Amendment to the Professional Services Agreement

PROJECT: (name and address)
INDOOR AQUATIC CENTER,
MULTI-SPORT FACILITY AND
SENIOR & CULTURAL CENTER
NORMAN, OK

AGREEMENT INFORMATION: Date: AUGUST 19, 2019

AMENDMENT INFORMATION: Amendment Number: 004

Date: February 15, 2023

OWNER: (name and address)
Norman Municipal Authority

201- C West Gray, P.O. Box 370

Norman, OK 73070

ARCHITECT: (name and address)
FRANKFURT-SHORT-BRUZA
ASSOCIATES, P.C. (FSB)
5801 Broadway Extension, Suite 500
Oklahoma City, OK 73118

The Owner and Architect amend the Agreement as follows:

To amend the Article 4.2.5 to read "If the services covered by this Agreement have not been completed by November 30, 2023, through no fault of the Architect, extension of the Architect's services beyond that time shall be compensated as Additional Services."

To amend Article 3 Scope of Architect's Basic Services and Article 4 Supplemental and Additional Services to include the attached Exhibit C titled "Norman Indoor Aquatic Center, Multi-Sport Facility and Senior & Cultural Center Extended Construction Administration Additional Services Proposal" Created on December 8, 2022 and Revised on February 15, 2023.

To amend Article 11.7 Exhibit B with FSB 2023 hourly rates.

The Architect's compensation and schedule shall be adjusted as follows:

Compensation Adjustment:

Compensation for this additional service will increase the values as stated in 11.1 and 11.5 for the Construction Phase and shall be increased by the dollars shown below.

 Indoor Aquatic Center & Multi-Sport Facility
 \$175,000.00

 Senior Wellness & Cultural Center \$25,000.00

Schedule Adjustment:

None

SIGNATURES:	
FRANKFURT-SHORT-BRUZA ASSOCIATES, P.C.	Norman Municipal Authority
ARCHITECT (Firm name)	OWNER (Firm name)
Kritin Killgoe SIGNATURE	SIGNATURE
Kristin Killgore, Principal PRINTED NAME AND TITLE	Larry Heikkila, Chairman PRINTED NAME AND TITLE
2/15/23	
DATE	DATE

APPROVED BY CITY OF NORMAN LEGAL DEPARTMENT BY CLISCUTTY LUCIDAD DATE 20123



FRANKFURT-SHORT-BRUZA-ASSOCIATES, P.C. CONSULTANT'S COMPENSATION FOR SERVICES Rates Effective January 1, 2023

PROFESSIONAL STAFF	HOURLY RATES
Principal	\$250.00
Project Manager, Senior	\$188.00
Project Manager	\$163.00
Project Coordinator	\$105.00
Mechanical Engineer, Senior	\$160.00
Mechanical Engineer	\$140.00
Mechanical EIT	\$115.00
Mechanical Designer	\$111.00
Plumbing Designer	\$115.00
Architect, Senior	\$165.00
Architect	\$121.00
Architectural Designer	\$100.00
Interior Designer, Senior	\$125.00
Interior Designer	\$100.00
Structural Engineer, Senior	\$173.00
Structural Engineer	\$144.00
Structural EIT	\$115.00
Structural Designer	\$90.00
Fire Protection Engineer, Senior	\$151.00
Fire Protection Engineer	\$115.00
Fire Protection Designer	\$110.00

Electrical Engineer, Senior	\$166.00
Electrical Engineer	\$140.00
Electrical EIT	\$130.00
Electrical Designer	\$104.00
Communication Specialist/RCDD	\$120.00
Civil Engineer, Senior	\$190.00
Civil Engineer	\$133.00
Civil EIT	\$112.00
Civil Designer	\$93.00
Civil Designer CADD Technician, Senior	\$93.00 \$95.00
	
CADD Technician, Senior	\$95.00
CADD Technician, Senior CADD Technician	\$95.00 \$82.00
CADD Technician, Senior CADD Technician Construction Representative, Senior	\$95.00 \$82.00 \$173.00
CADD Technician, Senior CADD Technician Construction Representative, Senior Construction Representative	\$95.00 \$82.00 \$173.00 \$143.00



