

# CHANGE ORDER

PROJECT NAME: ROCKVILLE TOWN SQUARE  
 OWNER: THE MAYOR AND COUNCIL OF ROCKVILLE  
 CONSULTANT: D'AGOSTINO IZZO QUIRK ARCHITECTS  
 DATE OF ORIGINAL CONSULTANT AGREEMENT: March 21, 2005  
 DATE OF CHANGE ORDER: April 9, 2007  
 CHANGE ORDER NUMBER: 005

1. The Services provided by Consultant under the Agreement are changed as follows (*include a specific and detailed description of the change in the scope of the services, attaching relevant documents as appropriate*):

- A. Addition of rooftop terrace storage rooms, kitchen revisions for catering equipment and lobby revisions- \$22,355
- B. Building entrance signs, code signage and fire department signage - \$6,500
- C. Modify mezzanine electrical room entrance and beam revisions to accommodate mis-fabricated and installed structural steel - \$4,215
- D. Provide permit drawings for interior floor temporary heaters prior to fit out - \$2,000
- E. Conduit plans and details for building security system - \$4,500
- F. Reimbursable allowance for above - \$7,000

2. The original schedule or completion date for the Work has been changed as follows:

**No Change**

3. Consultant's fee is hereby increased as follows:

Design Services:

Architectural .....	\$18,000.00
Structural.....	\$3,715.00
Electrical .....	\$8,700.00
Mechanical.....	\$9,155.00
Travel and Reimbursable expenses.....	\$7,000.00
<b>TOTAL Not to Exceed .....</b>	<b>\$46,570.00</b>

**Consultant's adjusted total fee, including this Change Order, Six Hundred Eighty Thousand Two Hundred Seventy dollars & 00/100 (\$680,270.00 ).**

4. Consultant hereby waives and releases any other claim it may have against Owner for additional compensation, damages or additional time to perform the Services, resulting from, or related to, the change reflected in this Change Order, except as agreed to above.

THE MAYOR AND COUNCIL OF  
ROCKVILLE.

D'AGOSTINO IZZO QUIRK ARCHITECTS

By: \_\_\_\_\_

By: 

Name:

Name: **Thomas D Quirk**

Title:

Title: **V.P.**

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THE MAYOR AND COUNCIL OF  
ROCKVILLE.

D'AGOSTINO IZZO QUIRK ARCHITECTS

By: \_\_\_\_\_

By:  \_\_\_\_\_

Name:

Name: **Thomas D Quirk**

Title:

Title: **V.P.**

**D-2**



19 March 2007

Mr. Brian Spencer  
Federal Realty Trust  
110 North Washington Street  
Suite 500  
Rockville, Maryland  
20850

**Re: Rockville A&I  
D'AIQ Job# 0501  
Additional Services  
Requests for Change Orders  
Base-Building Addendum #3  
DAIQ Job # 0501.04**

Dear Brian,

Per our numerous conversations over the past several months, DAIQ and the Consultant members of the Design Team have expended significant time to the A&IC Project on various design issues requiring changes to the drawings following completion of the work, changes in project scope, or additional site visits or other administrative efforts to deal with coordination of work to respond to conflicts between Whiting-Turner and Sub-Contractors in relation to sub-contractor performance. We are pleased to submit this request for additional services for your review and comment.

#### **SCOPE DESCRIPTION**

Addendum #3 to the base-building construction documents included the addition of two storage rooms on the roof, revisions to the roof top kitchen to accommodate catering services, additions and revisions to interior lobby doors and storefront to accommodate VisArts build-out, and multiple small changes and coordination items to respond to Owner comments and requests. See attached Addendum 3 Narrative.

#### **SCHEDULE**

The work included in this addendum is complete.

#### **FEES**

Fees for this work will be billed hourly against the Upset Limits noted below.

#### **Architecture**

D'Agostino Izzo Quirk Architects                      \$ 7,500 plus reimbursable expenses

#### **Structural Engineering**

McNamara/Salvia    \$ 1,500 plus reimbursable expenses



**M/P Engineering**

F&S Construction Engineers

\$ 9,155 plus reimbursable expenses

**E Engineering**

B&R Construction Services

\$ 4,200 plus reimbursable expenses

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**Total**

**\$ 22,355 plus reimbursable expenses**

**REIMBURSABLE EXPENSES**

We request an increase in the Reimbursable Expense Upset Limit of \$ **2,500** to cover expenses related to this work.

**SUMMARY**

Should you find the terms of this proposal acceptable, we understand that the City will issue a Change Order to the main project Contract. Please contact me if you have any questions or comments related to this Change Order request.

Sincerely,

**D'Agostino Izzo Quirk Architects, Inc.**

A handwritten signature in black ink, appearing to read 'Tom Quirk', written over the company name.

Thomas D. Quirk

Project: Rockville Arts & Innovation Center  
DAIQ Job # 0501  
Date: 20 July 2006 ( *Revised 8/7/06* )

Please note, items in regular type reflect drawing changes that are coordinating field conditions, responses to RFI's, or work issued and paid for earlier by ASI or sketch and covered by existing Change Orders. Items in **Bold Face** type reflect changes in scope that may or may not result in cost adds or deducts.

