

# MEETING NOTICE

LANCASTER COUNTY CORRECTIONAL FACILITY JOINT PUBLIC AGENCY

TUESDAY, OCTOBER 30, 2012

COUNTY-CITY BUILDING, ROOM 112

555 SOUTH 10<sup>th</sup> Street

9:00 A.M.

## AGENDA

*Location Announcement of Nebraska Open Meetings Act: A copy of the Nebraska Open Meetings Act is located on the wall at the rear of the Hearing Room.*

1. **APPROVAL OF MINUTES** – September 25, 2012
2. **APPROVAL OF CLAIMS** – processed through October 23, 2012
3. **PUBLIC COMMENT**
4. **SETTING OF NEXT MEETING** – November 27, 2012
5. **ADJOURNMENT**

**MINUTES**  
**LANCASTER COUNTY CORRECTIONAL FACILITY JOINT PUBLIC AGENCY (JPA)**  
**COUNTY-CITY BUILDING, ROOM 112**  
**555 SOUTH 10<sup>TH</sup> STREET**  
**TUESDAY, SEPTEMBER 25, 2012**  
**9:00 A.M.**

Present: Deb Schorr, Chair; Adam Hornung, Vice Chair; Larry Hudkins; and Chris Beutler

Others Present: Dennis Meyer, County Budget & Fiscal Officer; Mike Thurber, Corrections Director; Brittany Behrens, Deputy County Attorney; Bob Walla, Assistant Purchasing Agent; Cori Beattie, Deputy County Clerk; and Ann Taylor, County Clerk's Office

The Chair called the meeting to order at 9:02 a.m.

The location announcement of the Nebraska Open Meetings Act was given.

**AGENDA ITEM**

**1 APPROVAL OF MINUTES OF AUGUST 28, 2012 MEETING**

**MOTION:** Hornung moved and Hudkins seconded approval of the minutes of the August 28, 2012 meeting. Hornung, Hudkins and Schorr voted aye. Beutler was absent from voting. Motion carried 3-0.

**2 APPROVAL OF CLAIMS PROCESSED THROUGH SEPTEMBER 18, 2012**

Dennis Meyer, County Budget and Fiscal Officer, presented claims totaling \$512,747.89 from Wells Fargo for bank fees, Sampson Construction Company, the Construction Manager at-Risk, and The Clark Enersen Partners, architect for the project.

**MOTION:** Hudkins moved and Hornung seconded approval of the claims. Hornung, Hudkins and Schorr voted aye. Beutler was absent from voting. Motion carried 3-0.

Beutler arrived at the meeting at 9:05 a.m.

**3     AUDIT ENGAGEMENT LETTER FOR AUDIT SERVICES FOR THE  
FISCAL YEAR ENDING JUNE 30, 2012**

**MOTION:** Hudkins moved and Hornung seconded to authorize signature by the Chair. Hornung, Hudkins and Schorr voted aye. Beutler abstained from voting. Motion carried 3-0, with one abstention.

**4     AWARD BID AND APPROVE CONTRACT ON WAREHOUSE**

Mike Thurber, Corrections Director, noted three bids were submitted for a pre-engineered steel warehouse building for the new Lancaster County Adult Detention Facility (LCADF). He recommended award of bid to the lowest bidder, Becker Construction, Inc., which submitted a bid in the amount of \$661,213. It was noted there will be add-ons for a built-in mechanical dock leveler and interior wall liners.

Bob Walla, Assistant Purchasing Agent, said the bid is for the shell, insulation and interior walls. The other parts will be bid out as the building is being constructed.

In response to a question from Hudkins, Thurber said the entire building will be temperature controlled with heating and cooling through the ground-loop system.

Hudkins also inquired about location of the building. Walla said it will be placed on the existing concrete base.

**MOTION:** Hudkins moved and Hornung seconded to accept the recommendation and award the bid to Becker Construction, Inc. for \$661,213. Hudkins, Hornung and Schorr voted aye. Beutler abstained from voting. Motion carried 3-0, with one abstention.