Exhibit C

Norman Indoor Aquatic Center, Multi-Sport Facility and Senior & Cultural Center Extended Construction Administration Additional Services Proposal

Creation Date: December 8, 2022

Revision Date: Rev2 - February 15, 2023

FSB Project No: FSB2018-069-01 Young Family Athletic Center (Multi-Sport)

FSB2018-068-01 Senior Wellness Center

Referencing the original contract between Norman Municipal Authority and Frankfurt-Short-Bruza Associates, P.C. (FSB) dated August 27, 2019, FSB proposes amending the contract to create a funding mechanism for compensating additional Architectural and Engineering Services approved by the City of Norman throughout the remainder of Construction Administration phase and as referenced in the original contract.

Proposed Amendment 004 will also extend the contract date for services through 2023 and be based on FSB 2023 hourly rates. FSB recommends a contingency fund specific to design team additional services that may be used to make payment for additional services approved in writing by the City of Norman Project Manager. The design team will submit Change Requests monthly, if warranted, for review. The descriptions of scope of services outlined below are currently identified additional services for which this amendment funding will be distributed upon approval of the Change Orders. Remaining funds in the amendment will be allocated as needed for additional approved Change Order requests.

Note that Proposed Amendment No. 004 is for FSB and our subconsultants and is based on scope changes known as of the creation date of this document. However, the full allocation of \$200,000 may or may not be fully utilized, depending upon scope modifications that may or may not be made from now until December 31, 2023. Any unused funds in the Amendment will be retained by the Norman Municipal Authority.

Additional Services Amendments Request Descriptions & Justifications

A. #1 - Landscape Architectural Services Proposal – Multi-Sport

Additional Services to re-design the landscape irrigation from a 2-wire system to a conventional irrigation design. City of Norman in the September 29, 2022, GE Johnson (GEJ) Owner, Architect, and Contractor (OAC) meeting provided Notice to Proceed.

B. #2 - Exterior Building Signage @ Young Family Athletic Center - Multi-Sport

The City of Norman requested FSB review the exterior building signage locations as follows:

- 1. "The City of Norman" exterior sign on the Natatorium be changed to the YFAC Logo.
- 2. Remove the exterior signage on the opposite Natatorium metal panel corner.
- 3. Remove the exterior signage above the main entrance doors (2 locations). Replace these signs with low pedestal type directional signs near the entrances.

4. Provide signage at the drive entrance into the facility.

FSB will provide design documents for coordination with the sign specialty consultant, *takeform*, selected by the City of Norman and GE Johnson. The scope includes (1) exterior YFAC logo on the Natatorium, (1) Norman Regional sign on the exterior near the main entrance, (1) monumental sign at the main building entrance, and (1) monumental sign at the drive entrance near the street.

Services will include:

- 1. Design exploration and client visioning conversations.
- 2. Develop updated renderings and design concepts for the City of Norman to review and approve.
- 3. Provide design coordination documents for use by specialty consultant in signage design.
- 4. Develop Architectural, Civil, Structural, Electrical Contract Documents.
 - a. Provide site coordination documents locating the signs and landscaping requirements.
 - b. Provide required electrical/power needs to illuminate the signs.
 - c. Provide structural foundation design and sign connection detail to the foundation.
 - d. Provide structural connections of signs back to the building structure.
- 5. Project management including contracts, team, Owner / stakeholders, consultants, and information management.
- 6. Consultant coordination.
 - a. JHBR and Norman Regional will provide the Norman Regional sign contract documents for inclusion in this scope of service to be located on the wall out front of the main entrance shown in the renderings. FSB will complete the structural attachment design to the building and provide electrical engineering services as required to illuminate the sign.