#### **ADDENDUM # Narrative**

#### **Sheet #            Comment on Revisions**

#### **ARCHITECTURAL Drawings-DAIQ Architects, Inc.**

- A1.1            -Coordinate handrail with electric panel.  
                  -Coordinate lobby dimensions.  
                  -Coordinate deletion of concrete slab south of Line 6.  
                  **-Add GWB enclosures of duct riser and sprinkler risers in Tenant space north of Line 4. W-T to estimate added costs.**  
                  **-New galvanized steel WF pylon to mount gas line, vent, and valves at gas service into building at NE corner. W-T to estimate added costs.**
- A1.1A          -New sheet added to coordinate control joints in soffit with control joints in concrete beam encasement.
- A1.2            -Coordinate limit of CMU and 2hr shaftwall enclosure at Stair B per previously issued sketches.  
                  -Add GWB enclosures of duct riser and sprinkler risers in Tenant space north of Line 4. W-T to estimate added costs.  
                  -Coordinate GWB fascia supporting Level 2 storefront at Lobby.
- A1.3            -Coordinate plumbing risers at Line 5 per previously issued sketches.  
                  -Coordinate location of South Electric closet with Tenant build-out plan.  
                  -Coordinate Arriscraft at SE corner per ASI 8R.  
                  **-Delete Door 202 and Electric Closet north of Line 3. W-T to estimate credit.**  
                  **-Add exterior canopy to 7x7 tubes shown in previous ASI. W-T to estimate added costs.**  
                  **-Add 3 support plates and channels to allow installation of Level 2 storefront at Line 3. W-T to estimate added costs.**

- A1.4
  - Coordinate plumbing risers at Line 5 per previously issued sketches.
  - Coordinate location of South Electric closet with Tenant build-out plan.
  - Coordinate Arriscraft at SE corner per ASI 8R.
  - Delete Door 303 and Electric Closet north of Line 3. W-T to estimate credit.**
  - Coordinate dimensions of north electric room and 2 hr rated wall at horizontal exit.
  
- A1.5
  - Coordinate plumbing risers at Line 5 per previously issued sketches.
  - Coordinate location of South Electric closet with Tenant build-out plan.
  - Coordinate Arriscraft at SE corner per ASI 8R.
  - Coordinate dimensions of North Electric closet with Tenant build-out plan.
  - Install 2 hr rated shaftwall infill at elevator door opening at Service Elevator. W-T to estimate added costs.**
  
- A1.6
  - Coordinate plumbing risers at Line 5 per previously issued sketches.
  - Coordinate location of South Electric closet with Tenant build-out plan.
  - Coordinate dimensions of North Electric closet with Tenant build-out plan.
  - Install 2 hr rated shaftwall infill at elevator door opening at Service Elevator. W-T to estimate added costs.**
  
- A1.7
  - Revise mounting plate on guardrail post per previously issued sketches to coordinate with Se'Lux post light mounting detail.
  - Add two storage rooms adjacent to Stair B. W-T to estimate added costs.**
  - Add one single door and two sets of double doors. W-T to estimate added costs**
  - Add second layer of EPDM roofing at Tenant mechanical wells as "sacrificial" layers in areas of potential grease precipitate from Tenant Kitchen exhaust. W-T to estimate added costs.**
  - Reverse direction of swing on Doors R4 and R5 by shifting door locations.
  - Revise south wall at restrooms to provide alcove for water fountain.
  - Indicate location of kitchen equipment by others.
  
- A1.7A
  - Coordinate curb dimensions for storage rooms. W-T to estimate added costs.**
  - Coordinate curb dimensions and slab openings per previously issued sketches.

- A1.7B      **-Coordinate dimensions and locations of steel channel supports for metal stud framing of screen wall. 13 support channels total. Note 9 channel supports per For Construction Set. 4 total added . W-T to estimate added costs.**  
**-Add prefabricated roof curbs and insulated metal caps at three slab openings for Tenant exhaust shafts. W-T to estimate added costs.**  
**-Delete pavers per storage room plan. W-T to estimate credit.**
- A1.7C      -Added sheet showing roof-top paver pattern. Colors to be selected from manufacturer's standard palette.
- A1.8        **-Delete 10 Type T fixtures. W-T to estimate credit.**  
**-Coordinate roof condition at storage rooms including added aluminum gutters, downspouts, and splash-blocks. W-T to estimate added costs.**  
-Coordinate installation of window washer davits per previously issued sketches.  
-Coordinate mounting detail for Type T fixtures per previously issued sketches.
- A2.1        **-Delete Door 102 and replace with fixed window. W-T to estimate credit.**  
-Coordinate dimensions for Level 2 at 19'-5" per previously issued sketches.  
-Coordinate beam encasements at South Elevation per ASI 8R.  
-Coordinate height of cooling tower screen wall per field conditions.
- A2.2        -Coordinate dimensions for Level 2 at 19'-5" per previously issued sketches.  
**-Add 7x7 tube at Level 4 for banner support. W-T to estimate added costs.**  
-Coordinate canopy location at Main Entry.  
-Coordinate elevation of screen wall at roof with plan sheet A1.7.  
-Coordinate height of cooling tower screen wall with field conditions.
- A2.8        **-Add details for storage room construction. W-T to estimate added costs.**  
-Coordinate location of steel channel support posts at screen wall.  
-Coordinate door locations in screen wall with plan sheet A1.7.

