

RESOLUTION NO. 2022- 281

A RESOLUTION AUTHORIZING THE EXECUTION OF A CHANGE ORDER NO. 1 TO A PROFESSIONAL SERVICES AGREEMENT BY AND BETWEEN NEW ROAD CONSTRUCTION MANAGEMENT, CO., CHERRY HILL, NEW JERSEY AND THE CITY OF VINELAND CONSTRUCTION MANAGEMENT SERVICES FOR NEW FIRE STATION AND DEMOLITION OF EXISTING BUILDING ON THE SITE

WHEREAS, on November 9, 2021 City Council adopted Resolution 2021-523 awarding a professional services agreement to New Road Construction Management, Co. Cherry Hill, New Jersey (New Road), for construction management services for a new fire station and the demolition of the existing structures on said site (PSA); and

WHEREAS, the PSA permitted New Road to perform “Additional Services” if approved due to changed circumstances or the existence of unforeseen circumstances; and

WHEREAS, on June 17, 2022 New Road submitted correspondence to the City advising of findings inconsistent with the site evaluation given to New Road and the scope of the work for environmental remediation and demolition of the buildings on the site were found to be significantly understated and would require a licensed environmental consultant to coordinate remediation and demolition activities as well as demolition and environmental support, geotechnical surveys and reports, GPR investigation and testing for soil compaction and proposals for such consultants were obtained to perform the added services in accordance with the Professional Services Agreement in the amount of \$119,306.00 in accordance with the attached proposal; and

WHEREAS, City Council finds it to be in accordance with the terms of the Professional Services Agreement to allow Change order No. 1 to the agreement to cover for such unforeseen circumstances in the scope of services to be provided.

WHEREAS, the increase is recommended by the Business Administrator and Council finds it to be in the best interest of the City.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Vineland that the Mayor and Clerk are hereby authorized to execute a Change Order No. 1 to a Professional Services Agreement with New Road construction Management Co, Cherry Hill, New Jersey for additional services in the amount of \$119,306.00 for the cost of the services outlined in the correspondence dated June 17, 2022 attached hereto and made a part hereof.

Adopted:

President of Council

ATTEST:

City Clerk



"YOUR PROJECT ADVOCATE SINCE 1979"

June 17, 2022

Robert E. Dickenson, Jr.
Business Administrator
City of Vineland
640 E. Wood Street, PO Box 1508
Vineland, NJ 08360

Re: Summary of Sub-Consultant Pass-through Contracts

Dear Mr. Dickenson,

Regarding preconstruction work for the demolition of the existing Limpert Brothers Building at 202 NW Boulevard in Vineland, NJ; the information provided in the City's Request for Proposals was as follows: to "Provide technical specification package and any plans drawings that the City will use to bid the Demolition of the existing Limpert Brothers building where the new Fire Station will be constructed."

After award to NEW ROAD Construction Management for CM services and upon our initial due diligence and site investigation, it was determined that the information provided did not accurately depict the true site conditions encountered. The scope of work for environmental remediation and demolition of the property was found to be significantly understated. This was discussed at a meeting with City officials on December 22, 2021, when it was determined that a licensed environmental consultant would be required to coordinate remediation and demolition activities which are intertwined. At a subsequent meeting on January 26, 2022, NEW ROAD was authorized to engage Pennoni on the environmental investigation and other associated tasks regarding the demolition of the Limpert Brothers building. It was agreed that work is to be performed within a budget of \$80,000. This scope would also include environmental monitoring during demolition and remediation activities.

NEW ROAD was also asked to solicit a proposal from Pennoni to perform geotechnical investigation for the new building in addition to the environmental/demo proposal. This scope was coordinated with the architect and their structural engineer to validate their structural assumptions.

At a meeting with City officials on March 22, 2022, it was discussed that residential homes had previously existed on the portion of the site to the east of the demolition. It was suggested that a Ground Penetrating Radar (GPR) survey be done to potentially locate anything underground such as building foundations that were not removed, underground tanks that were left in place, utilities that were abandoned and forgotten, etc. to avoid change orders later for unforeseen issues found during construction.

NEW ROAD was asked to subcontract this effort which we did and coordinated the investigation and report. The investigation was completed on 5/18/22 and the GPR survey report was submitted to the City on May 31, 2022. The area that was investigated was the location of the new parking area. There were some underground anomalies found as shown in red on the plan. This information will be used to assist in preparing the site work specifications.

The Geotechnical Report and Environmental Investigation Survey Report were submitted to the City on March 18, 2022. NEW ROAD and Pennoni coordinated and produced the bid package based on the available information and due diligence investigations during preconstruction. The Demolition/Environmental Remediation Bid was advertised for bid by the City on April 8, 2022, and proposals were received on May 24, 2022. A successful bidder Winzinger Inc was approved by City Council on June 14, 2022.

During the investigation of the building for demolition, it was determined there was a sub-basement that would require excavation to a depth of +/- 15 feet with significant backfill requirements. The Team confirmed the need to engage a 3rd Party for testing and inspections of backfill. The testing and inspection consultant will confirm the soil is suitable and be present during backfilling operations to confirm soil compaction and ensure proper soil bearing capacity for the construction of the new building. NEW ROAD was again asked to solicit proposals and engage this consultant as a pass-through contract. Our recommendation was presented to the City on June 1, 2022, for authorization to proceed.

The sub consultant contracts authorized by the City of Vineland for the aforementioned work are as follows:

Demolition and Environmental Support:

Pennoni - NTE \$80,000 (Investigation and Reports completed, environmental oversight will take place during construction)

Geotechnical Survey and Reports:

Pennoni – LS \$16,500.00 (phase 1 completed, phase 2 will take place after demolition)

GPR Investigation:

Lexis Group – LS \$3,950.00 (completed)

3rd Party Testing for Soil Compaction:

Pennoni – NTE \$8,010.00 (not yet awarded, would take place during demolition backfilling operations)

Please feel free to call the office with any concerns in reference to the above.

Sincerely,



Chuck Romanoli, CCM
Principal