



**MURIEL BOWSER**  
**MAYOR**

June 23, 2020

The Honorable Phil Mendelson  
Chairman  
Council of the District of Columbia  
John A. Wilson Building  
1350 Pennsylvania Avenue, NW  
Suite 504  
Washington, DC 20004

**Reference:** District of Columbia Department of General Services  
Modification Nos. 04, 05, 06 and 07 to Contract No. DCAM-18-CS-0117 with  
Stevens School Developer, LLC Approval and Payment Authorization  
Emergency Act of 2020  
**Contract Number:** DCAM-18-CS-0117  
**Contractor:** Stevens School Developer, LLC

Dear Chairman Mendelson:

Pursuant to D.C. Official Code § 1-204.51(b), the Department of General Services ("DGS" or the "Department") hereby submits to the Council of the District of Columbia for its review and approval the attached proposed emergency legislation, "Modification Nos. 04, 05, 06 and 07 to Contract No. DCAM-18-CS-0117 with Stevens School Developer, LLC Approval and Payment Authorization Emergency Act of 2020" and accompanying declaration resolution. Such legislation will approve revised scope and increase the Final Contract lump sum price of the underlying Agreement for Design-Build Services, Thaddeus Stevens School Exterior Renovation, Contract No. DCAM-18-CS-0117 (the "Contract") with Stevens School Developer, LLC (the "Contractor") and authorize payment to the Contractor for the goods and services received and to be received under these change orders.

The underlying Contract was approved by Council on July 6, 2019 (CA23-0211) for a Not-to-Exceed ("NTE") amount of \$3,047,568.00. Contract Modification No. 01, in the amount of \$0, was executed on August 8, 2019 and added administrative language to the Contract. Modification No. 02 was executed on August 18, 2019 and increased the NTE amount by \$996,230.00. Modification No. 03 was previously submitted and approved by the Council (A23-0169) and increased the NTE amount by \$6,455,776.00 to establish a final lump sum Contract price. Modification No. 04 was executed on January 29, 2020 and increased the lump sum Contract price

by \$425,868.00. Modification No. 05 was executed on March 30, 2020 and increased the lump sum Contract price by \$137,997.00. Modification No. 06 was executed on June 4, 2020 and increased the lump sum Contract price by \$273,215.00.

The proposed Modification No. 07 in the amount of \$188,375.00 establishes a total Contract value of \$11,525,029.00 and authorizes additional scope of work.

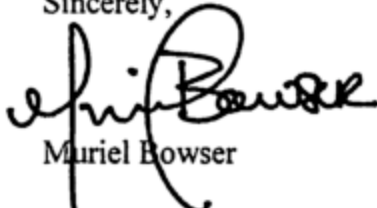
Modification Nos. 04 through 07 will allow the Contractor to continue providing design-build services to complete exterior renovations for Thaddeus Stevens based on required changes to the scope of work and previously established scope of work. The Project must achieve substantial completion no later than July 31, 2020. Council action is necessary to incorporate additional scope of work, and increase the lump sum Contract price to that amount; such increase, via Modification Nos. 04 through 07, in the aggregate amount of \$1,025,455.00, establishes a total Contract value of \$11,525,029.00. Thus, the Department is seeking the Council's approval for this action.

The Chief Financial Officer has certified that the necessary funding for the above-referenced contract actions is available for FY 2020.

In addition to Modification Nos. 04, 05, 06 and proposed Modification No. 07, attached are (i) a contract summary; (ii) a fiscal certification; (iii) a legal sufficiency review and certification; (iv) a Citywide Clean Hands certificate for the Contractor; (v) a proposed emergency declaration; and (vi) proposed emergency legislation.

If you have any questions regarding this proposed action, please feel free to contact Keith A. Anderson, the Department's Director, or George G. Lewis, the Department's Chief of Contracts and Procurement, at (202) 727-2800.

Sincerely,



Muriel Bowser

Enclosures



Chairman Phil Mendelson  
at the request of the Mayor

A PROPOSED RESOLUTION

IN THE COUNCIL OF THE DISTRICT OF COLUMBIA

To declare the existence of an emergency with respect to the need to approve Change Order Nos. 04, 05, 06 and 07 to Contract No. DCAM-18-CS-0117, between the Department of General Services and Stevens School Developer, LLC for design-build services for Thaddeus Stevens School Exterior Renovation, and to authorize payment in the aggregate amount of \$1,025,455.00, for the goods and services received and to be received under these change orders.

RESOLVED, BY THE COUNCIL OF THE DISTRICT OF COLUMBIA, That

this resolution may be cited as the "Change Order Nos. 04, 05, 06 and 07 to Contract No. DCAM-18-CS-0117 Approval and Payment Authorization Emergency Declaration Resolution of 2020".

Sec. 2 (a) There exists an immediate need to approve Modification Nos. 04, 05, 06 and 07 to Contract No. DCAM-18-CS-0117 with Stevens School Developer, LLC for design-build services for Thaddeus Stevens School exterior renovation and to authorize payment in the aggregate amount of \$1,025,455.00 for design-build services received and to be received under the change orders.

1 (b) On July 6, 2019, the underlying Contract was deemed approved by the  
2 Council as CA23-0211. The underlying Contract, as submitted to Council, included an  
3 initial not-to-exceed amount of \$3,047,568.

4 (c) The Department subsequently issued Modification No. 01, in the amount of  
5 \$0, was executed on August 8, 2019 and added administrative language to the Contract.  
6 Modification No. 02 was executed on August 18, 2019 and increased the NTE amount by  
7 \$996,230. Modification No. 03 was previously submitted and approved by the Council  
8 (A23-0169) and increased the NTE amount by \$6,455,776.00 to establish a final lump  
9 sum Contract price. Modification No. 04 was executed on January 29, 2020 and increased  
10 the lump sum Contract price by \$425,868.00.

11 Modification No. 05 was executed on March 30, 2020 and increased the lump  
12 sum Contract price by \$137,997.00. Modification No. 06 was executed on June 4, 2020  
13 and increased the lump sum Contract price by \$273,215.00.

14 (d) Council approval is now required as proposed Modification No. 07 would  
15 increase the Contract value by \$188,375. If approved, the aggregate increase to the total  
16 Contract value, via Modification Nos. 04, 05, 06 and 07, would be \$1,025,455.00.  
17 Proposed Modification No. 07 would cause the aggregate value of all Modifications  
18 issued after the last Council approval to exceed \$1 million and thus Council approval of  
19 Modification No. 07 is now required pursuant to section 451 of the District of Columbia  
20 Home Rule Act, approved December 24, 1973 (87 Stat. 803; D.C. Official Code § 1-  
21 204.51).

22 Sec. 3. The Council of the District of Columbia determines that the  
23 circumstances enumerated in section 2 constitute emergency circumstances making it

- 1    necessary that the "Modification Nos. 04, 05, 06 and 07 to Contract No. DCAM-18-CS-
- 2    0117 with Stevens School Developer, LLC Approval and Payment Authorization
- 3    Emergency Act of 2020" be adopted after a single reading.
- 4        Sec. 4. This resolution shall take effect immediately.