- A3.3
  - Coordinate dimensions for Level 2 at 19'-5" per previously issued sketches.
  - Revise curb height at Level 3 per previously issued sketches.
  - Add two coats of elastomeric coating over "bituthene" at Detail 6. W-T to estimate added costs.**
- A4.1
  - Coordinate location of weep tubes to vent cavity walls. See detail 5.
  - Coordinate Detail 9 to accommodate deletion of aluminum "surround".
- A4.6
  - Add batt insulation at inside face of concrete beam encasement. See details 1, 2, 3. W-T to estimate added costs.**
  - Coordinate location of CMU at Door 116 per previously issued sketches.
- A4.7
  - Add batt insulation at inside face of concrete beam encasement. W-T to estimate added costs.**
  - Relocate Detail 1 to sheet A5.2A.
- A5.2
  - Delete Door 102 and replace with fixed window. W-T to estimate credit.**
  - Coordinate dimensions for Level 2 at 19'-5" per previously issued sketches.
- A5.2A
  - Add batt insulation at inside face of concrete beam encasement. W-T to estimate added costs.**
  - Coordinate dimensions of aluminum plate per previously issued sketches.
- A5.5
  - Coordinate detail of expansion joint at Library parapet per previously issued sketches.
  - Coordinate details at SE corner per ASI 8R.
- A5.6
  - Add 7x7 tube at Elevation 46'-10". W-T to estimate added costs.**
  - Coordinate two 7x7 tubes at Elevation 16'-8" per previously issued ASI.
- A5.7
  - Add curved aluminum plate, flashing collar, and sign support tubes for canopy to 7x7 tubes shown in previously issued ASI. W-T to estimate added costs.**
  - Coordinate detail for 7x7 tube through Arriscraft wall.
  - Coordinate dimensions for Level 2 at 19'-5" per previously issued sketches.

- A6.1
  - Coordinate dimensions for walls, etc. at Main Entry Lobby.
  - Reduce height of vestibule entry door to drop lobby ceiling to facilitate duct installation. W-T to estimate credit.**
  - Coordinate installation dimensions for elevator call buttons, lanterns, etc.
  - Replace wood panels with brushed stainless steel to accommodate Kone required details at elevator door frames.
- A6.1A
  - Coordinate Lobby dimensions.
- A6.1B
  - Add two sections of storefront at Level 2. See details 2 and 4. W-T to estimate added costs.**
  - Furnish and install 3 steel plate and channel supports, metal stud fascia, and GWB finish on fascia at VisArts entry . See details 5, 6, 7. W-T to estimate added costs.**
- A6.2
  - Revise plan of restrooms to accommodate added water fountain. Reduce mirror size, etc. Reverse door swings of restroom entry doors.
- A8.1
  - Delete Doors 102, 202, 303. Add Doors R12, R14, R15. W-T to estimate added costs differential of deducts versus adds.**

#### **STRUCTURAL Drawings-McNamara/Salvia, Inc**

- S2.1
  - Change In Elevation For Top Of Concrete Slab and Structural Steel
  - Hangers Added For Window Support**
  - Change In Canopy Framing**
- S2.3
  - Dimension Coordination
  - Add 7x7 tube for top support of banner**
- S2.5
  - Storage Room Framing Added**
  - W12x14 Near Elevator Opening And Not Shown In Structural Drawings Is Removed. Strait Steel Added This Piece To Their Erection Drawings.
  - Dimension Coordination
- S2.6
  - Brace Change At Trellis Framing at Bay 7/8 from X-bracing to K-bracing.**
  - Roof Framing For Storage Room Added**
  - Dimension Coordination.
  - Change In HSS Height at Bay 4/5**

- S5.7 -Details 23, 24, And 25 Added to show floor slab construction of roof-top storage rooms, wall and roof framing of roof-top storage rooms, and plate/channel support details for VisArts window/storefront at entry vestibule at Level 2.

## MECHANICAL / PLUMBING Drawings-E&S Construction Engineer

### **REASON FOR ISSUING:**

- 1.Changes between issues.

### **DRAWING REVISIONS:**

Bubbled changes are design changes, drawing updates, leasing changes and coordination.

### **MECHANICAL DRAWINGS:**

#### **Dwg. M-1:**

- a) Modified size of exhaust louver on north side of building to fit transom opening exactly.
- b) Modified size of intake louver on north side of building to fit transom opening exactly.
- c) Modified size of linear bar supply grille south of column 3.
- d) **Shortened exhaust duct in electrical room.**
- e) Modified size of outside air / relief air louver south of column line 6 on west side of building to fit exactly in transom opening.
- f) **Shortened tenant exhaust main and transitioned to avoid low height condition.**
- g) Modified size of outside air / relief air louver on south side of building to fit transom opening exactly.
- h) Specified sizes on details 2, 3, 4 and 5.

#### **Dwg. M-5**

- a) Drawing changed from 1/8 scale to 1/4 scale and split at column line 5. The north side of the building is now represented in M-5 and the south side of the building is represented in M-5A.
- b) All heat pump locations modified to avoid structural members and move all pumps into the main corridor. This was done to reduce noise levels in office spaces.
- c) Condenser water piping was moved to drawing M-5B.
- d) Outside air taps off of the main outside air duct were modified to reflect exact OA requirements.

- e) **Electric closet exhaust duct was shortened to reflect new closet orientation.**
- f) **Replaced WSHP temperature sensors with programmable thermostats due to removal of building BAS. Programmable thermostats location identified on drawing.**

**Dwg. M-5A**

*(Sheet Added)*

- a) See notes for Dwg. 5.