**5     PUBLIC COMMENT**

Thurber gave an update on construction of the new LCADF. He said Sampson Construction Company, Construction Manager at-Risk, has indicated that interior work should be completed by late October. The electronic security system will then be tested. Thurber said he anticipates the building will be turned over to the County in late November.

Hudkins said he has had several constituents question whether there is excessive lighting at night. Thurber explained that the contractor is still responsible for the utilities and the extra lighting is needed to allow contractors to work and for security reasons.

Beutler inquired about the operating budget and revenue sources. Thurber said he will provide him a copy of the budget. Schorr said a briefing on the budget could also be arranged.

## 6 SETTING OF NEXT MEETING

The next meeting was scheduled for 9:00 a.m. on Tuesday, October 30, 2012.

## 7 ADJOURNMENT

**MOTION:** Hornung moved and Hudkins seconded to adjourn the meeting at 9:19 a.m. Beutler, Hudkins, Hornung and Schorr voted aye. Motion carried 4-0.

*Couk. Beattie for*  
Dan Nolte  
Lancaster County Clerk



Lancaster County Correctional Facility Joint Public Agency  
List of Claims through October 23, 2012

<u>Item Number</u>	<u>Payee</u>	<u>Invoice</u>	<u>Amount</u>	<u>Description</u>
<b>Bond Proceeds -</b>				
1	Wells Fargo	412-1853584 0912	139.94	Bank Fees - September 2012
2	Sampson Construction Co., Inc.	39	390,831.00	September 2012 Services - see attached invoice
3	The Clark Enersen Partners	C-08-0055 #56	<u>1,160.31</u>	Additional CA - 95% complete Additional CA Meetings - 95% complete
	TOTAL		<u><u>392,131.25</u></u>	

# Client Analysis Invoice

14-00182

LANCASTER COUNTY CORRECTIONAL FACILITY  
555 S 10TH ST  
LINCOLN NE 68508-2803

DATE: OCTOBER 10, 2012  
OFFICER: 99665  
COST CENTER: 0055356  
ANALYSIS PERIOD: SEPTEMBER 2012  
KEY ACCOUNT NUMBER: 4121853584

PLEASE REMIT PAYMENT WITHIN 30 DAYS OF THE 'INVOICE DATE' BELOW.  
IF INVOICED CHARGES ARE NOT PAID WITHIN 90 DAYS, YOUR ACCOUNT WILL BE DEBITED  
FOR THE INVOICED AMOUNT.

INVOICE NUMBER	INVOICE DATE	PAYMENT	PAYMENT DATE	OUTSTANDING BALANCE
12090088349	10-10-12			139.94

TOTAL PAYMENTS RECEIVED: .00  
TOTAL AMOUNT DUE: 139.94 USD

PAST DUE AGING:  
0 - 30 DAYS 139.94                      31 - 60 DAYS .00                      61 - DAYS AND OVER .00

RETURN THIS PORTION WITH YOUR REMITTANCE

LANCASTER COUNTY CORRECTIONAL FACILITY  
555 S 10TH ST  
LINCOLN NE 68508-2803

TOTAL AMOUNT DUE 139.94  
AMOUNT ENCLOSED: \_\_\_\_\_

ACCOUNT NUMBER: 4121853584

APPLY TO THE FOLLOWING INVOICES:  
INVOICE NBR    INVOICE AMT    PAYMENT AMT  
12090088349        139.94        \_\_\_\_\_ USD

MAIL PAYMENT TO:

WELLS FARGO BANKS  
ACCOUNT ANALYSIS  
NW 7091 PO BOX 1450  
MINNEAPOLIS, MN 55485

0182

Member FDIC

# APPLICATION AND CERTIFICATION FOR PAYMENT

AIA DOCUMENT G702

PAGE ONE OF PAGES

TO OWNER: The County of Lancaster, NE  
555 South 10th Street  
Lincoln, NE 68508

