

August 26, 2025  
150004-014

Honorable Benjamin Boutwell, Mayor  
Town of Century  
7995 North Century Boulevard  
Century, FL 32535

RE: Century Miscellaneous Wastewater Improvements (Phase II) – Change Order No. 2

Dear Mayor Boutwell:

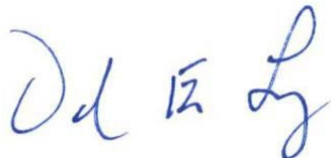
Please find attached Change Order Request No. 2 from Talcon Group, LLC. This Change Order includes an additional cost to the project of \$62,700.00 (as well as 60 additional days) to compensate the Contractor for demolition and reconstruction of the existing sludge press building. As noted in the attached letter from the Contractor, they have discovered some significant damage to the building framing (columns, purlins, and girts). As noted in their letter and email dated August 19, 2025, they are proposing to demolish the existing building to the foundation and construct a new identical building in the same location and of the same size.

We have reviewed the Contractor's request and find it to be in order. While we are not structural engineers and have not completed a detailed structural evaluation, we have inspected the deterioration noted in the contractor's letter and concur with their assessment. Given the cost of replacement proposed, we believe that this change order will yield a new building at a reasonable cost and recommend approval by the Council to allow you to execute the Change Order. You will recall that this project budget already exceeds the total grant funds, and therefore the cost of this Change Order will need to be paid out of Town funds (LOST or another account).

Please review the Change Order for yourself and should you have any questions or concerns, please do not hesitate to contact me. Additionally, I can be available at the next Council meeting to present this Change Order to Council and address any questions that they may have if required.

Sincerely,

**MUNICIPAL ENGINEERING SERVICES, INC.**



Dale E. Long, P.E., LEED AP  
Senior Project Engineer

/DEL

Attachments

# CONTRACT CHANGE ORDER

ORDER NO.

2

DATE

August 21, 2025

STATE

Florida

COUNTY

Escambia

CONTRACT FOR: Miscellaneous Wastewater System Improvements - Phase II - WWTP Improvements)

PROJECT NO.: 150004-011

OWNER: Town of Century

TO CONTRACTOR: Talcon Group, LLC

156 Dupont Road

Havana, FL 32333

You are hereby requested to comply with the following changes from the contract plans and specifications.

Bid Item No.	Add/Deduct	No	Unit	Description of Changes (Supplemental Plans And Specifications Attached)	Unit Price	DECREASE In Contract Price	INCREASE In Contract Price
<b>BASE BID D - Sludge Press Replacement</b>							
9	Add	1	LS	Demolish Electrical Panels (salvage) and Disconnect Power	\$4,000.00	\$0.00	\$4,000.00
10	Add	1	LS	Demolish Sludge Press Building and Haul Off	\$10,000.00	\$0.00	\$10,000.00
11	Add	1	LS	Erect New Building (materials, sealed plans, and permits included)	\$45,000.00	\$0.00	\$45,000.00
12	Deduct	1	LS	Delete Painting Existing Columns and Purlins	\$6,000.00	\$6,000.00	\$0.00
13	Add	1	LS	Reinstall Electrical Panels (salvage) and Reconnect Power	\$4,000.00	\$0.00	\$4,000.00
14	Add	1	LS	Overhead and Profit	\$5,700.00	\$0.00	\$5,700.00
<b>TOTALS</b>						\$6,000.00	\$68,700.00
<b>NET CHANGE IN CONTRACT PRICE</b>						<b>\$62,700.00</b>	

## JUSTIFICATION:

The existingsludge press building structure (columns, purlins, girts, etc.) are rusted and corroded such that the building integrity has been compromised. To this end, the Contractor recommends demolition of the existing building and replacement with a new building.

The amount of the Contract will be **INCREASED** By The Sum Of:

Sixty-Two Thousand, seven Hundred Dollars, and No Cents

\$62,700.00

The Contract Total Including this and Previous Change Orders Will Be:

Five Million, Four Hundred Twenty-Two Thousand, One Hundred Forty-Six Dollars, and No Cents

\$5,422,146.00

The Contract Period Completion of Project Will Be

UNCHANGED 21 DAYS

The Contract Completion Date Shall Therefore Be

5/28/2026

*This document will become a supplement to the contract and all provisions will apply hereto.*

Requested

(Talcon Group, LLC)

8/22/2025  
(Date)

Recommended

(Municipal Engineering Services, Inc.)