**Dwg. M-5B**

*(Sheet Added)*

- a) **Condenser water piping re-located to reflect new WSHP locations.**
- b) **Condenser water piping re-sized to reflect new, smaller, WSHP's.**
- c) **Condensate water piping added.**

**Dwg. M-6**

- a) Drawing changed from 1/8 scale to 1/4 scale and split at column line 5. The north side of the building is now represented in M-6 and the south side of the building is represented in M-6A.
- b) All heat pump locations modified to avoid structural members and move all pumps into the main corridor. This was done to reduce noise levels in office spaces.
- c) Condenser water piping was moved to drawing M-6B.
- d) Outside air taps off of the main outside air duct were modified to reflect exact OA requirements.
- e) **Electric closet exhaust duct was shortened to reflect new closet orientation.**
- f) **Replaced WSHP temperature sensors with programmable thermostats due to removal of building BAS. Programmable thermostats location identified on drawing.**
- g) ***Re-located 56" x18" OA duct from OAU-1 to roof level.(8/7/06)***

**Dwg. M-6A**

*(Sheet Added)*

- a) See notes for Dwg. 6.

**Dwg. M-6B**

*(Sheet Added)*

- a) **Condenser water piping re-located to reflect new WSHP locations.**
- b) **Condenser water piping re-sized to reflect new, smaller, WSHP's.**
- c) **Condensate water piping added.**

**Dwg. M-7**

- a) Fans EF-4, EF-5 & EF-6 re-located east of previous positions, ductwork adjusted accordingly.
- b) Intake hood re-located at column line 3, ductwork adjusted.
- c) **Split system units AC-1 and AC-2 added to supply new storage rooms at column lines 6 and 7.**
- d) EF-6 relocated due to addition of new storage rooms.
- e) **EF-2 model / fan type changed due to relocation off to side of roof curb. See schedules.**
- f) Refrigerant circuit conduit adjusted to locate in curb.
- g) Boiler spec. re-located to M-17.
- h) ***Increased height of roof curb for OAU-1 to 42" and added 72"x18" side discharge with turning vane. New OA duct to run across roof and enter adjacent shaft north of unit. ( 8/7/06 )***

**Dwg. M-8**

- a) Fans EF-4, EF-5, EF-6 & EF-7 re-located.
- b) Intake hood re-located at column line 3, ductwork adjusted.

**Dwg. M-9**

- a) Removed BAS flow and temperature sensors.

**Dwg. M-10**

- a) **Detail 1/M - 10 added: Utility Set Fan**

**Dwg. M-12**

- a) EF-2 – Schedule reflects fan type / model change to accommodate new fan configuration.
- b) Split system A/C unit schedule added for AC-1 & AC-2.

**Dwg. M-13**

- a) **Second and third floor heat pumps removed.**
- b) **Fourth and fifth floor heat pumps modified to reflect new, smaller heat pumps.**

**Dwg. M-14**

- a) **Fourth and fifth floor heat pumps modified to reflect new, smaller heat pumps.**

**Dwg. M-15**

- a) **Fourth and fifth floor heat pumps modified to reflect new, smaller heat pumps.**

**Dwg. M-17**

*(Sheet Added)*

- a) **Specifications for split system units AC-1 and AC-2 added.**
- b) **Boiler specification re-located to this sheet.**

**PLUMBING DRAWINGS:**

**Dwg. P-6**

- a) **Additional gas piping added to serve OAU-2.**
- b) **Sanitary, CW, and Vent lines extended to connect to new riser locations between column lines 5 and 8.**

Dwg. P-7

- a) **Drinking fountain added to plumbing schedule.**
- b) Kitchen part plan 4/P-7 added.
- c) **Floor drain added in kitchen.**
- d) **Water fountain added outside of toilet rooms**
- e) Sanitary pipe shown on base plan and carried to riser (previously shown only on part plan)
- f) Floor drain piping shown north of column line 2.

Dwg. P-9

- a) **Floor sink added to kitchen waste riser diagram.**
- b) **Water fountain added to sanitary waste diagram.**

Dwg. P-9A

- a) **Water fountain added to domestic water riser diagram.**

Dwg. P-10

- a) **Water fountain added to plumbing fixture schedule.**

**ELECTRICAL Drawings-B&R Construction Services, Inc.**

**DRAWING NO. E0.1**

- 1. Deleted type D and DE fixtures from the lighting fixture schedule.

**DRAWING NO. E1.1**

- 1. Relocated panel LB3A1 from the east side of the corridor to the west side of the corridor, including the associated transformer, lighting controls and conduits.
- 2. Changed all type D and DE fixtures to type C and CE fixtures.
- 3. Re-arranged devices around the new chase shown at column line 4.
- 4. Indicated the WIFI conduits from the exterior junction box to the telecommunications closet (work by others).

**DRAWING NO. E1.2**

1. Changed all type D and DE fixtures to type C and CE fixtures.
2. **Added a one inch empty conduit from the entry canopy location to the electrical equipment room.**

**DRAWING NO. E1.5**

1. Revised the heat pump unit locations and connections based on current design for the fourth level Tenant.
2. Revised the locations and layouts for the north and south electrical equipment rooms.
3. **(Deleted the smoke detectors and magnetic door holders from the deleted smoke partition door in the center of the floor.)**
4. Provided locations for the fire alarm strobe power supplies.

**DRAWING NO. E1.6**

1. Revised the heat pump unit locations and connections based on current design for the fifth level Tenant.
2. Revised the locations and layouts for the north and south electrical equipment rooms.
3. **(Deleted the smoke detectors and magnetic door holders from the deleted smoke partition door in the center of the floor.)**
4. Provided locations for the fire alarm strobe power supplies.