PROJECT: Lancaster County Detention Facility  
West O Street & Southwest 40th Street

APPLICATION NO: 39

Distribution to:

OWNER  
 CONTRACTOR

FROM CONTRACTOR:  
Sampson Construction Co., Inc.  
3730 So. 14th St.  
Lincoln, NE 68502

VIA: Angie Koziol, Business Manager  
Lancaster County Dept. of Corrections  
605 South 10th Street  
Lincoln, NE 68508

PERIOD TO: 9/30/2012

PROJECT NOS: 08041

CONTRACT FOR: General

CONTRACT DATE: 5/13/2008

## CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract.  
Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM	\$	59,900,000.00
2. Net change by Change Orders	\$	642,910.00
3. CONTRACT SUM TO DATE (Line 1 + 2)	\$	60,542,910.00
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703)	\$	57,635,324.00 ✓
5. RETAINAGE:		
a. 5 % of Contract Sum (Column D + E on G703)		3,008,791.00 ✓
b. % of Stored Material (Column F on G703)	\$	
Total Retainage (Lines 5a + 5b or Total in Column I of G703)	\$	3,008,791.00 ✓
6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total)	\$	54,626,533.00
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate)	\$	54,235,702.00
8. CURRENT PAYMENT DUE	\$	390,831.00 ✓
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	\$	5,916,377.00 ✓

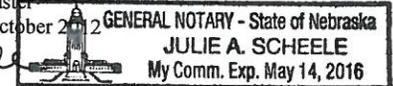
CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$642,910.00	
Total approved this Month		
<b>TOTALS</b>	\$642,910.00	\$0.00
<b>NET CHANGES by Change Order</b>	\$642,910.00	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Sampson Construction Co., Inc.

By: \_\_\_\_\_ Date: 10-3-12

State of: Nebraska County of: Lancaster  
Subscribed and sworn to before me this 3rd day of October 2012  
Notary Public: Julie A. Scheele  
My Commission expires: 5-14-2016



## OWNER APPROVAL

APPROVED AMOUNT ..... \$ 390,831.00

OWNER: Lancaster County CORRECTIONS

By: Michael Humber Date: 10-11-12

This Certificate is not negotiable. The APPROVED AMOUNT is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

