

109623

TO: Board of Acquisition and Contract**FROM:** Hugh J. Greechan, Jr., P.E.
Commissioner of Public Works and Transportation**DATE:** July 29, 2024**SUBJECT:** Resolution for the County of Westchester to approve Change Order No. 1 to Contract No. 22-508 with Sun-Dance Energy Contractors, Inc. d/b/a Markley Mechanical, for Basement Mechanical Room Rehabilitation, Norwood E. Jackson Correctional Center, Old Jail Medical Unit, Grasslands Campus, Valhalla, New York, in the amount not to exceed of \$232,000.00 increasing the total contract amount to \$1,554,673.00.

On January 25, 2024, your Honorable Board awarded Contract No. 22-508 for Basement Mechanical Room Rehabilitation, Norwood E. Jackson Correctional Center, Old Jail Medical Unit, Grasslands Campus, Valhalla, New York, to Sun-Dance Energy Contractors, Inc. d/b/a Markley Mechanical (“Contractor”), in the amount of \$1,322,673.00

The work under this contract consists of providing all necessary labor, materials and equipment required to replace existing duct mounted pneumatic reheat coils with new electric duct mounted reheat coils and all associated hot water pump, piping, valves and accessories. Existing Pneumatic thermostats for reheat coils shall be upgraded to digital room sensors, new Andover Controls shall be provided for new reheat coils and tied into existing county wide BMS, provide new graphics, programming and controls for new reheat coils as needed, replace all Duct Reheat Coil Hot water supply/return piping mains and branch piping with new, furnish and install new fan coil units to replace existing. All new piping, hangers, controls/electrical related work and materials shall be included. Demolish, remove and legally dispose of site one (1) existing Carrier Model # 16JB012 Chiller from medical unit basement mechanical room. All piping, wiring disconnections, draining pipe, unbolting hardware and related demolition work and materials shall be included. Furnish and install new LED lighting to replace existing lighting in medical unit basement mechanical room. All electrical/controls/conduit work associated with new LED and materials shall be provided for a complete install.

After award of Contract No. 22-508 and while the Contractor was replacing the reheat coil pipes, the pipes were found corroded and clogged and upon further investigation, the entire system was found deteriorated and additional work is needed before the system can be reconnected which includes replacing a heat exchanger, additional pumps, expansion tanks, air and dirt separator, and all associated work and piping.

The additional work was reviewed and approved by the Department of Public Works and Transportation (“Department”) and the cost of this additional work is estimated to be \$232,000.00 and is based upon the lump sum price proposed by the Contractor, which has also been reviewed and approved by the Department. The scope of work for this unexpected additional work could not have been anticipated at the time of bid, and therefore a Change Order to Contract 22-508 is hereby requested.

This additional work is incidental to the original work and does not materially alter the main purpose of the contract so as to constitute a new undertaking. The work is of the same nature as the initial work, is to be performed in the same general vicinity, is necessary to efficiently complete the project and was unanticipated until work under the contract commenced.

It is requested that your Honorable Board take action on the following:

Approval of Change Order No. 1:

Total Amount of Change Order No. 1	\$232,000.00
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This Change Order has been reviewed by the Law Department and a proposed form of Resolution is attached hereto for your approval.

Approval is recommended.

NS _____

APPROVED BOARD OF ACQUISITION & CONTRACT - 08/08/2024 - RAYMOND SCULKY, SECRETARY

RESOLUTION

RE: CONTRACT NO. 22-508
CONTRACT AMOUNT: \$ 1,322,673.00
CHANGE ORDER NO. 1 \$ 232,000.00
AMENDED CONTRACT AMOUNT: \$ 1,554,673.00

CHANGE ORDER NO. 1

Upon communication from the Commissioner of Public Works and Transportation,

WHEREAS, Hugh J. Greechan, Jr., P.E., Commissioner of Public Works and Transportation, requests approval of Change Order No. 1 on Contract No. 22-508, between the County of Westchester and Sun-Dance Energy Contractors, Inc. d/b/a Markley Mechanical, Peekskill, New York for Basement Mechanical Room Rehabilitation Norwood E. Jackson Correctional Center, Old Jail Medical Unit, Grasslands Campus, Valhalla, New York, and

WHEREAS, it is requested that Contract No. 22-508 be amended to replace a heat exchanger, additional pumps, expansion tanks, air and dirt separator, and all associated work and piping manholes; and

WHEREAS, this matter has been discussed by the Board; now, therefore, be it

RESOLVED, that said Change Order No. 1 on Contract No. 22-508 between the County of Westchester and Sun-Dance Energy Contractors, Inc. d/b/a Markley Mechanical, be and the same is hereby approved in the amount of \$232,000.00; and be it further

RESOLVED, that all other terms and conditions of Contract No. 22-508 shall remain in full force and effect; and be it further

RESOLVED, that the County Executive or his duly authorized designee is hereby authorized and empowered to execute any and all documents necessary or appropriate to effectuate the purposes hereof.

Total Amount of Change Order No. 1 \$232,000.00

Account to be Charged/Credited	Fund	Dept.	Major Program, Program & Phase Or Unit	Object/ Sub Object	Bond Act No.	Dollars
	335	35	BCR5E01C	6210-99	BA #218-2021	\$125,000.00
	101	46	3400	4310	NA	\$107,000.00

Budget Funding Year(s) 2024 **Start Date:** February 8, 2024 **End Date:** February 8, 2026
(must match resolution)

Funding Source: **Tax Dollars** 100% County

State Aid _____

\$232,000.00 **Federal Aid** _____

(must match resolution)

Other _____