**DRAWING NO. E1.7**

1. Repositioned electrical equipment and devices in the revised rooftop equipment areas to accommodate the new storage closets.
2. **Added lights, receptacles and HVAC equipment to new rooftop storage rooms.**
3. **(Revised the toilet room layouts and deleted receptacles in the kitchen area.)**
4. **Added panel LRK and the electrical outlets in the kitchen area.**
5. Relocated exhaust fan #6 to sheet E1.8.
6. **(Revised the electrical service to the cooling tower fan controller and revised connections to the cooling tower fans.)**

**DRAWING NO. E1.8**

1. **(Revised the layout and quantities of fixture type T.)**
2. Relocated exhaust fan #6 from sheet E1.7.

**DRAWING NO. E2.1**

1. Indicated the aluminum cable feeder substitutions accepted as a value engineering proposal.
2. **Added panel LRK and the associated transformer and feeders.**
3. Revised the fuses and feeders to the elevators based on the elevator manufacturer's shop drawing information.

**DRAWING NO. E2.3**

1. **(Deleted smoke detectors and magnetic hold open devices on the fourth and fifth levels.)**
2. Added a pull box for potential layout of the telephone conduit installation.

**DRAWING NO. E3.1**

1. **Added Panel LRK**
2. Revised branch circuits in panels H4N, H4S, H5N, H5S, HVH, HRH, and LRH.
3. **( Revised branch circuit for MCCR-7. Deleted VFD starter for this unit. )**



E & S CONSTRUCTION ENGINEERS, INC.

4326 Mountain Road  
Pasadena, Maryland 21122

410/360-2280  
FAX 410/360-2290

DAIQ  
1310 Broadway  
Somerville, MA 02144

November 3, 2006

Attention: Mr. Tommy Quirk  
  
Reference: Rockville Cultural Arts  
Rockville, Maryland  
E&S Job No. 24152  
  
Subject: Addendum No. 3  
Engineering Fee

Gentlemen,

The following shows the scope of work and engineering fee associated with preparing the Addendum No. 3 documents:

Scope Of Work

Prepare construction documents for addendum number 3. Reference written narrative dated July 20, 2006 (copy attached).

Engineering Fee:

Allen Poist	22 hrs @ 175.00	\$3850.00
Scott Holsclaw	16 hrs @ 95.00	\$1520.00
Charlie Krell	16 hrs @ 95.00	\$1520.00
Eric Silva	28 hrs @ 60.00	\$1680.00
Dave Fries	6 hrs @ 60.00	\$360.00
Clerical	5 hrs @ 45.00	<u>\$225.00</u>

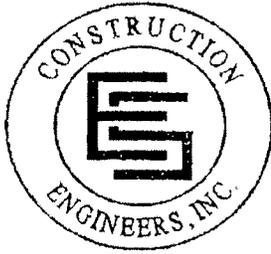
Total Engineering Fee \$9,155.00

Please prepare a change order to our Engineering Contract in the amount of \$9,155.00.

If you have any questions or require additional information, please feel free to contact us.

Very Truly Yours

Allen L. Poist Jr.  
Principal



E & S Construction Engineers, Inc.  
4326 Mountain Road  
Pasadena, MD 21122  
410-360-2280  
Fax: 410-360-2290

**ROCKVILLE ARTS AND INNOVATION CENTER  
ROCKVILLE TOWN SQUARE, BLOCK 3A**

**ADDENDUM 3 DRAWINGS**

**DATE: July 20<sup>th</sup> 2006**

**PLUMBING:**

**REASON FOR ISSUING:**

1. Changes between issues.

**DRAWING REVISIONS:**

Bubbled changes are design changes, drawing updates, leasing changes and coordination.

**MECHANICAL DRAWINGS:**

**Dwg. M-1:**

- a) Modified size of exhaust louver on north side of building to fit transom opening exactly.
- b) Modified size of intake louver on north side of building to fit transom opening exactly.
- c) Modified size of linear bar supply grille south of column 3.
- d) **Shortened exhaust duct in electrical room.**
- e) Modified size of outside air / relief air louver south of column line 6 on west side of building to fit exactly in transom opening.
- f) **Shortened tenant exhaust main and transitioned to avoid low height condition.**
- g) Modified size of outside air / relief air louver on south side of building to fit transom opening exactly.
- h) Specified sizes on details 2, 3, 4 and 5.

**Dwg. M-2**

**D-18**

- a) **Re-located exhaust duct for electrical room to newly provided location.**

Dwg. M-3

*(No Change)*

Dwg. M-4

*(No Change)*

Dwg. M-5

- a) Drawing changed from 1/8 scale to 1/4 scale and split at column line 5. The north side of the building is now represented in M-5 and the south side of the building is represented in M-5A.
- b) All heat pump locations modified to avoid structural members and move all pumps into the main corridor. This was done to reduce noise levels in office spaces.
- c) Condenser water piping was moved to drawing M-5B.
- d) Temperature sensors for each unit were added.
- e) Outside air taps off of the main outside air duct were modified to reflect exact OA requirements.
- f) **Electric closet exhaust duct was shortened to reflect new closet orientation.**

Dwg. M-5A

*(Sheet Added)*

- a) See notes for Dwg. 5.

