

TASK ORDER

This is Task Order No. 2025-06,
consisting of 4 pages
City of Columbus
Fireman's Park Pavilion Remodel

In accordance with the Agreement Amendment between City of Columbus (Owner) and Ruekert & Mielke, Inc. (Engineer) dated February 20, 2019, Owner and Engineer agree as follows:

1. Specific Project Data

A. Title: Fireman's Park Pavilion Remodel

B. Description: This task order includes due diligence, design, bid letting and construction administration phases for the interior remodel for the Fireman's Park Pavilion. The remodel consists of removal of existing carcinogenic insulation materials (asbestos abatement), building envelope insulation and the addition of HVAC. The project will be released for letting in one (1) of two (2) ways: 1) one combined package requiring a general contractor and team of subcontractors, or 2) three separate bid packages including each of the three elements of the project.

2. Services of Engineer

A. PHASE 1 – Due Diligence

- i. Scan building
 - Team of 2 travel to/from site.
 - Scan entirety of building.
 - Process data for use in review and model generation.
- ii. Build 3D model
 - Use scan data to build accurate working model (Revit).
- iii. Design development – high level HVAC system evaluation
 - Define multiple HVAC systems and viability based on determined factors, feasibility, timeframe, capital cost.
 - High level comparison between the HVAC systems and recommendation to City.
 - Includes meeting with City to determine design path forward.

B. PHASE 2 – Design

- i. Plan Development
 - Prepare existing conditions.
 - Demolition plans for elements that require removal – Asbestos abatement, HVAC equipment, utilities.
 - Building envelope insulation add.
 - HVAC system design – equipment, distribution and utility adjustments.
 - Incidental electrical.
 - Incidental plumbing.
 - Prepare cover, notes, details and schedules.
 - Meet with City stakeholders to review prior to bid letting.
 - Final opinion of probable construction cost.
- ii. Specification Development
 - Specifications – legal and procedural, front ends.
 - Specifications – technical equipment, materials, distribution and utilities.
 - Complete project manual for bidding.

C. PHASE 3 – Bid Letting

- i. General coordination with City.
 - Confirm how to release bid package(s); either single package, or multiple separate packages.

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- ii. General coordination with potential bidders.
- iii. Addenda preparation.
- iv. Attend Pre-Bid meeting.
- v. Attend bid opening.
- vi. Review bids and prepare bid tabulation.
- vii. Make formal award recommendation to City.

D. PHASE 4 – Construction Administration

- i. Attend Pre-Construction meeting.
- ii. Review awarded contractor schedule.
- iii. Review and respond to contractor Request for Information (RFI) via Instruction to Contractors (ITC) with plan revisions.
- iv. Review submittals.
- v. Attend periodic construction review meetings; assume bi-weekly through construction.
- vi. Review closeout materials – Operations & Maintenance (O&M) Manuals, Pay Application.
- vii. Provide punch list walkdown and write-up.

3. Owner's Responsibilities

City shall have those responsibilities set forth in Section II of Agreement, subject to the following:

- A. City shall confirm attendance at meetings prior to attendance by Engineer.
- B. Provide approval of selected design and specifications.
- C. Provide timely review of plans.
- D. Provide submittal to State Historic Preservation Office (SHPO).

4. Work Excluded

- A. The following items are excluded from the Scope of Services:
 - i. Any scope that is not specifically listed above.
 - ii. Follow-up site visits, meetings, and certifications not included in the scope listed above.
 - iii. Exterior improvements.
 - iv. Alternatives analysis different from those specifically listed above.
 - v. Environmental impact statements.
 - vi. Record drawings.
 - vii. Boundary survey or property survey.
 - viii. Permitting.
 - ix. Public hearings.

5. Times for Rendering Services

- A. Schedules are subject to change due to activities beyond the control of Axiom Consultants-R/M. In general, the tentative schedule is as follows:

<u>Phase</u>	<u>Completion Date</u>
Authorization to Proceed	11/17/2025
Due Diligence – Scan & Model	12/12/2025
High Level HVAC Comparison	12/19/2025
Preliminary Design	03/31/2026
Final Design and Advertise	04/14/2026
Advertisement for Bids	04/21/2026 & 04/28/2026
Bids Due on Project	05/12/2026
Council to Consider Bids	05/19/2026
Construction	09/30/2026

6. Payments to Engineer

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A. Owner shall pay Engineer for services rendered as follows:

<u>Category of Services</u>	<u>Compensation Method</u>	<u>Lump Sum</u>
Phase 1 – Due Diligence	Lump Sum	\$8,500
Phase 2 – Design	Lump Sum	\$28,000
Phase 3 – Bid Letting	Lump Sum	\$4,800
Phase 4 – Construction Administration	Lump Sum	\$8,000
	Total =	\$49,300

B. The terms of payment are set forth in the Standard Terms and Conditions.
C. Agreement is incorporated by this reference. Axiom-R/M is authorized to begin performance upon its receipt of a copy of this Task Order signed by the City.

7. Consultants

A. None.

8. Other Modifications to Standard Terms and Conditions

A. None.

9. Attachments

A. None.

10. Documents Incorporated by Reference

Ruekert & Mielke, Inc. / Client Master Agreement

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TASK ORDER NO. 2025-06
Fireman's Park Pavilion Remodel
Between City of Columbus
and
Ruekert & Mielke, Inc.
Dated November 4, 2025

Terms and Conditions: Execution of this Task Order by Owner and Engineer shall make it subject to terms and conditions, (as modified above) set forth in the Master Engineering Agreement Amendment between Owner and Engineer, dated February 20, 2019, which are incorporated by this reference. Engineer is authorized to begin performance upon its receipt of a copy of this Task Order signed by Owner.

The Effective Date of this Task Order is November 4, 2025.

OWNER:

City of Columbus

Signature: _____

Name: _____

Title: _____

Date: _____

ENGINEER:

Ruekert & Mielke, Inc.

Signature: _____

Name: Jason P. Lietha, P.E.

Title: Senior Vice President

Date: October 24, 2025

DESIGNATED REPRESENTATIVE FOR TASK ORDER

Name: _____

Name: Joe Lomheim, P.E.

Title: _____

Title: Senior Mechanical Engineer

Address: _____

Address: 300 South Clinton Street, Unit 200
Iowa City, IA 52240

Email: _____

Email: jlomheim@axiom-con.com

Phone: _____

Phone: (712) 490-5553