

REPORT OF ACTION

PUBLIC WORKS PROJECTS EVALUATION COMMITTEE

Improvement District No. BR-25-A1

Type: Negative Final Balancing Change Order #2

Location: 9th St N, 7th – 10th Ave; 8th Ave N,
10th – 9th St; 9th Ave N, 10th – 8th
St; 10th Ave N; 10th – 9th St

Date of Hearing: 6/1/2026

Routing

City Commission
PWPEC File
Project File

Date

6/8/2026

X

Aaron Edgar

The Committee reviewed a communication from Project Manager, Aaron Edgar, regarding Negative Final Balancing Change Order #2 in the amount of -\$23,432.87, 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 -\$23,432.87, which brings the total contract amount to \$3,528,986.00.

On a motion by Brenda Derrig, seconded by Susan Thompson, the Committee voted to recommend approval of Negative Final Balancing Change Order #2 to Dakota Underground.

RECOMMENDED MOTION

Concur with the recommendations of PWPEC and approve Negative Final Balancing Change Order #2 in the amount of -\$23,432.87, bringing the total contract amount to \$3,528,986.00 to Dakota Underground.

PROJECT FINANCING INFORMATION:

Recommended source of funding for project: Waste Water, Water, Sales Tax & Special Assessments

Developer meets City policy for payment of delinquent specials
Agreement for payment of specials required of developer
Letter of Credit required (per policy approved 5-28-13)

Yes No

N/A

N/A

N/A

COMMITTEE

Present Yes No Unanimous

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Tim Mahoney, Mayor

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Nicole Crutchfield, Director of Planning

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Gary Lorenz, Fire Chief

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Brenda Derrig, Assistant City Administrator

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Ben Dow, Director of Operations

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Tom Knakmuhs, City Engineer

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Susan Thompson, Finance Director

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ATTEST:

C: Kristi Olson



Tom Knakmuhs, P.E.
City Engineer

Memorandum

To: Members of PWPEC
From: Aaron Edgar, Project Manager
Date: May 26, 2026
Re: Improvement District No. BR-25-A1 – Negative Final Balancing Change Order #2

Background:

Improvement District BR-25-A1 is for the Paving and Utility Rehab/Reconstruction of 9th Street North from 7th Avenue to 10th Avenue, on 8th Avenue North from 10th Street to 9th Street, on 9th Avenue North from 10th Street to 8th Street, and on 10th Avenue North from 10th Street to 9th Street.

Dakota Underground is the Prime Contractor for this project.

Negative Final Balancing Change Order #2

Attached is Negative Final Balancing Change Order #2 in the amount of -\$23,432.87. The Contractor met the requirements of the contract and it has been accepted by the City. This FBCO reconciles the estimated quantities used in the contract with the final quantities as measured in the field.

Original Contract:	\$ 3,550,272.03
Change Order #1	\$ 2,146.84
FBCO #2	\$ -23,432.87
Total Contract:	\$ 3,528,986.00

Recommended Motion:

Approve Negative Final Balancing Change Order #2 in the amount of -\$23,432.87 for Improvement District No. BR-25-A1.

ADE/klb
Attachment



CHANGE ORDER REPORT
PAVING AND UTILITY REHAB/RECONSTRUCTION
IMPROVEMENT DISTRICT NO. BR-25-A1

Final Balancing
Change Order

**ON 9TH STREET NORTH FROM 7TH AVENUE TO 10TH AVENUE, ON 8TH AVENUE
NORTH FROM 10TH STREET TO 9TH STREET, ON 9TH AVENUE NORTH FROM 10TH
STREET TO 8TH STREET, AND ON 10TH AVENUE NORTH FROM 10TH STREET TO
9TH STREET.**

Change Order No 2 **Change Order Date** 5/22/2026
Contractor Dakota Underground Co 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
Final Balancing Change Order.