Dwg. M-5B

*(Sheet Added)*

- a) **Condenser water piping re-located to reflect new WSHP locations.**
- b) **Condenser water piping re-sized to reflect new, smaller, WSHP's.**
- c) **Condensate water piping added.**

Dwg. M-6

- a) Drawing changed from 1/8 scale to 1/4 scale and split at column line 5. The north side of the building is now represented in M-6 and the south side of the building is represented in M-6A.
- b) All heat pump locations modified to avoid structural members and move all pumps into the main corridor. This was done to reduce noise levels in office spaces.
- c) Condenser water piping was moved to drawing M-6B.
- d) Temperature sensors for each unit were added.
- e) Outside air taps off of the main outside air duct were modified to reflect exact OA requirements.
- f) **Electric closet exhaust duct was shortened to reflect new closet orientation.**

Dwg. M-6A

*(Sheet Added)*

- a) See notes for Dwg. 6.

Dwg. M-6B

*(Sheet Added)*

- a) **Condenser water piping re-located to reflect new WSHP locations.**
- b) **Condenser water piping re-sized to reflect new, smaller, WSHP's.**
- c) **Condensate water piping added.**

Dwg. M-7

- a) Fans EF-4, EF-5 & EF-6 re-located east of previous positions, ductwork adjusted accordingly.
- b) Intake hood re-located at column line 3, ductwork adjusted.
- c) **Split system units AC-1 and AC-2 added to supply new storage rooms at column lines 6 and 7.**
- d) EF-6 relocated due to addition of new storage rooms.
- e) **EF-2 model / fan type changed due to relocation off to side of roof curb. See schedules.**
- f) Refrigerant circuit conduit adjusted to locate in curb.
- g) Boiler spec. re-located to M-17.

Dwg. M-8

- a) Fans EF-4, EF-5, EF-6 & EF-7 re-located.
- b) Intake hood re-located at column line 3, ductwork adjusted.

Dwg. M-9

*(No Change)*

Dwg. M-10

- a) Detail 1/M - 10 added: Utility Set Fan

Dwg. M-11

*(No Change)*

Dwg. M-12

- a) EF-2 – Schedule reflects fan type / model change to accommodate new fan configuration.

Dwg. M-13

- a) **Second and third floor heat pumps removed.**
- b) **Fourth and fifth floor heat pumps modified to reflect new, smaller heat pumps.**

Dwg. M-14

- a) **Fourth and fifth floor heat pumps modified to reflect new, smaller heat pumps.**

Dwg. M-15

- a) **Fourth and fifth floor heat pumps modified to reflect new, smaller heat pumps.**

Dwg. M-16

- a) **BAS drawing put on hold.**

Dwg. M-17

(Sheet Added)

- a) Specifications for split system units AC-1 and AC-2 added.

**PLUMBING DRAWINGS:**

Dwg. P-1

- a) Trench drain and back water check valve added.
- b) Gas lines added supplying new meter room.
- c) Detail 4/P-1 added for back water check valve.
- d) 3' x 4' housekeeping pad added to detail 2/P-1 per RFI 120.

Dwg. P-2

- a) Modified cold water vent and sanitary riser.
- b) CW, vent and sanitary riser location modified.
- c) Two additional gas risers added; existing gas riser enlarged.

Dwg. P-3

- a) Two additional gas risers added, existing gas line enlarged.
- b) CW, vent and sanitary riser location modified to match floor below.

Dwg. P-4

- a) Two additional gas risers added, existing gas line enlarged.
- b) CW, vent and sanitary riser location modified to match floor below.

Dwg. P-5

- a) Two additional gas risers added, existing gas line enlarged.
- b) CW, vent and sanitary riser location modified to match floor below.

Dwg. P-6

- a) Additional gas piping added to serve OAU-2.
- b) Sanitary, CW, and Vent lines extended to connect to new riser locations between column lines 5 and 8.

Dwg. P-7

- a) Drinking fountain added to plumbing schedule.
- b) Kitchen part plan 4/P-7 added.
- c) Floor drain added in kitchen.

- d) Water fountain added outside of toilet rooms
- e) Sanitary pipe shown on base plan and carried to riser (previously shown only on part plan)
- f) Floor drain piping shown north of column line 2.

Dwg. P-8

(No Change)

Dwg. P-9

- a) Floor sink added to kitchen waste riser diagram.
- b) Water fountain added to sanitary waste diagram.

Dwg. P-10

- a) Water fountain added to domestic water riser diagram.

Dwg. P-11

(No Change)

**DISCIPLINES:**

(X denotes disciplines issued for this Bulletin)

*Architectural – D'agostino Izzo Quirk Architects*

*Structural – McNamara Salvia*

**X** *Mechanical/Plumbing – E&S Construction Engineers*

*Electrical – B&R Construction Services*

*Fire Protection/Life Safety – KPT Engineering Corp.*

January 12, 2007

D=Agostino Izzo Quirk Architects  
1310 Broadway  
Somerville, Massachusetts 02144

Attention: Mr. Tommy Quirk

Reference: Rockville Arts and Innovation Center  
Rockville, Maryland  
B&R Project No. E 1453

Subject: Additional Engineering Fee Proposal

Gentlemen:

We have been directed to provide electrical engineering design modifications for the referenced project. In accordance with our original Electrical Engineering Design Fee Proposal dated March 2, 2005, this work is considered to be Additional Services. Our fees for this work are as follows:

I. SCOPE OF SERVICES

A. Addendum # 3

This addendum included lighting fixture revisions and the deletion of fixture types D and DE, adding an electrical conduit for the canopy sign, revisions to the fourth and fifth floor heat pumps, revising the second through fifth floor electrical closets, adding the two rooftop HVAC rooms and equipment connections, adding the kitchen equipment and panel LRK, updating the electrical riser diagram and updating the panel schedules.