# CONTINUATION SHEET

AIA DOCUMENT G703

PAGE OF PAGES

AIA Document G702, APPLICATION AND CERTIFICATION FOR PAYMENT, containing

Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NO: 39

APPLICATION DATE: 10/3/2012

PERIOD TO: 9/30/2012

ARCHITECT'S PROJECT NO: 08041

## LANCASTER COUNTY DETENTION FACILITY

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE THRU CHANGE ORDER #1	D WORK COMPLETED		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G		H BALANCE TO FINISH (C - G)	I RETAINAGE (IF VARIABLE RATE)
			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G ÷ C)		
1	3A-Augered CIP Piles (Longfellow Foundations)	462,382	461,903			461,903	100%	479	23,119
2	3B-Found./Poured Walls/CIP Retain Walls (Stephens & Smith)	1,497,000	1,495,521			1,495,521	100%	1,479	74,850
3	Temporary Heat for Construction	68,678	4,320			4,320	6%	64,358	3,434
4	3B-Interior Slabs (Sampson Construction)	1,061,354	1,061,354			1,061,354	100%		53,068
5	3C-Precast Struct. Conc/Steel Erection (Concrete Industries)	7,363,140	7,363,140			7,363,140	100%		368,157
6	Electrical Devices in Precast Panels	124,500	124,500			124,500	100%		6,225
7	4A-Masonry (Midwest Masonry)	2,982,235	2,982,235			2,982,235	100%		149,112
8	5A-Steel Materials (Steel Fabricators)	442,065	442,065			442,065	100%		22,103
9	6A-Rough Carpentry (Mark Sass)	119,289	119,289			119,289	100%		5,964
10	Rough Carpentry (Sampson Const.)	1,521						1,521	76
11	6B-Finish Carpentry (Sampson Construction)	942,279	936,811			936,811	99%	5,468	47,114
12	7A-Joint Sealants (McGill Brothers)	415,247	382,700			382,700	92%	32,547	20,762
13	Security Joint Sealant Coordination	58,273						58,273	2,914
14	7B-Waterproofing and Subdrainage	152,040	152,040			152,040	100%		7,602
15	7C-Fireproofing and Firestopping	78,000	16,472			16,472	21%	61,528	3,900
16	7D-Metal Wall Panels/Sheet Metal Flashings & Trim (SGH)	350,811	350,811			350,811	100%		17,541
17	7E-Roofing/Sheet Metal Flashings & Trim (Sprague Roofing)	1,330,564	1,330,129			1,330,129	100%	435	66,528
18	7F-Spray on Foam Insulation (Liquid Foam Insulation)	8,841	8,841			8,841	100%		442
19	8A-Doors and Hardware (DH Pace Company)	566,716	566,716			566,716	100%		28,336
20	8B-Overhead Doors & Loading Dock Equip. (Raynor Doors)	196,934	193,363			193,363	98%	3,571	9,847
21	8C-Aluminum and Glass (City Glass)	913,201	754,838			754,838	83%	158,363	45,660
22	8D-Skylights & Translucent Panel Roof System (SGH)	353,098	353,098			353,098	100%		17,655
23	9A-Metal Framing/Drywall/Sheath/Firestop (E & K of Omaha)	1,731,034	1,731,034			1,731,034	100%		86,552
24	9B-Hardcoat Exterior Finish System (Paul L. Kess)	46,543	31,892			31,892	69%	14,651	2,327
25	9C-Ceilings (T-C Ceilings)	415,348	410,000	5,348		415,348	100%		20,767
26	9D-Tile (Great Plains Stone & Tile)	65,302	64,513			64,513	99%	789	3,265
27	9E-Flooring (Floors Inc.)	427,227	397,321	16,597		413,918	97%	13,309	21,361
28	Allowance for Attic Stock for Finish Materials	37,500						37,500	1,875
29	9F-Resinous Flooring (Surface Sealers)	285,798	284,958			284,958	100%	840	14,290
30	9G-Painting/Staining (Gene Phillips)	262,248	262,248			262,248	100%		13,112
31	Parking Lot Striping (Bestco)	250						250	13
32	9H-Painting/High Perf. Coatings & Epoxy (Surface Sealers)	1,088,767	1,088,467			1,088,467	100%	300	54,438
33	Post Punchlist Finish Corrections Allowance	46,250						46,250	2,313
34	10A-Signage (ASI Modulex)	46,850	40,032			40,032	85%	6,818	2,343
35	10B-Operable Partitions (SGH)	24,213	24,213			24,213	100%		1,211

# CONTINUATION SHEET

AIA DOCUMENT G703

PAGE OF PAGES

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APPLICATION NO: 39

APPLICATION DATE: 10/3/2012

In tabulations below, amounts are stated to the nearest dollar.

PERIOD TO: 9/30/2012

Use Column I on Contracts where variable retainage for line items may apply.