This proposed fee covers work based on the scope listed above and completed scope of service to date, and is a fixed fee as noted below. Additional scope beyond changes noted above will be considered an additional service and may require additional fee. FSB is currently coordinating the structural support for the exterior building signage with GE Johnson as required to maintain the building construction schedule. FSB has also developed preliminary exterior monument sign design documents for coordination with the City of Norman. FSB is available to begin work January 2023 upon written acceptance of the proposal. FSB anticipates the length to complete the Contract Documents is 5 weeks. The proposed value of services is \$36,000. FSB and the City of Norman have agreed to include this scope of work as Basic Services, thus no change in contract amount.

C. #3 - Exterior Building Signage @ Senior Wellness Center

City of Norman requests FSB to design exterior signage for this facility. FSB will provide design and construction documents for all exterior signage.

Services will include:

- 1. Design options (completed/selected).
- 2. Develop Architectural, Civil, Structural, Electrical Contract Documents.
 - a. Provide site coordination documents locating the signs and landscaping requirements.
 - b. Provide required electrical/power needs to illuminate the signs.
 - c. Provide structural foundation design and sign connection detail to the foundation.
 - d. Provide structural connections of signs back to the building structure.
- 3. Project management of process and design team.
- 4. Consultant/Contractor coordination.

This proposed fee covers work based on the scope listed above and completed scope of service to date, and is a fixed fee as noted below. Additional scope beyond changes noted above will be considered an additional service and may require additional fee. FSB has also developed preliminary exterior monument sign design documents for coordination with the City of Norman. FSB is available to begin work January 2023 upon written acceptance of the proposal. FSB anticipates the length to complete the Contract Documents is 4 weeks. The proposed value of services is \$5,000. FSB and the City of Norman have agreed this scope of work as Basic Services, thus no change in contract amount.

D. #4 - Artwork Foundation @ Young Family Athletic Center (Multi-Sport)

City of Norman requested FSB prepare a proposal to develop Contract Documents for the YFAC Exterior Artwork foundation. FSB understands the scope of work to include:

- 1. Kick-off meeting with the City of Norman and artist to discuss the artwork site location, connection anchorage loads and design criteria, and other requirements related to the artwork installation.
- 2. Provide design coordination documents for use by artist in sculpture anchorage design.
- 3. Develop Contract Documents locating the artwork on site and incorporating into the Landscape Design.
- 4. Develop Architectural, Civil, Structural, and Electrical Contract Documents.
- 5. Project management coordination between GE Johnson, ADG, and City of Norman.
- 6. Construction Administration including answering Request for Information (RFIs), reviewing Shop Drawings, attending Owner/Architect/Contractor meetings.

This proposed fee covers work based on the scope listed above and is a fixed fee as noted below. Additional scope beyond changes noted above will be considered an additional service and may require additional fee. FSB is available to begin work within 2 weeks upon receipt of written acceptance of the proposal. The design, construction, and installation schedule for this artwork scope of work at this time has not been shared with FSB. FSB anticipates the length to complete the Contract Documents based on the information noted in this proposal is 4 weeks.

E. #5 - Extended Construction Administrative Services – Multi-Sport and Senior Wellness

Construction Administrative services have extended beyond those listed in the basic services contract. Coordination with the owner and operators requires meetings and document revisions beyond what was proposed. The extended construction schedule and increased construction budget requires the design team to review original programing, design, and product specification to coordinate with the owner/operator's revised direction. These extended services are anticipated to be ongoing through November 2023 and include the services of design consultants. FSB anticipates sending (2) employees to both the YFAC and Senior Wellness sites for the bi-monthly Owner Architect Contractor meeting hosted by the contractor. FSB will attend any pre-construction meetings requested but may require a remote meeting option. FSB will provide (1) monthly site observation report for the clients use. The proposed fee is for both YFAC and Senior Wellness.

For additional coordination meetings in which FSB attendance is requested FSB proposes providing the requested service on a time reimbursement using the attached 2023 hourly rates.

