

19) **Change Order No.1 to United Carports, LLC for the Stadium Facility Project, CIP Project No. Z20003**

Approve and authorize the Executive Director to execute Change Order No. 1 for the amount not to exceed \$16,500.00 for the Stadium Facility Project to United Carports, LLC.



## **REPORT TO SUCCESSOR AGENCY**

**To:** Honorable Chair and Members of the Successor Agency

**From:** Jason Simpson, Executive Director

**Prepared by:** Shannon Buckley, Assistant Executive Director

**Date:** June 27, 2023

**Subject:** Change Order No.1 to United Carports, LLC for the Stadium Facility Project, CIP Project No. Z20003

### **Recommendation**

Approve and authorize the Executive Director to execute Change Order No. 1 for the amount not to exceed \$16,500.00 for the Stadium Facility Project to United Carports, LLC.

### **Background**

Under the Stadium Operations Contracts and Interim Management Agreement, the Successor Agency is responsible for capital repairs. The Successor Agency is performing a required facility capital project at Diamond Stadium. The project is needed to satisfy major league baseball facility requirements, facility capital repairs, and ADA building code accessibility inadequacies.

This project includes an expansion of over 6,000 square feet of indoor facility to accommodate the new locker room and clubhouse standards for major league baseball. This project will also include a new indoor batting facility and workout facility to replace the old decaying facility behind the home run wall.

On October 11, 2022, the Agency entered a public works construction project with United Carports, LLC. Work began shortly thereafter and progressed rapidly during the baseball off-season. The amount of this change order exceeds the approved 10 percent contingency in the original agreement amount.

### **Discussion**

The construction of the project was completed, and the facility was turned over to Storm Management. During the final stages of construction, it was determined that an additional concrete sidewalk (3,100 sq ft) around the facility would greatly improve the overall accessibility of the facility and access to the stadium concourse. Performing the additional concrete work before the start of the baseball season allowed for this work to be completed without disruption to the baseball team practices and home games. This permitted the contractor to complete the

additional work and expedited the project's completion. The additional scope of work compliments the original design and functionality of the new facility.

Consequently, after-the-fact approval of the change order expenditure is required to clean up the project accounting. The Contractor has completed all the work associated with the project scope but has not been paid the impending change order amount. Once approved, the final invoice payment for the project will be disbursed.

**Fiscal Impact**

Stadium Building Expansion Project, CIP, Project No. Z20003 is included in the Fiscal Year 22/23 – 27/28 Capital Improvement Plan (CIP) Budget. The contract amount herein is fully funded with ROP funding. Real Property Tax Trust Funds (RPTTF) are allocated to the Agency through the ROPS.

**Attachments**

Attachment 1- Change Order #1 - Z20003

**SUCCESSOR AGENCY OF THE SUCCESSOR AGENCY OF THE REDEVELOPMENT AGENCY OF THE  
CITY OF LAKE ELSINORE  
130 S. MAIN STREET  
LAKE ELSINORE, CA 92530  
(951) 674-3124**

**PROJECT CHANGE ORDER**

**CHANGE ORDER #** 1  
**DATE:** June 27, 2023

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**THIS CHANGE ORDER IS APPLICABLE TO:**

AGENCY PROJECT # Z20003  
PROJECT TITLE: **Diamond Stadium Facility Project**

CONTRACT AWARDED TO:  
**United Carport LLC**

DATE AWARDED: October 11, 2022

Authorized by: Jason Simpson  
Executive Director

TOTAL AMOUNT OF CONTRACT  
PRIOR TO THIS CHANGE ORDER  
\$525,000.00

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**CONTRACTOR IS AUTHORIZED TO MAKE THE FOLLOWING CHANGES:**

QUANTITIES INCREASED				
ITEM	QUANTITY	UNIT	UNIT PRICE	EXTENSION
3,100 sq ft finish concrete	Lump Sum	1.00	\$16,500.00	\$16,500.00
QUANTITIES DECREASED				
ITEM	QUANTITY		UNIT PRICE	EXTENSION
None				
TOTAL				\$16,500.00

**THE AMOUNT OF THE CONTRACT WILL BE (INCREASED) BY THE  
SUM OF \$16,500.00**

Change Order No. 1

<b>Review by:</b>	<b>Initials</b>	<b>Date</b>	<b>Approved by:</b>	<b>Date</b>
Director Public Works:	_____	_____	_____	_____
Executive Director	_____	_____	Contractor	_____