8/25/2025  
(Date)

Accepted

(Town of Century)

(Date)

**From:** Cameron Helms <chelms@talcongroup.com>  
**Sent:** Tuesday, August 19, 2025 2:28 PM  
**To:** Dale Long  
**Subject:** Re: Sludge Press Building Change Order 2

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Talcon's proposal includes the demolition of the existing sludge press building down to the existing concrete slab. The newly designed building layout, as shown in the attached photos, will match the existing building footprint exactly.

Included in Talcon's scope of work:

- Demolition of the existing structure down to the concrete slab
- Erection of a new building matching the original footprint with new anchor bolts
- Installation of a new single personnel door
- Installation of one exhaust fan and one metal louver
- New roofing installation
- Installation of the siding and overhead door (as per the original contract)
- Electrical work to include:
  - Demolition and removal of existing electrical components
  - Reinstallation of the existing panel and control switches

Please review the attached layout images for further details. Let us know if any modifications or clarifications are required.

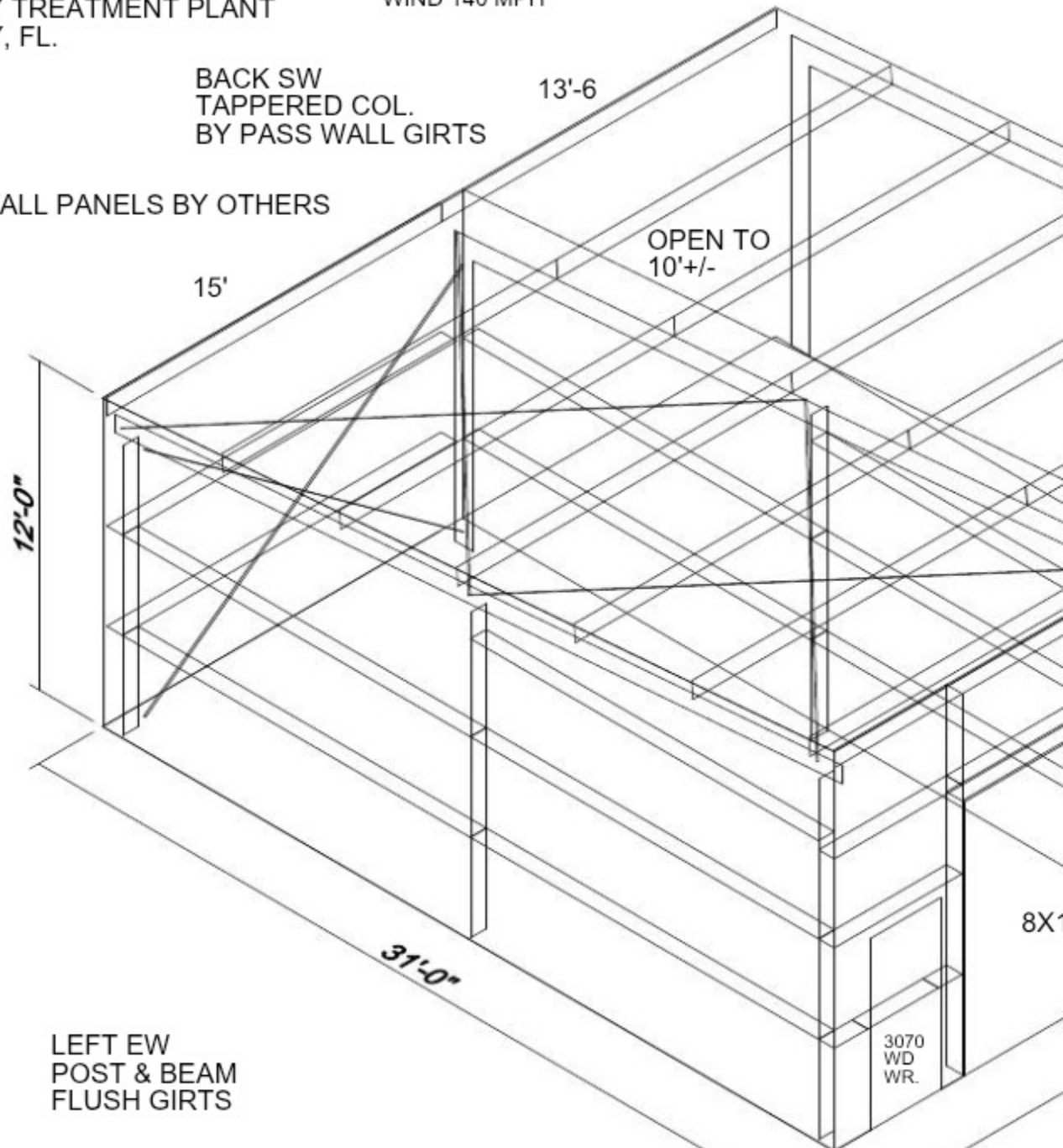
TC080725A  
TALCON  
BRYANT MC CALL

CENTRY TREATMENT PLANT  
CENTRY, FL.

CODE: FBC 23  
EXP C  
CAT II  
COLL LOAD 2#  
WIND 140 MPH

BACK SW  
TAPPERED COL.  
BY PASS WALL GIRTS

NOTE:  
1) ALL WALL PANELS BY OTHERS



SKETCH IS FOR REFERENCE ONLY



*Cameron Helms*

Cameron Helms - Project Manager

[chelms@talcongroup.com](mailto:chelms@talcongroup.com)

850-637-0049

**West Division**

P: 850-500-8820

F: 850-574-0686

8820 Grow Dr.

Pensacola, FL 32514

**East Division**

P: 850-574-4400

F: 850-574-0686

156 Dupont Rd

Havana, FL 32333

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**From:** Dale Long <[dlong@mesi-fl.com](mailto:dlong@mesi-fl.com)>  
**Date:** Tuesday, August 19, 2025 at 12:10 PM  
**To:** Cameron Helms <[chelms@talcongroup.com](mailto:chelms@talcongroup.com)>  
**Subject:** RE: Sludge Press Building Change Order 2

Cameron,

