REPORT OF ACTION

PUBLIC WORKS PROJECTS EVALUATION COMMITTEE

Improvement District No. BR-25-H1

Type: Negative Final Balancing Change Order #2

Location: 3rd St N, NP Ave – 1st Ave

Date of Hearing: 7/13/2026

Routing	Date
City Commission	7/20/2026
PWPEC File	X
Project File	Shane Geraghty

The Committee reviewed a communication from Project Manager, Shane Geraghty, regarding Negative Final Balancing Change Order #2 in the amount of -$58,044.85, which reconciles the final quantities as measured in the field.

Staff is seeking approval of Negative Final Balancing Change Order #2 in the amount of -$58,044.85, which brings the total contract amount to $926,463.93.

On a motion by Nicole Crutchfield, seconded by Susan Thompson, the Committee voted to recommend approval of Negative Final Balancing Change Order #2 to Paras Contracting.

RECOMMENDED MOTION

Concur with the recommendations of PWPEC and approve Negative Final Balancing Change Order #2 in the amount of -$58,044.85, bringing the total contract amount to $926,463.93 to Paras Contracting.

PROJECT FINANCING INFORMATION:

Recommended source of funding for project: Prairie Dog, Sales Tax & Special Assessments

	Yes No
Developer meets City policy for payment of delinquent specials	N/A
Agreement for payment of specials required of developer	N/A
Letter of Credit required (per policy approved 5-28-13)	N/A

COMMITTEE	Present	Yes	No	Unanimous
				☑
Josh Boschee, Mayor	☑	☑	☐	
Nicole Crutchfield, Director of Planning	☑	☑	☐	
Gary Lorenz, Fire Chief	☑	☑	☐	Ryan Erickson
Brenda Derrig, Assistant City Administrator	☐	☐	☐	
Ben Dow, Director of Operations	☐	☐	☐	
Tom Knakmuhs, City Engineer	☑	☑	☐	
Susan Thompson, Finance Director	☑	☑	☐	

ATTEST:

Tom Knakmuhs, P.E.
City Engineer

C: Kristi Olson

THE CITY OF Fargo FAR MORE

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Memorandum

To: Members of PWPEC

From: Shane Geraghty, PE, Project Manager

Date: July 8, 2026

Re: Improvement District No. BR-25-H1 – Negative Final Balancing Change Order #2

Background:

Improvement District No. BR-25-H1 is for the reconstruction of 3rd Street North from Northern Pacific Avenue to 1st Avenue North.

Paras Contracting, Inc. is the Prime Contractor on this project.

Negative Final Balancing Changer Order #2 in the amount of -$58,044.85 reconciles the final quantities for the project with the estimated quantities. The reduction in cost is primarily due to the reduction in the sanitary sewer and water main service installation. Once pavement was removed, it was determined some of the services were no longer active and did not need to be reconnected.

Original Contract	$	954,313.30
Change Order #1	$	30,195.48
Change Order #2 (FBCO)	$	-58,044.85
Total Contract:	**$**	**926,463.93**

Recommended Motion:

Approve Negative Final Balancing Change Order #2 in the amount of -$58,044.85 for Improvement District No. BR-25-H1.

STG/klb
Attachment

THE CITY OF Fargo FAR MORE

CHANGE ORDER REPORT
PAVING AND UTILITY REHAB/RECONSTRUCTION
IMPROVEMENT DISTRICT NO. BR-25-H1
3RD ST N FROM NP AVE TO 1ST AVE N

Final Balancing Change Order

Change Order No	2	**Change Order Date**	7/7/2026
Contractor	Paras Contracting Inc		

This change is made under the terms of or is supplemental to your present contract, if and when approved, you are ordered to perform the work in accordance with the additions, changes, or alterations hereinafter described.

EXPLANATION OF CHANGE Change Order # 2
FBCO

Section	Line No	Item Description	Unit	Orig Cont Qty	Prev C/O Qty	Prev Cont Qty	Curr C/O Qty	Tot Cont Qty	Unit Price ($)	C/O Ext Price ($)
Paving	4	F&I Flat MH Cover 8" Thick Reinf Conc	EA	1		1	-1	0	$1,600.00	-$1,600.00
	8	Inlet Protection - Existing Inlet	EA	9		9	1	10	$215.00	$215.00
	11	Remove Sidewalk All Thicknesses All Types	SY	590		590	-30	560	$12.00	-$360.00
	14	Casting to Grade - w/Conc	EA	1		1	2	3	$1,100.00	$2,200.00
	18	F&I Edge Drain 4" Dia PVC	LF	513		513	14	527	$10.50	$147.00
	19	F&I Curb & Gutter Standard (Type II)	LF	513		513	-26.33	486.67	$51.00	-$1,342.83
	20	F&I Pavement 9" Thick Doweled Conc	SY	1249		1249	17	1266	$160.00	$2,720.00
	21	F&I Sidewalk 4" Thick Reinf Conc	SY	566		566	-57	509	$90.00	-$5,130.00
	22	F&I Driveway 7" Thick Reinf Conc	SY	257		257	-54	203	$120.00	-$6,480.00
	23	F&I Asphalt Pavement FAA 43 w/ PG58H-34	Ton	77		77	6	83	$230.00	$1,380.00
									Paving Sub Total	**-$8,250.83**