Revised Documents \$ 4,200.00

B. Security System Documents

Provisions for the installation of the security system for the building were forwarded to our office for us to incorporate the electrical raceways and power connections for the equipment to be installed by the security contractor. After completion of the initial set of review drawings, we made five subsequent sets of drawing modifications to incorporate review comments and revisions. The final set of the documents were issued as ASI-25.

Construction Documents **D-24** \$ 3,000.00

C. Temporary Construction Heating

We received mechanical equipment design information from Larry Schoen for the quantities and ratings of unit heaters to be installed temporarily during construction until the Tenant spaces could be developed. The final set of these documents were issued as ASI-26.

Construction Documents \$ 1,500.00

II. CLARIFICATIONS

A. The following items are also included.

1. Reimbursable expenses are to be billed at cost. Reimbursables may include:

- a. Long distance telephone calls.
- b. All travel expenses.
- c. All Federal Express, express mail, or normal mail delivery.
- d. All blueprinting or reproduction costs associated with the project other than those stated above.
- e. All outside computer charges.
- a. Printing and Reproduction
  - 1) All blueprinting used internally by B&R.

All other reproduction costs will be billed on a Cost Reimbursable basis.

Should you have any questions or need additional information regarding the project or this proposal, please do not hesitate to contact our office.

Very truly yours,

Gary T. Rich  
Vice President

January 12, 2007

D=Agostino Izzo Quirk Architects  
1310 Broadway  
Somerville, Massachusetts 02144

Attention: Mr. Tommy Quirk

Reference: Rockville Arts and Innovation Center  
Rockville, Maryland  
B&R Project No. E 1453

Subject: Additional Engineering Fee Proposal

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We have been directed to provide electrical engineering design modifications for the referenced project. In accordance with our original Electrical Engineering Design Fee Proposal dated March 2, 2005, this work is considered to be Additional Services. Our fees for this work are as follows:

I. SCOPE OF SERVICES

A. Addendum # 3

This addendum included lighting fixture revisions and the deletion of fixture types D and DE, adding an electrical conduit for the canopy sign, revisions to the fourth and fifth floor heat pumps, revising the second through fifth floor electrical closets, adding the two rooftop HVAC rooms and equipment connections, adding the kitchen equipment and panel LRK, updating the electrical riser diagram and updating the panel schedules.

Revised Documents

\$ 4,200.00

B. Security System Documents

Provisions for the installation of the security system for the building were forwarded to our office for us to incorporate the electrical raceways and power connections for the equipment to be installed by the security contractor. After completion of the initial set of review drawings, we made five subsequent sets of drawing modifications to incorporate review comments and revisions. The final set of the documents were issued as ASI-25.

Construction Documents

D-26

\$ 3,000.00







## **REIMBURSABLE EXPENSES**

We request an increase in the Reimbursable Expense Upset Limit of \$ 1,500 to cover expenses related to this work.

## **SUMMARY**

Should you find the terms of this proposal acceptable, we understand that the City will issue a Change Order to the main project Contract. Please contact me if you have any questions or comments related to this Change Order request.

Sincerely,

**D'Agostino Quirk Architects, Inc.**

A handwritten signature in black ink, appearing to read 'D. Quirk', written over the company name.

Thomas D. Quirk



19 March 2007 (Revised 26 March 2007)

Mr. Brian Spencer  
Federal Realty Trust  
110 North Washington Street  
Suite 500  
Rockville, Maryland  
20850

**Re: Rockville A&I  
D'AIQ Job# 0501  
Additional Services  
Requests for Change Orders  
Coordination of Repairs to Mezzanine Beam  
DAIQ Job # 0501.07**

Dear Brian,

Per our numerous conversations over the past several months, DAIQ and the Consultant members of the Design Team have expended significant time to the A&IC Project on various design issues requiring changes to the drawings following completion of the work, changes in project scope, or additional site visits or other administrative efforts to deal with coordination of work to respond to conflicts between Whiting-Turner and Sub-Contractors in relation to sub-contractor performance. We are pleased to submit this request for additional services for your review and comment.

**SCOPE DESCRIPTION**

Due to installation of mezzanine steel at an inappropriate elevation, both DAIQ and McNamara/Salvia are required to study various options to modify or replace beams obstructing headroom clearance for access/egress to/from the mezzanine Electric Room.

**SCHEDULE**

The work included in this addendum is complete.

**FEES**

Fees for this work will be billed hourly against the Upset Limits noted below.

**Architecture**

D'Agostino Izzo Quirk Architects                      \$ 2,000 plus reimbursable expenses

**Structural Engineering**

McNamara/Salvia    \$ 2,215 plus reimbursable expenses

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**Total**    \$ 4,215 plus reimbursable expenses



## **REIMBURSABLE EXPENSES**

We request an increase in the Reimbursable Expense Upset Limit of \$ 1,000 to cover expenses related to this work.

## **SUMMARY**

Should you find the terms of this proposal acceptable, we understand that the City will issue a Change Order to the main project Contract. Please contact me if you have any questions or comments related to this Change Order request.

Sincerely,

**D'Agostino Izzo Quirk Architects, Inc.**

A handwritten signature in black ink, appearing to read 'Tom Quirk', written over the printed name of the firm.