ARCHITECT'S PROJECT NO: 08041

## LANCASTER COUNTY DETENTION FACILITY

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			FROM PREVIOUS APPLICATION (D + E)	THIS PERIOD		TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G + C)		
36	10C-Access Flooring (Porter Trustin Carlson)	16,715	16,715			16,715	100%		836
37	Allowance for Cut Out Holes in Access Flooring	1,500						1,500	75
38	11A-Detention (Chief Custom Products)	2,315,103	2,257,357	41,283		2,298,640	99%	16,463	115,755
39	11B-Property Storage System (Midwest Storage Solutions)	128,165	127,225			127,225	99%	940	6,408
40	11C-Laundry Equipment (A A Horwath)	400,730	392,400			392,400	98%	8,330	20,037
41	11D-Food Service Equipment (Paramount Restaurant)	1,604,471	1,552,843	51,628		1,604,471	100%		80,224
42	12-Roller Window Shades (Craftsman Window Covering)	37,524	37,524			37,524	100%		1,876
43	Window Shade Pockets Install	3,284	3,284			3,284	100%		164
44	13-Prefabricated Precast Concrete Cell Module (Tindall Corp.)	4,196,771	4,196,771			4,196,771	100%		209,839
45	14-Conveying Systems (Eletech)	377,032	353,511			353,511	94%	23,521	18,852
46	21-Fire Sprinkler (Nifco)	833,615	831,850	1,765		833,615	100%		41,681
47	22-Plumbing & Hydronic Piping (Midwest Mechanical)	4,680,884	4,659,573	20,377		4,679,950	100%	934	234,044
48	23-HVAC/Controls/Balancing (Falcon)	3,781,918	3,744,428	27,490		3,771,918	100%	10,000	189,096
49	16A-Electrical (Commonwealth Electric)	5,182,774	5,093,487	36,016		5,129,503	99%	53,271	259,139
50	28-Electronic Safety & Security (Accurate Controls)	2,607,506	2,322,766	59,130		2,381,896	91%	225,610	130,375
51	Special Systems (TV)	97,750		20,900		20,900	21%	76,850	4,888
52	31A-Earthwork (Shanahan Brothers)	450,756	450,756			450,756	100%		22,538
53	Site Access Roadway	384,985	356,368			356,368	93%	28,617	19,249
54	32A-Landscaping (Lanoha Nurseries)	496,418	347,022			347,022	70%	149,396	24,821
55	32B-Concrete Paving & Sidewalks (Platte Valley Precast)	1,127,574	1,094,856			1,094,856	97%	32,718	56,379
56	32C-Asphalt Paving, Curb & Gutter	25,285	1,383			1,383	5%	23,902	1,264
57	32D-Chain-link Fences and Gates (American Fence)	185,624	151,740			151,740	82%	33,884	9,281
58	33-Utilities (True Line Underground)	515,870	515,870			515,870	100%		25,794
59	Testing/Special Inspections (Olsson)	220,000	134,489			134,489	61%	85,511	11,000
60	GC-General Conditions	4,147,444	2,721,097	83,198		2,804,295	68%	1,343,149	207,372
61	Building Permit	162,801	147,617	11,897		159,514	98%	3,287	8,140
62	Builders Risk Insurance	104,574	104,574			104,574	100%		5,229
63	Bond	220,941	214,575	6,366		220,941	100%		11,047
64	Fee @ 3.25%	1,902,317	1,796,109	12,415		1,808,524	95%	93,793	95,116
65	Preconstruction Services	179,900	179,900			179,900	100%		
66	Contingency	187,181						187,181	
<b>GRAND TOTALS</b>		<b>60,542,910</b>	<b>57,240,914</b>	<b>394,410</b>		<b>57,635,324</b>	<b>95%</b>	<b>2,907,586</b>	<b>3,008,791</b>

