

Resolution 2026-R-206

A Resolution authorizing the execution of a change order for the Civic Center Renovation Project for Utilities for the Site and Kitchen Remodel

BE IT HEREBY RESOLVED by the City Council of the City of Irondale, Alabama, in regular meeting duly assembled, a quorum being present, that Mayor James D. Stewart, Jr. is authorized to execute a Project change order with Shelby Company, LLC, in the amount of \$629,073.91 (as reviewed and recommended for approval by Williams Blackstock Architects and shown in Exhibit A hereto) as set forth below:

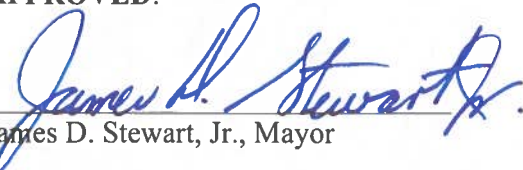
ITEM NUMBER	CHANGE	REASON FOR CHANGE	COST
PCO #17	Rain Leader Damaged by Spire/Miller Pipeline	Repair of Damaged line by Utility contractor.	\$4,727.00
PCO #34	Force Main Repair Damaged by Spectrum	Repair of Damaged line by Utility contractor.	\$6,523.47
PCO #52	Exterior Pole Bases, Light Pole Install and Light Install	Owner related item: Scope change from APCO to General Contractor installation of light foundations, fixtures and poles.	\$207,760.37
PCO #61	Updated Paving Plan scope of work/material	Design Development: Additional cutting and replacement of asphalt paving to accommodate new underground power to site lighting.	\$230,528.27
PCO #96	Kitchen MEP ROM	Owner Related Item: Cost to install new MEP utilities and exhaust duct for new kitchen equipment and hood.	\$139,200.00
CE #123	Storm Line, Water Meter and Back Flow Preventer	Cost to verify and install city required material.	\$32,190.00
CE #142	Add PRV to Pavilion Water Line	Install a Pressure Reducing Valve (PRV) to the water line connected to pavilion.	\$6,105.00
CE #151	Pole Base Location Conflicts	Design Development: Adjust light pole locations (x4) to avoid underground storm lines.	\$2,039.80

ADOPTED & APPROVED: This 15th day of September, 2026.



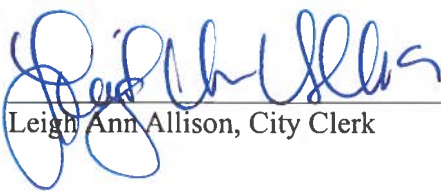
David Spivey, City Council President

APPROVED:



James D. Stewart, Jr., Mayor

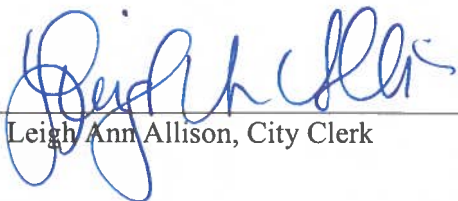
ATTESTED:



Leigh Ann Allison, City Clerk

CERTIFICATION

I, Leigh Ann Allison, the City Clerk of the City of Irondale, Alabama, hereby certify that the above to be a true and correct copy of a resolution adopted by the City Council of the City of Irondale at its regular meeting held on the 15th day of September, 2026, as the same appears in the minutes of record of said meeting.



Leigh Ann Allison, City Clerk

EXHIBIT A

September 11, 2026

Mayor James D. Stewart
City of Irondale
101 20th Street North
Irondale, Alabama 35210

**RE: Irondale Civic Center Renovation
Basis for Change Order and Status of Pricing – Site Utilities and Kitchen Remodel**

Mayor Stewart,

This letter is to recommend the approval of the Pending Change Orders (PCOs) and Change Events (CE) listed below for site utilities and kitchen remodel for the Irondale Civic Center project. As the architect of record, our firm has reviewed the scopes of work, justification and associated costs for these changes. We have determined that they are fair, reasonable, and necessary for the successful completion of the project.

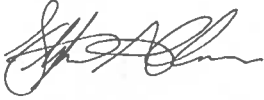
A summary of the recommended PCOs is detailed below:

- **PCO #17: Rain Leader Damaged by Spire/Miller Pipeline**
 - **Reason for Change:** Repair of Damaged line by Utility contractor
 - **Cost Impact:** \$4,727.00 Increase
 - **Schedule Impact:** No schedule impact
- **PCO #34: Force Main Repair Damaged by Spectrum**
 - **Reason for Change:** Repair of Damaged line by Utility contractor
 - **Cost Impact:** \$6,523.47 Increase
 - **Schedule Impact:** No schedule impact
- **PCO #52: Exterior Pole Bases, Light Pole Install and Light Install**
 - **Reason for Change:** Owner related item: Scope change from APCO to General Contractor installation of light foundations, fixtures and poles.
 - **Cost Impact:** \$207,760.37 Increase
 - **Schedule Impact:** 15 Days
- **PCO #61: Updated Paving Plan scope of work/material**

- **Reason for Change:** Design Development: Additional cutting and replacement of asphalt paving to accommodate new underground power to site lighting.
- **Cost Impact:** \$230,528.27 Increase
- **Schedule Impact:** No schedule impact
- **CE #096: Kitchen MEP ROM**
 - **Reason for Change:** Owner Related Item: Cost to install new MEP utilities and exhaust duct for new kitchen equipment and hood.
 - **Cost Impact:** \$139,200.00 Increase
 - **Schedule Impact:** TBD
- **CE #123: Storm Line, Water Meter and Back Flow Preventer**
 - **Reason for Change:** Cost to verify and install city required material.
 - **Cost Impact:** \$32,190 Increase
 - **Schedule Impact:** TBD
- **CE #142: Add PRV to Pavilion Water Line**
 - **Reason for Change:** Install a Pressure Reducing Valve (PRV) to the water line connected to pavilion.
 - **Cost Impact:** \$6,105 Increase
 - **Schedule Impact:** TBD
- **CE #151: Pole Base Location Conflicts**
 - **Reason for Change:** Design Development: Adjust light pole locations (x4) to avoid underground storm lines
 - **Cost Impact:** \$2,039.80 Increase
 - **Schedule Impact:** TBD
- **Total Financial Impact of Recommendations: \$629,073.91**
Total Schedule Impact of Recommendations: 15 Days

Our evaluation confirms that the pricing submitted by the contractor aligns with current market rates for labor and materials. Therefore, we recommend the approval of the Pending Change Orders (PCOs) and Change Events (CE) listed above for site utilities and kitchen remodel for the Irondale Civic Center project.

Sincerely,

A handwritten signature in black ink, appearing to read 'S. Allen', written in a cursive style.

Stephen Allen, President
Williams Blackstock Architects