F. #6 - Competition Pool Depth Changes - Multi-Sport

On Tuesday, July 26th, 2022, Jason Olsen hosted a pool coordination meeting with the City of Norman Ad-Hoc committee providing input on the Young Family Athletic Center (YFAC) pool. The meeting

included discussion about the pool depths shown in the Contract Documents resulting in direction for the design team to explore alternate options for changing the depth. Three potential options exist:

- 1. Change the pool depth to vary from 6'-0" to 8'-1" instead of the 4'-0" to 8'-1" shown in the Contract Documents
- 2. Change the pool depth to be a consistent 6'-0" depth the whole length.
- 3. Change the pool depth to a consistent 2 meters (6'-7") depth the whole length.

Based on preliminary communications with our consultants BRS and WTI, our recommendation is Option 3 changing the pool depth to a 2-meter consistent depth. This is WTI's standard pool depth, and we anticipate no significant change to the mechanical systems except for the location of the inlets, drawings, excavation, and adding the additional structure. All these changes will need to be resubmitted to the Health Department and require all engineering disciplines to engage in additional services. Services included:

- 1. Project Management including contracts, team, and information management
- 2. Regulatory Review
- 3. Schedule Development
- 4. Design team planning and coordination meetings
- 5. Consultant coordination
- 6. Discipline coordination
- 7. Quality Control
- 8. Submission Coordination

The fee covers work based on the scope listed above. The proposed fee structure for this additional service is a fixed fee noted below. Additional scope beyond changes noted above will be considered an additional service and may require additional fee.

I. COST ESTIMATE

PROPOSED TOTAL OF AMENDMENT NO. 004

Bid Item	Description	Unit	Unit Price	Plan Quantity	Revised Quantity	Quantity Increased	Ai	mended Cost
004	Additional	Fixed	NA	NA	NA	NA	\$	200,000.00
	Services	Fee						

Total Contract Increase \$ 200,000.00

EXPLANATION OF BASIC SERVICES ALREADY INCLUDED

#	Description	Unit	Unit Price	Plan Quantity	Revised Quantity	Quantity Increase	 Wellness Increase	Multi-Sport Cost Increase
2	Exterior Building	Fixed	NA	NA	NA	NA	\$ 0.00	\$ 0.00
	Signage YFAC	Fee						
3	Exterior Building	Fixed	NA	NA	NA	NA	\$ 0.00	\$ 0.00
	Signage SW	Fee						

\$ 00.00

PROPOSED ADDITIONAL SERVICES KNOWN AT THIS TIME

#	Description	Unit	Unit Price	Plan Quantity	Revised Quantity	Quantity Increase	*****	or Wellness	Multi-Sport ost Increase
1	Landscape Architecture redesign irrigation (for CLS)	Fixed Fee	NA	NA	NA	NA	\$	0.00	\$ 1,500.00
4	Artwork Foundation	Fixed Fee	NA	NA	NA	NA	\$	0.00	\$ 24,862.00
5	Extended CA	Fixed Fee	NA	NA	NA	NA	\$	5,000.00	\$ 15,000.00
6	Competition Pool Depth Changes	Fixed Fee	NA	ŊA	NA	NA	\$	0.00	\$ 11,000.00
		To	tal per F	acility			\$	5,000.00	\$ 52,362.00
	Total			ces Now k	(nown				\$ 57,362.00

II. COST SUMMARY

Original Contract Amount Amendment No. 001 Amendment No. 002 Amendment No. 003	\$1,980,800.00 \$324,925.00 \$920,250.00 \$105,000.00
Proposed Amendment No. 004 Contingency	\$200,000.00
Senior Wellness Portion	\$25,000.00
YFAC Portion	\$175,000.00
Proposed Known Add'l Services Total Senior Wellness Portion YFAC Portion Remaining Amendment No. 004 Contingency Senior Wellness Portion Remaining YFAC Portion Remaining	\$ 57,362.00 \$5,000.00 \$52,362.00 \$142,638.00 \$20,000.00 \$122,638.00
New Revised Contract Amount	\$3,388,337.00
New Total including Add'l Service Contingency	\$3,530,975.00