

PCCOR #719**woodward AECOM TISHMAN**

A JOINT VENTURE

Woodward Tishman, a Joint Venture
 1000 South Norman C. Francis Parkway
 New Orleans, Louisiana 70125

Project: 001 - Four Seasons Hotel and Residences
 2 Canal Street
 New Orleans, Louisiana 70130
 Phone: 5048261150
 Fax: 5048261150

Prime Contract Change Order Request #719: CE #2342 - Residential - Penthouse 3003 Buildout

TO:	Two Canal Owner, LLC 20 University Road Cambridge Massachusetts, 02138	FROM:	Woodward Tishman, a Joint Venture 2 Canal Street New Orleans Louisiana, 70130
DATE:	2/12/2021	ATTN:	Darren Messina (<i>Carpenter & Company</i>)
CHANGE ORDER REQUEST NUMBER / REVISION:	719 / 0	PRIME CONTRACT CHANGE ORDER:	#030 - March 2021 - Penthouse PCCO
STATUS:	Pending - Proceeding	CREATED BY:	Kelli Perkins (<i>AECOM Tishman</i>)
SCHEDULE IMPACT:	0 days	DATE CREATED:	2 /12/2021
		TOTAL AMOUNT:	\$ 3,159,663.34

CHANGE ORDER REQUEST TITLE: CE #2342 - Residential - Penthouse 3003 Buildout

CHANGE ORDER REQUEST DESCRIPTION:

CE #2342 - Residential - Penthouse 3003 Buildout

All cost associated with the build-out of Penthouse 3003 as dictated by the attached accepted proposal dated January 1, 2021 and titled "21.01.20 - PH 3003 For Construction Estimate", the qualifications dated February 2, 2020 titled "21.02.02 - PH3003 - Updated Qualifications", and the "For Construction" drawings issued by Curtis Windham, dated and issued as referenced on the attached drawing log dated February 12, 2020.

Please note: General Conditions & General Requirements are lump sum values, and not unit rates.

ATTACHMENTS:

[21.01.20 - PH 3003 For Construction Estimate.pdf](#) [_PH 3003 - Drawing Log.pdf](#) [_21.02.02 -PH 3003 - Updated Qualifications.pdf](#)

POTENTIAL CHANGE ORDERS IN THIS CHANGE ORDER REQUEST:

PCO #	Contract Company	Title	Schedule Impact	Amount
822	Two Canal Owner, LLC	CE #2342 - Residential - Penthouse 3003 Buildout	0 days	\$3,159,663.34
			Total:	\$ 3,159,663.34

CHANGE ORDER REQUEST LINE ITEMS:

PCO: 822

#	Cost Code	Description	Type	Amount
1	70-700000.00 - REIMB GC Expenses-Tishman	General Conditions	Other	\$ 108,180.00
2	01-010000.00 - General Requirements Change Orders	General Requirements	Other	\$ 128,707.59
3	02-027100.00 - PH 3003 Demolition	Demolition	Other	\$ 2,500.00
4	02-027100.00 - PH 3003 Demolition	Rough Carpentry	Other	\$ 25,000.00
5	06-068200.00 - PH 3003 Custom Millwork	Custom Millwork	Other	\$ 332,547.00
6	06-065300.00 - PH 3003 A65 Millwork Hardware Allowance	A65 - Millwork Hardware Allowance	Other	\$ 6,000.00
7	07-078123.00 - PH 3003 Spray Foam Insulation	Spray Foam Insulation	Other	\$ 7,200.00
8	07-070140.00 - PH 3003 Firestopping & Joint Sealant	Firestopping & Joint Sealants	Other	\$ 16,481.00
9	08-087419.00 - PH 3003 Doors & Hardware	Doors & Hardware	Other	\$ 123,062.00
10	08-080180.00 - PH 3003 A67 Hardware Allowance	Hardware Allowance	Other	\$ 55,000.00
11	08-087413.00 - PH 3003 Access Panels	Access Panels	Other	\$ 2,989.00
12	08-088413.00 - PH 3003 Glass	Glass	Other	\$ 18,250.00
13	09-097300.00 - PH 3003 Framing/Gypsum/Insulation	Framing/Gypsum/Insulation	Other	\$ 130,000.00
14	09-092239.00 - PH 3003 Unistrut	Unistrut	Other	\$ 62,584.00
15	09-092433.00 - PH 3003 Plaster	Plaster	Other	\$ 401,353.00
16	09-093129.00 - PH 3003 Tile	Tile	Other	\$ 50,500.00
17	09-097223.00 - PH 3003 - A68 Tile Allowance	A68 - Tile Allowance	Other	\$ 32,000.00
18	09-096423.00 - PH 3003 Flooring - Wood	Flooring - Wood	Other	\$ 77,000.00
19	09-096953.00 - PH 3003 A69 Wood Flooring Allowance	Wood Flooring Allowance	Other	\$ 40,000.00
20	09-096623.00 - PH 3003 - Flooring Sealed Concrete	Flooring - Sealed Concrete	Other	\$ 225.00
21	09-096816.00 - PH 3003 Flooring - Carpet	Flooring - Carpet	Other	\$ 4,500.00
22	06-062000.00 - PH 3003 Stone Counter Tops	Stone Countertops	Other	\$ 65,178.00
23	06-066500.00 - PH 3003 A66 Stone Counter Material Allowance	Stone Counter Material Allowance	Other	\$ 30,000.00
24	09-097400.00 - PH 3003 Painting	Painting	Other	\$ 86,000.00
25	10-107113.00 - PH 3003 Specialties	Specialties	Other	\$ 3,200.00
26	11-110100.00 - PH 3003 Appliances	Appliances	Other	\$ 64,179.00
27	21-210533.00 - PH 3003 Fire Suppression	Fire Suppression	Other	\$ 23,417.00
28	22-224500.00 - PH 3003 HVAC & Plumbing	HVAC - Plumbing	Other	\$ 389,300.00
29	26-260546.00 - PH 3003 Electrical	Electrical	Other	\$ 186,500.00
30	41-410100.00 - PH 3003 Equipment Rental/Hoist	Equipment Rental/Hoist	Other	\$ 25,800.00
31	62-623000.00 - Construction Contingency	Contingency	Other	\$ 124,726.93
32	70-700500.00 - REIMB GC Expenses-Woodward	General Conditions	Other	\$ 108,180.00
33	22-220519.00 - PH 3003 Duct Clean	Duct Cleaning	Other	\$ 2,500.00
Subtotal:				\$2,733,059.52
GR Multiplier: ≈ 2.04% Applies to all line item types.				\$ 55,874.13
CCIP: ≈ 3.19% Applies to all line item types.				\$ 87,308.85
Fee: ≈ 9.85% Applies to all line item types.				\$ 283,420.84

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PCCOR #719

	Grand Total:	\$3,159,663.34
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Yongjoo Kim (Cambridge Seven Associates, Inc.)


1050 Massachusetts Avenue
Cambridge Massachusetts 02138


Two Canal Owner, LLC


20 University Road
Cambridge Massachusetts 02138
Darren Messina

Woodward Tishman, a Joint Venture

2 Canal Street
New Orleans Louisiana 70130
Robert J. Sullivan, III

DocuSigned by:

 3/17/2021 | 2:28 PM EDT
 SIGNATURE DATE

DocuSigned by:

 3/17/2021 | 12:30 PM EDT
 SIGNATURE DATE

DocuSigned by:

 3/16/2021 | 9:27 AM EDT
 SIGNATURE DATE