ 35,950.00	\$ -	Friar Associates
Moving Expenses	\$ 180,000.00	Actual Budget		\$ 180,000	\$ 148,792.75	\$ 31,207	Town of East Hartford - through 12/31/2022
Transfer Enterprises - Furniture for CCC	\$ 70,340.00	Actual Budget	\$ (16,042.84)	\$ 54,297	\$ -	\$ 54,297	Town of East Hartford - Credit of \$16,042.84 added to contingency
Demo & Abatement for Design Investigations	\$ 129,800.00	Actual Budget		\$ 129,800	\$ 129,800.00	\$ -	Town of East Hartford
General Requirements for Town Clerk (included in Downes OPM)		Actual Budget		\$ -	\$ -	\$ -	Downes Construction
Commissioning Agent	\$ 20,000.00	Estimate	\$ 29,760.00	\$ 49,760	\$ 7,960.00	\$ 41,800	Safari NY
Material Testing and Inspections (IMTL)	\$ 10,675.00	Estimate	\$ 4,093.00	\$ 14,768	\$ 11,029.00	\$ 3,739	IMTL
Owner's Project Rep. (pre-con phase and bidding)	\$ 159,120.00	Actual Budget	\$ 68,760.00	\$ 227,880	\$ 227,880.00	\$ -	Downes Construction
Owner's Project Rep. (construction phase)	\$ 1,215,210.00	Actual Budget		\$ 1,215,210	\$ 977,118.00	\$ 238,092	Downes Construction
Additional Soft Cost - Project Delay	\$ 93,425.00	Estimate	\$ (68,760.00)	\$ 24,665	\$ 24,665	\$ 24,665	
State Education Fee	\$ 3,985.00			\$ 3,985	\$ 3,985.00	\$ -	
Subtotal					\$ 2,460,702.75	\$ 421,003	
Subtotal Owner Soft Cost	<b>\$ 2,786,476</b>			<b>\$ 2,881,706</b>			
	Budget	Approved PCO's	Pending PCO's	Remaining Contingency			
Owner Contingency (7.5%)	\$ 1,429,729.00	\$1,152,471.23	\$310,455.97	\$ (33,198.20)			
VE Contingency (6.0%)	\$ 111,934.00	\$ 111,934.00	\$ 19,230.10	\$ (19,230.10)			Contingency tracking, Overage to Owner's Contingency
Cost Management / CE Total	\$ (1,864,472.00)	\$ 1,867,347.00	\$ -	\$ 2,875.00			Cost Management/VE tracking
Anticipated Eversource Rebates	\$ (47,249.00)			\$ (47,249.00)			
<b>Total Project Cost</b>	<b>\$ 21,596,527</b>			<b>\$ 21,629,725</b>			

## Project Budget Summary Report - East Hartford Town Hall

### Budget

Cost Code	Original Budget Amount	Approved COs	Revised Budget	Pending Budget Changes	Change Event (ROM)	Projected Budget
01-001 - Staffing	\$913,115.00	\$0.00	\$913,115.00	\$0.00	\$96,870.00	\$1,009,985.00
01-003 - General Requirements	\$157,595.00	\$0.00	\$157,595.00	\$0.00	\$0.00	\$157,595.00
01-004 - Town Clerk	\$144,500.00	\$0.00	\$144,500.00	\$0.00	\$0.00	\$144,500.00
01-100 - Final Cleaning	\$98,000.00	(\$5,176.00)	\$92,824.00	\$0.00	\$0.00	\$92,824.00
02-100 - Selective Demo & Abatement	\$1,345,500.00	\$7,746.29	\$1,353,246.29	\$10,731.31	\$0.00	\$1,363,977.60
04-100 - Masonry & Stone	\$177,627.00	\$12,650.83	\$190,277.83	\$0.00	\$22,490.00	\$212,767.83
05-100 - Structural Steel & Misc. Metal	\$376,274.00	(\$22,035.00)	\$354,239.00	\$0.00	\$0.00	\$354,239.00
06-100 - General Trades	\$2,646,663.00	(\$254,566.31)	\$2,392,096.69	\$11,219.93	\$24,000.00	\$2,427,316.62
07-100 - Roofing System	\$896,000.00	\$618.40	\$896,618.40	\$0.00	\$5,247.78	\$901,866.18
09-100 - Gypsum Drywall	\$1,248,800.00	(\$195,392.05)	\$1,053,407.95	\$0.00	\$28,478.02	\$1,081,885.97
09-200 - Acoustical Ceilings	\$256,100.00	(\$20,958.90)	\$235,141.10	\$0.00	\$0.00	\$235,141.10
09-300 - Flooring & Tile	\$531,127.00	(\$33,002.50)	\$498,124.50	\$0.00	\$0.00	\$498,124.50
09-400 - Painting	\$199,700.00	(\$10,920.07)	\$188,779.93	\$0.00	\$0.00	\$188,779.93
17-032 - Preconstruction	\$2,700.00	\$0.00	\$2,700.00	\$0.00	\$0.00	\$2,700.00
17-032 - Preconstruction	\$156,420.00	\$68,760.00	\$225,180.00	\$0.00	\$0.00	\$225,180.00
22-100 - Plumbing System	\$700,000.00	\$81,897.98	\$781,897.98	\$0.00	\$4,044.09	\$785,942.07
23-100 - HVAC System	\$6,487,000.00	\$77,307.61	\$6,564,307.61	\$0.00	\$5,000.00	\$6,569,307.61
26-100 - Electrical System	\$3,103,647.00	(\$115,283.09)	\$2,988,363.91	\$4,135.13	\$15,232.71	\$3,007,731.75
31-100 - Sitework & Landscaping	\$744,000.00	\$34,052.30	\$778,052.30	\$0.00	\$40,747.00	\$818,799.30
60-010 - Additional Scope Allowances	\$211,819.00	(\$211,819.00)	\$0.00	\$0.00	\$0.00	\$0.00
60-020 - State Education Fee	\$3,985.00	\$643.00	\$4,628.00	\$0.00	\$0.00	\$4,628.00
60-030 - Elevator	\$157,852.00	\$9,679.56	\$167,531.56	\$0.00	\$0.00	\$167,531.56
60-040 - Cost Management/ VE	(\$1,864,472.00)	\$1,867,347.00	\$2,875.00	\$0.00	\$0.00	\$2,875.00