Please also confirm that this includes the roofing, louvers/exhaust fan, and what you plan to do with the lean to portion where the dumpster is located. I want to be certain that when I speak with the Council on this subject, I have a complete understanding of what all is included for the \$62,000. Thanks!

Dale

**From:** Cameron Helms <[chelms@talcongroup.com](mailto:chelms@talcongroup.com)>  
**Sent:** Tuesday, August 19, 2025 8:08 AM  
**To:** Dale Long <[dlong@mesi-fl.com](mailto:dlong@mesi-fl.com)>  
**Subject:** Sludge Press Building Change Order 2

Dale,

Attached is the change order for the renovation/demo and reinstall new sludge press building.

Please let me know what you think and if we can move forward with this so I can get materials ordered. 2-3 months on lead times for some of it.

**West Division**  
8820 Grow Dr.  
Pensacola, FL 32514  
Phone 850-500-8820



[www.TalconGroup.com](http://www.TalconGroup.com)

**East Division**  
156 Dupont Road  
Havana, FL 32333  
Phone 850-574-4400 • Fax 850-574-0686

## **Structural Integrity Concerns During Demolition of Existing Sludge Press Building**

During the demolition of the siding on the existing sludge press building, we have uncovered significant structural deterioration in multiple areas throughout the structure. This includes severe rust and corrosion compromising the integrity of critical load-bearing elements such as the girts, columns, and Z-purlins, which are essential components of the building's structural framework.

In order for Talcon to repair these deteriorated areas, an extensive amount of manpower and resources would be required to reinforce and patch structurally unsound components. These repairs would amount to a temporary fix — essentially placing a "band-aid" on a compromised structure — rather than a long-term solution.

Given the extent of the damage and the level of effort required to remediate it, we believe that replacing the metal building in its entirety with new, structurally sound materials could be achieved at a comparable cost, while offering greater safety, durability, and long-term value.

Cameron Helms  
Project Manager  
Talcon Group LLC