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 (\$)
Sanitary Sewer	1	Remove Pipe All Sizes All Types	LF	750		750	22	772	\$25.00	\$550.00
	2	Remove Manhole	EA	7		7	2	9	\$2,000.00	\$4,000.00
	3	Bore Pipe SDR 26 - 6" Dia PVC	LF	40		40	-40	0	\$108.00	-\$4,320.00
	4	F&I Pipe w/GB SDR 26 - 6" Dia PVC	LF	1200		1200	-34.6	1165.4	\$108.00	-\$3,736.80
	6	F&I Pipe w/GB SDR 35 - 10" Dia PVC	LF	480		480	-2	478	\$208.00	-\$416.00
	7	F&I Pipe w/GB SDR 35 - 12" Dia PVC	LF	95		95	17	112	\$283.00	\$4,811.00

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 (\$)
Water Main	9	Connect Sewer Service	EA	52		52	-1	51	\$3,500.00	-\$3,500.00
	13	Clean Pipe All Sizes All Types	LF	1098		1098	-701	397	\$5.00	-\$3,505.00
	Sanitary Sewer Sub Total									-\$6,116.80
	14	Remove Pipe All Sizes All Types	LF	920		920	37	957	\$25.00	\$925.00
	17	F&I Fittings C153 Ductile Iron	LB	1739		1739	-332	1407	\$11.00	-\$3,652.00
	18	Connect Pipe to Exist Pipe	EA	11		11	-1	10	\$3,000.00	-\$3,000.00
	19	F&I Pipe w/GB C900 DR 18 - 4" Dia PVC	LF	100		100	-20	80	\$118.00	-\$2,360.00
	20	F&I Pipe w/GB C900 DR 18 - 6" Dia PVC	LF	37		37	-1.5	35.5	\$123.00	-\$184.50
	21	F&I Pipe w/GB C900 DR 18 - 8" Dia PVC	LF	2240		2240	-28	2212	\$128.00	-\$3,584.00
	25	Furnish Temp Water Svc	EA	53		53	1	54	\$600.00	\$600.00
	26	Connect Water Service	EA	59		59	-3	56	\$1,000.00	-\$3,000.00
	27	F&I Pipe w/GB 1" Dia Water Service	LF	1660		1660	-117.5	1542.5	\$88.00	-\$10,340.00

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 (\$)
	28	Bore Pipe 1" Dia Water Service	LF	60		60	-60	0	\$88.00	-\$5,280.00
	29	F&I Pipe w/GB 1.5" Dia Water Service	LF	60		60	53.5	113.5	\$98.00	\$5,243.00
	30	Rem & Repl CS & Box 1" Dia	EA	55		55	-3	52	\$900.00	-\$2,700.00
	31	Rem & Repl CS & Box 1.5" Dia	EA	2		2	2	4	\$1,100.00	\$2,200.00
	32	F&I Casting Water Service	EA	2		2	5	7	\$450.00	\$2,250.00
	33	F&I 1-1/4" Trench Found Rock 4" thru 12" Dia	LF	200		200	-200	0	\$0.01	-\$2.00
Water Main Sub Total										-\$22,884.50
Storm Sewer	34	Remove Pipe All Sizes All Types	LF	858		858	-61	797	\$35.00	-\$2,135.00
	35	Remove Manhole	EA	8		8	2	10	\$1,800.00	\$3,600.00
	40	F&I Manhole 4' Dia Reinf Conc	EA	6		6	-3	3	\$3,000.00	-\$9,000.00
	42	F&I Inlet - Manhole (MHI) 4' Dia Reinf Conc	EA	3		3	3	6	\$14,200.00	\$42,600.00

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 (\$)
	44	F&I Pipe w/GB SDR 35 - 10" Dia PVC	LF	88		88	-4	84	\$128.00	-\$512.00
	45	F&I Pipe w/GB SDR 35 - 12" Dia PVC	LF	22		22	0.5	22.5	\$138.00	\$69.00
	46	F&I Pipe w/GB 12" Dia	LF	349		349	-1.5	347.5	\$140.00	-\$210.00
	47	F&I Pipe w/GB 15" Dia	LF	246		246	-2	244	\$150.00	-\$300.00
	49	F&I Pipe w/GB 12" Dia Reinf Conc	LF	6		6	-6	0	\$140.00	-\$840.00
	50	F&I Pipe w/GB 15" Dia Reinf Conc	LF	81		81	-11	70	\$150.00	-\$1,650.00
	51	F&I Pipe w/GB 18" Dia Reinf Conc	LF	12		12	-12	0	\$160.00	-\$1,920.00
	53	F&I Pipe w/GB 36" Dia Reinf Conc	LF	199		199	-43	156	\$375.00	-\$16,125.00
	54	Repair Manhole Floor & Invert	EA	1		1	-1	0	\$4,000.00	-\$4,000.00
	55	Repair Pipe 30" Dia	EA	1		1	1	2	\$2,500.00	\$2,500.00
Storm Sewer Sub Total										\$12,077.00
Paving	56	Construction Signing	SF	36		36	-24	12	\$15.75	-\$378.00
	57	Irrigation Repair	EA	8		8	-5	3	\$1,125.00	-\$5,625.00