Downes Construction Company  
 Job #: 25-01-0396 East Hartford Town Hall  
 Town Hall 740 Main St CCC 50 Chapman Place  
 East Hartford, Connecticut 06108

Cost Code	Original Budget Amount	Approved COs	Revised Budget	Pending Budget Changes	Change Event (ROM)	Projected Budget
60-050 - TRC (HAZMAT Engineering)	\$61,566.00	\$0.00	\$61,566.00	\$0.00	\$0.00	\$61,566.00
60-060 - TRC Monitoring/Test/Inspect	\$69,325.00	\$0.00	\$69,325.00	\$0.00	\$0.00	\$69,325.00
60-070 - BVH IS Including CWA Fees	\$739,500.00	\$75,000.00	\$814,500.00	\$0.00	\$0.00	\$814,500.00
60-080 - Friar Assoc. Roof Design	\$33,530.00	\$2,420.00	\$35,950.00	\$0.00	\$0.00	\$35,950.00
60-090 - Moving Expenses	\$180,000.00	\$0.00	\$180,000.00	\$0.00	\$12,500.00	\$192,500.00
60-100 - Trans. Enterp. Furniture toCCC	\$70,340.00	(\$16,042.82)	\$54,297.18	\$0.00	\$0.00	\$54,297.18
60-110 - Demo & Abate for Design Invest	\$129,800.00	\$0.00	\$129,800.00	\$0.00	\$0.00	\$129,800.00
60-120 - Commissioning Agent	\$20,000.00	\$0.00	\$20,000.00	\$29,760.00	\$0.00	\$49,760.00
60-130 - Special Inspections & Testing	\$10,675.00	\$4,903.00	\$15,578.00	\$0.00	\$0.00	\$15,578.00
60-140 - Cost Mgmt./ VE Contingency	\$111,934.00	(\$111,934.00)	\$0.00	\$0.00	\$0.00	\$0.00
60-150 - Addn'l Soft Costs -Proj. Delay	\$93,425.00	(\$93,425.00)	\$0.00	\$0.00	\$0.00	\$0.00
60-160 - Anticipated Eversource Rebates	(\$47,249.00)	\$0.00	(\$47,249.00)	\$0.00	\$0.00	(\$47,249.00)
60-170 - Owner's Contingency	\$1,429,729.00	(\$1,152,471.23)	\$277,257.77	(\$55,846.37)	\$0.00	\$221,411.40
<b>Grand Totals:</b>	Sum: \$21,596,527.00	Sum: \$0.00	Sum: \$21,596,527.00	Sum: \$0.00	Sum: \$254,609.60	Sum: \$21,851,136.60

Downes Construction Company  
200 Stanley St  
New Britain, Connecticut 06051  
Phone: (860) 229-3755

**Project:** 25-01-0396 - East Hartford Town Hall  
Town Hall 740 Main St CCC 50 Chapman Place  
East Hartford, Connecticut 06108

