



MEMORANDUM

Date: March 4, 2025

To: Honorable Mayor and Commissioners

Via: Brian L. Barroso
City Manager

From: Matt Willman
Utilities Director

Subject: **Approving the construction contract change order to Reynolds Construction, LLC for Richard A. Heyman Environmental Protection Facility RAS and WAS Pump System Replacement Project (File ID 25-3427)**

Introduction

Staff recommends that the Mayor and City Commission award a change order to the construction contract to Reynolds Construction, LLC in the amount of \$75,197.34 and authorize the City Manager to execute a change proposal in substantial conformance with the bid documents upon consent of the City Attorney and execute any necessary budget transfers.

Background

The Return Activated Sludge (RAS) and Waste Activated Sludge (WAS) pumps at the Richard A. Heyman Environmental Protection Facility (RAHEPF) are used to maintain balance of microorganisms in the treatment process of wastewater. These pumps are over 30 years old, exhibit significant signs of wear and tear and are at the end of their useful life. Localized equipment related to the pumps, including instrumentation and plumbing, show similar signs of age-related deterioration. It is necessary to renew the RAS pumps, WAS pumps, instrumentation, and plumbing to maintain and improve reliability and serviceability of the critical systems at the RAHEPF.

On June 8th, 2023, resolution 23-166 approved the construction contract award to Reynolds Construction, LLC dba Reynolds Construction of Florida, LLC in the amount of \$3,600,000.00. While the project has remained on schedule, several unforeseen conditions have arose which require additional consideration for the successful completion of the project and in order to maintain the reliability and functionality of the RAHEPF.

Change Order Scope

As demolition and disassembly of the RAS system began the contractor discovered deterioration of the existing 18" floor discharge pipes which were not included in the original design and scope of work. In addition to this deterioration, these pipes were found to be oriented in an unorthodox manner which conflicts with the construction drawings and materials already procured and on hand. Inspection inside these two discharge pipes further revealed the deterioration of the protective concrete liner within one of the pipes from the pump room to the nearby clarifier. Further deterioration of this liner could lead to pipe failure and leakage, resulting in a costly replacement project for the pipe in its entirety. The replacement and correct orientation of these discharge pipes is included in this change order as well as relining of the remaining underground piping to the clarifier.

Additionally, existing concrete pipe supports and bases were to remain as part of the construction drawings and original project scope. The contractor discovered that these supports do not match the as-built drawings for the wastewater treatment plant, with both inadequate concrete strength as well as inadequate or missing rebar. The replacement of these concrete pipe supports is included in this change order.

It's of value to the City to make these repairs while this portion of the operation is currently bypassed and currently under construction. Attempting to do this work at a later date would not only jeopardize normal operations in the meantime, but it would likely cost twice the amount of what we're looking at today.

Financial

The existing construction contract is in the amount of \$3,600,00.00. The total change order in the amount of \$75,197.34, represents only a 2.08% change above the normal contingency. This change order will be funded with a budget transfer from Sewer Fund Reserve account 401-3504-535-9900(Other Uses) to Sewer Fund account 401-3504-535-6500(Construction in Progress).

Recommendation

Staff recommends that the Mayor and Commission approve the change order to the construction contract to Reynolds Construction, LLC in the amount of \$75,197.34 and authorize the City Manager to execute documents of substantial conformance with the bid documents upon consent of the City Attorney. Staff also recommends authorizing the City Manager to execute any necessary budget transfers.