Section	Line No	Item Description	Unit	Orig Cont Qty	Prev C/O Qty	Prev Cont Qty	Curr C/O Qty	Tot Cont Qty	Unit Price ($)	C/O Ext Price ($)
Pavement Marking	24	Paint Epoxy Line 4" Wide	LF	197		197	-197	0	$21.00	-$4,137.00
	26	F&I Grooved Plastic Film 4" Wide	LF	440		440	22	462	$21.00	$462.00
	27	F&I Grooved Plastic Film 6" Wide	LF	74		74	28	102	$27.00	$756.00
	28	F&I Grooved Plastic Film 16" Wide	LF	10		10	-10	0	$63.00	-$630.00
	29	F&I Grooved Thermoplastic Pavement Marking Message	SF	32		32	41	73	$79.00	$3,239.00
									Pavement Marking Sub Total	**-$310.00**
Street Lights	36	F&I Innerduct 1.5" Dia	LF	318		318	-18	300	$25.50	-$459.00
	37	F&I Conductor #6 USE Cu	LF	1089		1089	-189	900	$7.00	-$1,323.00
									Street Lights Sub Total	**-$1,782.00**
Water Main	49	Remove Pipe All Sizes All Types	LF	405		405	-70.3	334.7	$10.50	-$738.15
	50	Rem & Repl CS & Box 1" Dia	EA	3		3	-2	1	$2,205.00	-$4,410.00
	51	GV Box to Grade - w/Conc	EA	4		4	-1	3	$500.00	-$500.00
	52	Connect Water Service	EA	3		3	-2	1	$1,260.00	-$2,520.00
	57	F&I Fittings C153 Ductile Iron	LB	334		334	-29	305	$14.70	-$426.30
	58	F&I Pipe w/GB C900 DR 18 - 4" Dia PVC	LF	18		18	-14	4	$157.50	-$2,205.00
	59	F&I Pipe w/GB C900 DR 18 - 6" Dia PVC	LF	39		39	-17.4	21.6	$167.50	-$2,914.50
	60	F&I Pipe w/GB C900 DR 18 - 10" Dia PVC	LF	270		270	-2	268	$178.50	-$357.00
	61	F&I Pipe w/GB 1" Dia Water Service	LF	85		85	-64.2	20.8	$105.00	-$6,741.00
									Water Main Sub Total	**-$20,811.95**
Sanitary Sewer	62	Repair Manhole Floor & Invert	EA	1		1	-1	0	$1,700.00	-$1,700.00
	64	Remove Pipe All Sizes All Types	LF	438		438	-103.3	334.7	$10.50	-$1,084.65

Section	Line No	Item Description	Unit	Orig Cont Qty	Prev C/O Qty	Prev Cont Qty	Curr C/O Qty	Tot Cont Qty	Unit Price ($)	C/O Ext Price ($)
	66	Connect Sewer Service	EA	9		9	-3	6	$2,250.00	-$6,750.00
	68	F&I Pipe w/GB SDR 26 - 6" Dia PVC	LF	234		234	-72.94	161.06	$168.00	-$12,253.92
	69	F&I Pipe w/GB SDR 26 - 12" Dia PVC	LF	263		263	-1.1	261.9	$315.00	-$346.50
	70	F&I Pipe w/GB SDR 26 - 15" Dia PVC	LF	16		16	-6.8	9.2	$360.00	-$2,448.00
									Sanitary Sewer Sub Total	**-$24,583.07**
Street Amenities	72	F&I Edge Drain 4" Dia PVC	LF	123		123	-6	117	$17.00	-$102.00
	73	F&I Impressioned 4" Thick Reinf Conc	SY	98		98	-9	89	$245.00	-$2,205.00
									Street Amenities Sub Total	**-$2,307.00**

Summary

Source Of Funding	Special Assessments, Prairie Dog, Sales Tax - Infrastructure
Net Amount Change Order # 2 ($)	-$58,044.85
Previous Change Orders ($)	$30,195.48
Original Contract Amount ($)	$954,313.30
Total Contract Amount ($)	$926,463.93

I hereby accept this order both as to work to be performed and prices on which payment shall be based.

APPROVED	Heather Nuelson	APPROVED DATE	
For Contractor	Paras Contracting	Department Head	T Cle
Title	President	Mayor	
		Attest	