## Prime Contract Potential Change Order #123: CE #149 - IT Storage Room Flooring Demo and Abatement

<b>TO:</b>	Town of East Hartford 740 Main Street East Hartford, Connecticut 06108	<b>FROM:</b>	Downes Construction Company 200 Stanley St New Britain, Connecticut 06051
<b>PCO NUMBER/REVISION:</b>	123 / 0	<b>CONTRACT:</b>	25-01-0396 - East Hartford Town Hall
<b>REQUEST RECEIVED FROM:</b>		<b>CREATED BY:</b>	Mike Dell'Accio ( <b>Downes Construction Company</b> )
<b>STATUS:</b>	Pending - In Review	<b>CREATED DATE:</b>	2/20/2024
<b>REFERENCE:</b>		<b>PRIME CONTRACT CHANGE ORDER:</b>	None
<b>FIELD CHANGE:</b>	No		
<b>LOCATION:</b>		<b>ACCOUNTING METHOD:</b>	Amount Based
<b>SCHEDULE IMPACT:</b>		<b>PAID IN FULL:</b>	No
<b>EXECUTED:</b>	No	<b>SIGNED CHANGE ORDER RECEIVED DATE:</b>	
		<b>TOTAL AMOUNT:</b>	\$0.00

**POTENTIAL CHANGE ORDER TITLE:** CE #149 - IT Storage Room Flooring Demo and Abatement

**CHANGE REASON:** Existing Condition

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

**CE #149 - IT Storage Room Flooring Demo and Abatement**

Provide all material, equipment, labor and supervision to abatement and remove the flooring at IT Storage 026. The flooring in this storage room was designated to remain but several tiles in the area are loose, in order to mitigate any future abatement the flooring will be removed. Since this is a storage room, no new flooring will be placed. The clear coat sealant will be provided on the concrete once abatement and removal is complete. Reference Bestech COP dated 2/16/2024.

**ATTACHMENTS:**

[Bestech COP EHTH IT Storage 021624.pdf](#)

#	Budget Code	Description	Amount
1	001.02-100.S Construction.Selective Demo & Abatement.Subcontractor	Selective Demolition & Abatement	\$10,731.31
2	001.60-170.M Construction.Owner's Contingency.Material (Procore)	Owner's Contingency	\$(10,731.31)
<b>Grand Total:</b>			<b>\$0.00</b>

**Salas Obrien (BVH Integrated Services, P.C.)**

**Town of East Hartford**

**Downes Construction Company**

740 Main Street  
East Hartford, Connecticut 06108

200 Stanley St  
New Britain, Connecticut 06051



03/04/2024

SIGNATURE

DATE



SIGNATURE

DATE



Michael Dell'Accio

SIGNATURE

2/20/2024

DATE



Downes Construction Company  
200 Stanley St  
New Britain, Connecticut 06051  
Phone: (860) 229-3755

**Project:** 25-01-0396 - East Hartford Town Hall  
Town Hall 740 Main St CCC 50 Chapman Place  
East Hartford, Connecticut 06108

**Prime Contract Potential Change Order #125: CE #158 - Fire Rate Door Upgrades Inspections & Labeling, Door Stops, Mag Hold Open Extensions**

<b>TO:</b>	Town of East Hartford 740 Main Street East Hartford, Connecticut 06108	<b>FROM:</b>	Downes Construction Company 200 Stanley St New Britain, Connecticut 06051
<b>PCO NUMBER/REVISION:</b>	125 / 0	<b>CONTRACT:</b>	25-01-0396 - East Hartford Town Hall
<b>REQUEST RECEIVED FROM:</b>		<b>CREATED BY:</b>	Mike Dell'Accio ( <b>Downes Construction Company</b> )
<b>STATUS:</b>	Pending - In Review	<b>CREATED DATE:</b>	2/27/2024
<b>REFERENCE:</b>		<b>PRIME CONTRACT CHANGE ORDER:</b>	None
<b>FIELD CHANGE:</b>	No		
<b>LOCATION:</b>		<b>ACCOUNTING METHOD:</b>	Amount Based
<b>SCHEDULE IMPACT:</b>		<b>PAID IN FULL:</b>	No
<b>EXECUTED:</b>	No	<b>SIGNED CHANGE ORDER RECEIVED DATE:</b>	
		<b>TOTAL AMOUNT:</b>	\$0.00

**POTENTIAL CHANGE ORDER TITLE:** CE #158 - Fire Rate Door Upgrades Inspections & Labeling, Door Stops, Mag Hold Open Extensions

