

## MEMO

TO: Mayor McFarland and Committee Members

FROM: Andrew Beyer, P.E.

DATE: February 8, 2024

RE: February 12, 2024 Finance Committee Meeting

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Review and take possible action: Change Orders No. 1 through No. 3 - Masonic Temple Stabilization Project with McMullen & Pitz for \$232,558.19

### BACKGROUND

The City of Watertown has contracted with McMullen & Pitz of Manitowoc, WI to complete building stabilization work at 2 E. Main Street (Masonic Temple Building) in anticipation of the upcoming Main Street Bridge Replacement Project. The project consists of two distinct phases. McMullen & Pitz is under contract for Phase I of the project. Phase I scope of work largely includes installation of structural steel and installation of a soil stabilization system beneath the building's southern face.

Phase II scope of work includes demolition work at the bridge's northwest quadrant at 104 W. Main Street, and removal of the building encroachment to bedrock in two key locations at the bridge's northeast quadrant at 2 E. Main Street. Removal to bedrock will give assurances that the State's contractor can remove the existing bridge structure and install the eastern abutment of the new bridge. Through a coordinated effort with the Wisconsin Department of Transportation, removal of the encroachment to bedrock is to occur when the State's contractor has installed a cofferdam as part of the bridge project.

The City is in receipt of three change orders for the Masonic Temple Stabilization Project. Two of the change orders are associated with Phase I work with the remaining change order associated with Phase II work.

Change Order No. 1 (Phase I) is in the amount of \$37,380.00 and is associated with vibration and settlement monitoring of the Masonic Temple Building. This is a requirement of the State and is in the best interest of all involved parties.

Change Order No. 2 (Phase I) is in the amount of \$64,678.19 and is associated with unforeseen conditions found in the field and includes lead abatement of concealed steel beams, additional excavation work, dump truck rental, and masonry wall shoring.

Change Order No. 3 (Phase II) is in the amount of \$130,500.00 and will add Phase II Scope of Work to the contract with McMullen & Pitz.

Change Orders No. 1 through 3 will bring the contract price with McMullen & Pitz to a total of \$2,015,083.19 which exceeds the State's budgetary earmark by \$15,083.19. There is adequate funding available in the Bridge Repairs Reserve Account to cover the earmark exceedance associated with the change orders.