Thomas D. Quirk





## **REIMBURSABLE EXPENSES**

We request an increase in the Reimbursable Expense Upset Limit of \$ 1,000 to cover expenses related to this work.

## **SUMMARY**

Should you find the terms of this proposal acceptable, we understand that the City will issue a Change Order to the main project Contract. Please contact me if you have any questions or comments related to this Change Order request.

Sincerely,

**D'Agostino & Quirk Architects, Inc.**

A large, bold, handwritten signature in black ink, appearing to read 'Tom Quirk'.

**Thomas D. Quirk**

January 12, 2007

D=Agostino Izzo Quirk Architects  
1310 Broadway  
Somerville, Massachusetts 02144

Attention: Mr. Tommy Quirk

Reference: Rockville Arts and Innovation Center  
Rockville, Maryland  
B&R Project No. E 1453

Subject: Additional Engineering Fee Proposal

Gentlemen:

We have been directed to provide electrical engineering design modifications for the referenced project. In accordance with our original Electrical Engineering Design Fee Proposal dated March 2, 2005, this work is considered to be Additional Services. Our fees for this work are as follows:

I. SCOPE OF SERVICES

A. Addendum # 3

This addendum included lighting fixture revisions and the deletion of fixture types I and DE, adding an electrical conduit for the canopy sign, revisions to the fourth and fifth floor heat pumps, revising the second through fifth floor electrical closets, adding the two rooftop HVAC rooms and equipment connections, adding the kitchen equipment and panel LRK, updating the electrical riser diagram and updating the panel schedules.

Revised Documents \$ 4,200.00

B. Security System Documents

Provisions for the installation of the security system for the building were forwarded to our office for us to incorporate the electrical raceways and power connections for the equipment to be installed by the security contractor. After completion of the initial set of review drawings, we made five subsequent sets of drawings.

modifications to incorporate review comments and revisions. The final set of these documents were issued as ASI-25.

Construction Documents

\$ 3,000.00

C. Temporary Construction Heating

We received mechanical equipment design information from Larry Schoen for the quantities and ratings of unit heaters to be installed temporarily during construction until the Tenant spaces could be developed. The final set of these documents were issued as ASI-26.

Construction Documents

\$ 1,500.00

## II. CLARIFICATIONS

A. The following items are also included.

1. Reimbursable expenses are to be billed at cost. Reimbursables may include:

- a. Long distance telephone calls.
- b. All travel expenses.
- c. All Federal Express, express mail, or normal mail delivery.
- d. All blueprinting or reproduction costs associated with the project other than those stated above.
- e. All outside computer charges.
- a. Printing and Reproduction
  - 1) All blueprinting used internally by B&R.

All other reproduction costs will be billed on a Cost Reimbursable basis.

Should you have any questions or need additional information regarding the project or this proposal, please do not hesitate to contact our office.



19 March 2007

Mr. Brian Spencer  
Federal Realty Trust  
110 North Washington Street  
Suite 500  
Rockville, Maryland  
20850

**Re: Rockville A&I  
D'AIQ Job# 0501  
Additional Services  
Requests for Change Orders  
Security System Drawings  
DAIQ Job # 0501.09**

Dear Brian,

Per our numerous conversations over the past several months, DAIQ and the Consultant members of the Design Team have expended significant time to the A&IC Project on various design issues requiring changes to the drawings following completion of the work, changes in project scope, or additional site visits or other administrative efforts to deal with coordination of work to respond to conflicts between Whiting-Turner and Sub-Contractors in relation to sub-contractor performance. We are pleased to submit this request for additional services for your review and comment.

**SCOPE DESCRIPTION**

Per the request of the City of Rockville, DAIQ and its electrical Consultant, B&R Construction Services will provide drawings and details to assist the selected security vendor with the installation of the City purchased security system.

**SCHEDULE**

The work included in this addendum is complete.

**FEES**

Fees for this work will be billed hourly against the Upset Limits noted below.

**Architecture**

D'Agostino Izzo Quirk Architects \$ 1,500 plus reimbursable expenses

**E Engineering**

B&R Construction Services \$ 3,000 plus reimbursable expenses

---

**Total \$ 4,500 plus reimbursable expenses**



## **REIMBURSABLE EXPENSES**

We request an increase in the Reimbursable Expense Upset Limit of \$ **1,000** to cover expenses related to this work.

## **SUMMARY**

Should you find the terms of this proposal acceptable, we understand that the City will issue a Change Order to the main project Contract. Please contact me if you have any questions or comments related to this Change Order request.

Sincerely,

**D'Agostino Izzo Quirk Architects, Inc.**

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Thomas D. Quirk

January 12, 2007

D=Agostino Izzo Quirk Architects  
1310 Broadway  
Somerville, Massachusetts 02144

Attention: Mr. Tommy Quirk

Reference: Rockville Arts and Innovation Center  
Rockville, Maryland  
B&R Project No. E 1453

Subject: Additional Engineering Fee Proposal

Gentlemen:

We have been directed to provide electrical engineering design modifications for the referenced project. In accordance with our original Electrical Engineering Design Fee Proposal dated March 2, 2005, this work is considered to be Additional Services. Our fees for this work are as follows:

I. SCOPE OF SERVICES

A. Addendum # 3

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Revised Documents \$ 4,200.00

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Construction Documents

\$ 3,000.00

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\$ 1,500.00

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