## Lancaster County General Conditions

9/25/2012

		Budget	Monthly Cost 9-25-12	Cost to Date 9-25-12
1021	Survey	\$ 82,800	\$ -	\$ 18,854
1022	Submittal exchange	\$ 15,000	\$ -	\$ 13,050
1101	Printing & postage	\$ 36,000	\$ -	\$ 2,843
1150	Supervision	\$ 870,000	\$ 17,840	\$ 579,857
1151	Project management	\$ 960,000	\$ 13,648	\$ 877,523
1152	Contract Administration	\$ 135,000	\$ 213	\$ 19,363
1156	Temp. office equipment & supplies	\$ 27,000	\$ 1,325	\$ 7,495
1501	Temp. Electric	\$ 105,000	\$ 11,682	\$ 87,811
1503	Temp. Heat	\$ 218,732	\$ 11,522	\$ 137,601
1504	Temp. phones	\$ 42,000	\$ 352	\$ 20,280
1505	Temp. Water	\$ 15,000	\$ 119	\$ 19,984
1510	Security	\$ 24,000	\$ 4,666	\$ 32,987
1516	Temp. toilet	\$ 46,800	\$ 1,230	\$ 26,886
1518	Dumpsters	\$ 39,000	\$ 2,272	\$ 37,612
1519	Safety administration	\$ 75,000	\$ 545	\$ 45,876
1520	Fencing perimeter of site	\$ 25,980	\$ -	\$ -
1521	Barricades/traffic control	\$ 21,000	\$ -	\$ 3,623
1530	Other costs	\$ 19,802	\$ 469	\$ 11,950
1601	Temp. Heat equipment	\$ 35,000	\$ -	\$ 4,112
1602	Temp. Cooling equipment	\$ 34,000	\$ -	\$ -
1603	Winter enclosures	\$ 55,000	\$ -	\$ 66,632
1702	Material Handling	\$ 42,000	\$ 317	\$ 70,760
1703	site maint./pump water/snow removal	\$ 39,000	\$ -	\$ 39,000
1705	Daily Clean-up	\$ 364,554	\$ 7,464	\$ 159,765
1710	Final Clean-up	\$ 243,036	\$ -	\$ -
1800	Close out	\$ 26,880	\$ 1,272	\$ 1,722
1900	Equipment	\$ 297,000	\$ 8,262	\$ 428,172
1903	Temp. office	\$ 54,000	\$ -	\$ 52,829
1904	Storage containers	\$ 48,000	\$ -	\$ 37,708
	Total		\$ 83,198	\$ 2,804,295



**RECEIVED**

OCT 15 2012

LANCASTER COUNTY  
BOARD

Mike Thurber  
Lancaster County  
Corrections Administration  
605 South 10th Street  
Lincoln, NE 68508

October 9, 2012  
Project No: 675-002-08  
Invoice No: 56

Project 675-002-08 Lancaster Cnty Adult Detention Facility

**For professional services rendered for the period September 1, 2012 to September 28, 2012 for the referenced project.**

**Fee Earned:**

Billing Phase	Contract Amount	Percent Complete	Previous Fee Billing	Current Fee Billing
Schematic Design	795,890.66	100.00	795,890.66	0.00
Design Development	995,302.72	100.00	995,302.72	0.00
Construction Documents	1,892,286.96	100.00	1,892,286.96	0.00
Bidding and Construction Administration	496,519.66	99.00	491,554.46	0.00
Amendment 001-112 Bed Addition	185,500.00	99.00	183,645.00	0.00
Amendment 002-Additional CA	45,000.00	95.00	42,300.00	450.00
Amendment 003-Additional CA Meetings	66,240.00	95.00	62,265.60	662.40
Amendment 004-"O" Street Entrance	40,675.00	100.00	40,675.00	0.00
<b>Total Fee</b>	<b>4,517,415.00</b>		<b>4,503,920.40</b>	<b>1,112.40</b>
		<b>Total Fee</b>		<b>1,112.40</b>

**Reimbursable Expenses**

Printing	36.80
Travel	11.11
<b>Total Reimbursable Expenses</b>	<b>47.91</b>

Architecture + Landscape Architecture + Engineering + Interiors

1010 Lincoln Mall, Suite 200  
Lincoln, NE 68508-2883 402 477.9291 Fax 402 477.6542

www.clarkenersen.com  
Lincoln, Nebraska • Kansas City, Missouri

Project	675-002-08	Lancaster Cnty Adult Detention Facility		Invoice 56
Billing Limits		Current	Prior	To-Date
Fees		1,112.40	4,503,920.40	4,505,032.80
Limit				4,517,415.00
Remaining				12,382.20
Expenses		47.91	140,709.55	140,757.46
Limit				329,523.00
Remaining				188,765.54
			<b>Total this Invoice</b>	<b>\$1,160.31</b>

*Melanie D. Stover*

Melanie D. Stover  
Business Manager

GDN

*Michael H L*  
10-11-12

