



QUATTROCCHI KWOK  
ARCHITECTS

Quattrocchi Kwok Architects  
636 5th Street  
Santa Rosa, California 95404

Phone: 707-576-0829

Fax:

**PCCO #004**

Project: 1655.00 - Franklin Elementary School Modernization - Measure  
I Project

1433 San Antonio Avenue  
Alameda, California 94501

Phone:

Fax:

## Prime Contract Change Order #004:

<b>DATE CREATED:</b>	11/ 19 /2020	<b>REVISION:</b>	0
<b>CONTRACT FOR:</b>	1:Franklin Elementary School Modernization - Measure I Project Prime Contract	<b>TOTAL AMOUNT:</b>	\$ 34,672.00

The original (Contract Sum)	\$ 2,741,079.00
Net change by previously authorized Change Orders	\$ 234,600.00
The contract sum prior to this Change Order was	\$ 2,975,679.00
The contract sum will be increased by this Change Order in the amount of	\$ 34,672.00
The new contract sum including this Change Order will be	\$ 3,010,351.00

The contract time will not be changed by this Change Order

**Not valid until signed by both the Owner and the Architect.**

Signature of the contractor indicates his or her approval herewith, including any adjustment in the Contract Sum or Contract Time.

The compensation (time and cost) set forth in this Change Order comprises the total compensation due the Contractor, all Subcontractors and all Suppliers, at all tiers, for the work or change defined in the Change Order, including all impact on unchanged work. By signing this Change Order the Contractor acknowledges and agrees, on behalf of themselves, all Subcontractors and all Suppliers, at all tiers, that the stipulated compensation includes payment for all work contained in the Change Order, plus all payment for the interruption of schedules, extended and unabsorbed overhead costs, delay, disruption, and all impact, ripple impact or cumulative impact on all other work under this Contract. The signing of the Change Order indicates that the Change Order constitutes full mutual accord and satisfaction for the changed work, and that the time and cost under the Change Order constitutes the total equitable adjustment owed the Contractor, all Subcontractors and all Suppliers, at all tiers, as a result of the change. The Contractor, on behalf of themselves, all Subcontractors and all Suppliers, at all tiers, agrees to waive all rights, without exception or reservation of any kind whatsoever to file any further claim related to this Change Order. No further claim or request for equitable adjustment of any kind whatsoever shall arise out of or as a result of this change or the impact of this change on the remainder of the work under this Contract.

**By execution of this Change Order the Contractor specifically waives, relinquishes, and releases any and all rights under Section 1542 of the California Civil Code which reads as follows:**

"A GENERAL RELEASE DOES NOT EXTEND TO CLAIMS WHICH THE CREDITOR DOES NOT KNOW OR SUSPECT TO EXIST IN HIS OR HER FAVOR AT THE TIME OF EXECUTING THE RELEASE, WHICH IF KNOWN BY HIM OR HER MUST HAVE MATERIALLY EFFECTED HIS OR HER SETTLEMENT WITH THE DEBTOR."

Alameda Unified School District  
2060 Challenger Drive  
Alameda California 94501

Dec 7, 2020

Date: \_\_\_\_\_

By: Shariq Khan  
By: Shariq Khan (Dec 7, 2020 16:33 PST)

Name: Shariq Khan  
Title: AUSD CBO

Date: \_\_\_\_\_

By: \_\_\_\_\_  
Name: Mialisa Bonta  
Title: AUSD Board President



Date: 12/04/2020

Quattrocchi Kwok Architects  
636 5th Street  
Santa Rosa California 95404

[Signature] 12/4/2020  
SIGNATURE DATE

Quattrocchi Kwok Architects

Name: Robbie Lyng

Robbie Lyng  
Robbie Lyng (Dec 7, 2020 10:02 PST)

SIGNATURE DATE  
Title: Senior Director of Construction

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Lathrop Construction Associates, Inc.

4001 Park Road  
Benicia California 94510

[Signature] 12-4-20  
SIGNATURE DATE

Printed On: 12/3/ 2020 02 :04 PM



POTENTIAL CHANGE ORDERS IN THIS CHANGE ORDER:

PCO #	Description	Schedule Impact	Amount
002	Provide anti-theft cage at Backflow device as required by EBMUD.	0 days	3,298.00
028.1	Paint conduit and ductwork previously installed by others as directed by the district.	0 days	4,100.00
030	Due to unforeseen conditions the plumbing rough in was relocated to miss underfloor obstructions.	0 days	3,577.00
031	Boys and Girls restroom partitions required modification by DSA to provide ADA clearances, this exposed areas of the epoxy floor that were not coated and these areas required patch and repair of the epoxy coating.	0 days	802.00
034	Due to unforeseen site conditions relocate irrigation valve box and remove shrubs to allow for new ramp wall installation at both San Antonio St and Paru St. entrance ramps.	0 days	622.00
036	Due to differing site conditions it was necessary to install spacers at the classroom door closers to provide proper operation with new FRP doors.	0 days	783.00
041.1	Paint new metal rain guards as directed by the MOF.	0 days	723.00
045	Due to unforeseen conditions it was necessary to Modify back draft dampers on 4 mechanical units to reduce wind noise and improve the classroom environment.	0 days	4,440.00
046	Due to unforeseen conditions related to the reduction in scope/removal of the new windows from the project. Modifications were required to the existing mechanical systems for louver installations and air flows.	0 days	16,327.00
TOTAL:			\$34,672.00

CHANGE ORDER LINE ITEMS: