

West Chester Area School District

Property and Finance Committee

Memo Item for August 17, 2026

**Change Orders – Modular Demolition and New Addition to Exton
Elementary School**

Attached is the spreadsheet which identifies change orders that were needed to complete the ongoing demolition and addition to Exton Elementary School. The change orders are considered time sensitive to complete this phase of the renovations.

EC-01	Remove existing med voltage conduit and telecommunications conduit and cabling from the modular corridor above the ceiling	\$17,157.00
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If you have any questions, please do not hesitate to contact me.

Thank you,
Damon Gonzaga
Capital Program Manager

Electrical Contractor:

Schipsi Electric

Original Contract: \$166,224.00

Change Orders to Date: \$17,157.00

Revised Contract: \$183,381.00

- A. Unforeseen Field Conditions
- B. Design Errors
- C. Design Omissions
- D. Changes Required by Public Bodies, Code Changes
- E. Contract Completion Date Changes
- F. Owner Requested Changes
- G. Staff Requested Credits, Backcharges

Change Order	Issue	Cost/(Credit)	Approved			Change Order		Time Sensitive
Number			Yes	No	Type	Yes	No	
EC-01	Remove existing med voltage conduit and telecommunications conduit and cabling from the modular corridor above the ceiling	\$17,157.00	X		B	X		The conduit and cable were above the corridor ceiling and fed parts of the building that are not part of the scope of work for this project. In order for the demolition to proceed these conduits had to be traced out and removed.

Exton ES Addition 2025	
Contingency Tabulation	
Beginning Contingency Balance 1	\$95,371.20
GC COs approved to date	\$-
EC COs approved to date	\$17,157.00
HVAC COs approved to date	\$-
PC COs approved to date	\$-
Approved EXE COs to date	\$17,157.00
Remaining Contingency Balance	\$78,214.20

¹ Contingency was established at 3% of the construction budget.