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 (\$)
	59	Remove Pavement All Thicknesses All Types	SY	7970		7970	-142	7828	\$15.00	-\$2,130.00
	60	Remove Curb & Gutter	LF	5100		5100	-11	5089	\$8.00	-\$88.00
	61	Remove Sidewalk All Thicknesses All Types	SY	2200		2200	555.2	2755.2	\$14.00	\$7,772.80
	62	Remove Driveway All Thicknesses All Types	SY	1975		1975	-214.5	1760.5	\$14.00	-\$3,003.00
	68	Subgrade Preparation	SY	9980		9980	-210	9770	\$5.00	-\$1,050.00
	69	F&I Woven Geotextile	SY	9980		9980	-210	9770	\$2.50	-\$525.00
	70	F&I Class 5 Agg - 8" Thick	SY	9980		9980	-210	9770	\$16.00	-\$3,360.00
	71	F&I Edge Drain 4" Dia PVC	LF	5100		5100	-41	5059	\$11.00	-\$451.00
	72	F&I Curb & Gutter Standard (Type II)	LF	5100		5100	-11	5089	\$32.00	-\$352.00
	73	F&I Asphalt Pavement FAA 43 w/ PG58H-34	Ton	3900		3900	-136.99	3763.01	\$98.00	-\$13,425.02

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 (\$)
	74	F&I Sidewalk 4" Thick Reinf Conc	SY	2100		2100	155.4	2255.4	\$81.00	\$12,587.40
	75	F&I Sidewalk 6" Thick Reinf Conc	SY	105		105	-45	60	\$97.00	-\$4,365.00
	76	F&I Driveway 6" Thick Reinf Conc	SY	2000		2000	112.5	2112.5	\$92.00	\$10,350.00
	77	F&I Det Warn Panels Cast Iron	SF	216		216	-16	200	\$65.00	-\$1,040.00
	78	F&I Flat MH Cover 8" Thick Reinf Conc	EA	1		1	-1	0	\$1,900.00	-\$1,900.00
	81	Boulevard Grading	SY	7750		7750	185	7935	\$5.00	\$925.00
	82	Seeding Type C	SY	7750		7750	185	7935	\$1.20	\$222.00
	83	Mulching Type 1 Hydro	SY	7750		7750	185	7935	\$0.65	\$120.25
	84	Weed Control Type B	SY	7750		7750	-7750	0	\$0.10	-\$775.00
								Paving Sub Total		-\$6,489.57
Signing	90	F&I Sign Assembly	EA	15		15	1	16	\$53.00	\$53.00
	92	F&I Diamond Grade Cubed	SF	93.30000000000001		93.30000000000001	-8.4	84.9	\$25.00	-\$210.00

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 (\$)
	93	F&I High Intensity Prismatic	SF	80		80	6	86	\$23.00	\$138.00
Signing Sub Total										-\$19.00

Summary

Source Of Funding

Wastewater Utility, Water utility, Infrastructure Sales Tax, and Special Assessments

Net Amount Change Order # 2 (\$)

-\$23,432.87

Previous Change Orders (\$)

\$2,146.84

Original Contract Amount (\$)

\$3,550,272.03

Total Contract Amount (\$)

\$3,528,986.00

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

APPROVED

For Contractor

Title



Dakota Underground Company

Project Manager

APPROVED DATE

Department Head

Mayor

Attest