**CHANGE REASON:** AHJ Directive

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

CE #158 - Fire Rate Door Upgrades, Inspections & Labeling, Door Stops, Mag Hold Open Extensions  
Provide all material, equipment, labor and supervision to provide upgrades to (4) existing doors to meeting required fire rating per the AHJ. Door 091.4 was called to be existing to remain, per the AHJ and design team this door is to be 1 hour rated to comply with code modification for the project. Doors at stair 092, 192 and 292 are also called to be existing to remain, per the AHJ these doors lead to a fire rated stairwell and should be upgraded. Also as part of this PCO the (4) doors and frames will be field inspected and labeled as required after upgrades are completed. A total of 105 door stops were removed during abatement and are being replaced as part of this PCO. Last door opening 091.1 required mag hold open extensions in order to stay open, these are in addition to the contract drawings. Reference Acoustics COP #67 dated 2/23/2024.

**ATTACHMENTS:**

[COP 67 Fire Rated Doors.pdf](#)

#	Budget Code	Description	Amount
1	001.06-100.S Construction.General Trades.Subcontractor	General Trades	\$11,219.93
2	001.60-170.M Construction.Owner's Contingency.Material (Procure)	Owner's Contingency	\$(11,219.93)
<b>Grand Total:</b>			<b>\$0.00</b>

Salas Obrien (BVH Integrated Services, P.C.)

Town of East Hartford

Downes Construction Company

740 Main Street  
East Hartford, Connecticut 06108

200 Stanley St  
New Britain, Connecticut 06051



03/04/2024

SIGNATURE

DATE

SIGNATURE

DATE

Digitally signed by Michael Dell'Accio  
DN: C=US,  
E=michael@downesco.com,  
OU=Downes Construction,  
CN=Michael Dell'Accio  
Date: 2024.02.27 12:05:19-0500

Michael Dell'Accio

2/27/2024

SIGNATURE

DATE

Downes Construction Company  
200 Stanley St  
New Britain, Connecticut 06051  
Phone: (860) 229-3755

**Project:** 25-01-0396 - East Hartford Town Hall  
Town Hall 740 Main St CCC 50 Chapman Place  
East Hartford, Connecticut 06108

**Prime Contract Potential Change Order #IS011: CE #093 - Cx Agent**

<b>TO:</b>	Town of East Hartford 740 Main Street East Hartford, Connecticut 06108	<b>FROM:</b>	Downes Construction Company 200 Stanley St New Britain, Connecticut 06051
<b>PCO NUMBER/REVISION:</b>	IS011 / 0	<b>CONTRACT:</b>	25-01-0396 - East Hartford Town Hall
<b>REQUEST RECEIVED FROM:</b>		<b>CREATED BY:</b>	Mike Dell'Accio ( <b>Downes Construction Company</b> )
<b>STATUS:</b>	Pending - In Review	<b>CREATED DATE:</b>	2/21/2024
<b>REFERENCE:</b>		<b>PRIME CONTRACT CHANGE ORDER:</b>	None
<b>FIELD CHANGE:</b>	No		
<b>LOCATION:</b>		<b>ACCOUNTING METHOD:</b>	Amount Based
<b>SCHEDULE IMPACT:</b>		<b>PAID IN FULL:</b>	No
<b>EXECUTED:</b>	No	<b>SIGNED CHANGE ORDER RECEIVED DATE:</b>	
		<b>TOTAL AMOUNT:</b>	\$0.00

**POTENTIAL CHANGE ORDER TITLE:** CE #093 - Cx Agent

**CHANGE REASON:** Client Request

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

CE #093 - Cx Agent

This is an "in-scope" change order. \$20,000.00 was budgeted for Commissioning Services for the project. The low bid for the commissioning services is \$49,760.00

**ATTACHMENTS:**

[Safariny Corp.pdf](#)

#	Budget Code	Description	Amount
1	001.60-120.M Construction.Commissioning Agent.Material (Procure)	Commissioning Agent	\$29,760.00
2	001.60-170.M Construction.Owner's Contingency.Material (Procure)	Owner's Contingency	\$(29,760.00)
<b>Grand Total:</b>			<b>\$0.00</b>

Salas Obrien (BVH Integrated Services, P.C.)

Town of East Hartford

740 Main Street  
East Hartford, Connecticut 06108

Downes Construction Company

200 Stanley St  
New Britain, Connecticut 06051

SIGNATURE DATE

SIGNATURE DATE

SIGNATURE DATE

Digitally signed by Michael Dell'Accio  
DN: C=US,  
E=mdellaccio@downesco.com,  
O=Downes Construction,  
OU=Downes Construction,  
CN=Michael Dell'Accio  
Date: 2024.02.21 08:25:44-0500'

2/21/2024