

**CITY COUNCIL
COMMUNICATION:**

ITEM _____

**OFFICE OF THE CITY MANAGER
CITY OF DES MOINES, IOWA**

98-334

SYNOPSIS —

AGENDA:
AUGUST 17, 1998

SUBJECT:
INTERMODAL
TRANSPORTATION
FACILITY, CHANGE
ORDER NO. 58

TYPE:
RESOLUTION
ORDINANCE
RECEIVE/FILE

SUBMITTED BY:
HAROLD SMITH
CITY ENGINEER

A change order in the amount of \$58,217 is proposed with Taylor Ball L.C., Iowa Division, for additional work in conjunction with the Intermodal Transportation Facility project. This change order is the result of ongoing discussions with the contract day care provider and will provide optimum utilization of the floor space available in the day care facility for child care. These changes will provide maximum flexibility for space to efficiently operate this day care facility.

FISCAL IMPACT –

Of this project, 69 percent will be reimbursed through federal grants from the Federal Transit Administration (FTA), and 31 percent will be local share funding provided through a loan agreement with Polk County.

RECOMMENDATION –

Approval of Change Order No. 58 with Taylor Ball L.C., Iowa Division.

BACKGROUND –

The original design for the day care facility of the Intermodal Transportation Facility was based on assumptions made by the consultant after visiting other day care facilities within the metro area and review by the state agency which licenses day care facilities. At the time of the initial design, the City had not contracted with a child care provider.

Childtime Children's Centers has since been selected and approved by the City Council as the child care provider for this facility. The Request for Proposal (RFP) for the day care

provider stated 80-100 children of varying age groups could be serviced in this facility. The day care operator has indicated, and staff agrees, that if these changes are not made, they cannot operate this facility in conformance to the original RFP. To provide for this number of children utilizing the optimum teacher/child ratios, it is recommended that room configurations be modified in the original construction.

The consultant, Herbert Lewis Kruse Blunck Architecture Ltd., has revised the room layout to conform to the optimum teacher/child ratios to meet the needs of Childtime Children's Centers. The revised room layout required that modifications be made in Heating, Venting, and Air Conditioning (HVAC); mechanical; electrical; and doors. The contractor has reviewed these revised plans and has determined that all of the necessary revisions to the original plan will cost \$58,217.