



AGENDA ITEM

Consent Agenda

REPORT TO: Work Session (06/23/25)

REPORT TO: Voting Meeting (06/26/25)

ITEM NO: 394/2025

SUBJECT: Approve Change order #1 for RFQ/P#43-021 Construction Manager at Risk for Hall County Health Department Campus Renovations for Public Works & Utilities to Hogan Construction Group, LLC of Peachtree Corners, GA, in the amount of \$620,614.00.

Meetings:

Work Session Date: 06/23/25

Voting Meeting Date: 06/26/25

Executive Summary:

Presenter: BN

Recommendation:

Approve

Purpose of Request:

Approve Change order #1 of RFQ/P#43-021 Construction Manager at Risk for Hall County Health Department Campus Renovations for Public Works & Utilities to Hogan Construction Group, LLC of Peachtree Corners, GA, in the amount of \$620,614.00.

History:

The Board previously approved the award of the RFP/Q #43-021 on May 25, 2023 to Hogan Construction Group based on the contractor's fee. It was determined upon completion of the Civil and Architectural contract documents for the Health Dept Campus improvements, the awarded contractor would provide a GMP for the Board's consideration.

The Board approved GMP#1 for the site work and medical office building (8,065 s.f.) phase of the project for \$4,527,604.00 on September 14, 2023.

The Board approved GMP#2 for the interior renovations phase (33K s.f.) of the project for \$6,359,283.00 on August 08, 2024.

Facts and Issues:

Options:

The Change order requested for approval is for design-build services for sidewalk and lighting installation at Butler Park which is immediately adjacent to the Health Dept project that Hogan is currently performing construction services for.

Included in the change order proposal is ~13,000 square feet of 6' wide, 6" thick concrete sidewalks with reinforcement. The layout is planned to match the Trail & Lighting Exhibit for Hall Co. Parks and Leisure provided by Rochester & Associates. The existing mulch trail will be removed and graded to allow for the installation of the concrete.

This proposal also includes the cost to provide twenty-four 15' pole lights around the proposed walking trail and park. The power for these lights will be provided from an existing panel in the Health Department building. The proposed light poles, heads, and a photometric layout are attached to this proposal. The attached photometric is based on seventeen light poles, but as stated we have included the cost for twenty-four light poles. Motion sensors are included at each light pole.

Funding Requested	\$ 620,614.00
Are funds within current budget?	Yes
Source of Funds	Impact Fees
Does the action involve a Resolution, Ordinance, Contract, Agreement, etc.?	Yes
Has it been reviewed by the County Attorney?	Yes
Is there a deadline for this item?	2025-06-30

Approvals:

Submit	Approve	Purchasing	Budget
BN	BN	AP	JM
Finance	Attorney	Administration	Clerk
TS	WLI	CR	JR

Attachments:

Financial Supplement
Change Order #1 Proposal



**HALL COUNTY BOARD OF COMMISSIONERS
FINANCIAL SUPPLEMENT REPORT**

AGENDA ITEM 394/2025

Funds Requested: \$ 620,614.00

Request Budgeted: Yes

Proposed Source of Funding:

Budget Transfer Requested:

Impact Fees

No

Funding Source Items:

Fiscal Year	Fund	Division	Account	Amount
2026	301-IMPACT FEES FUND	6210-PARKS AND LEISURE SERVICES	541400-INFRASTRUCTURE	\$620,614.00

Budget Transfer Items:

Additional Information/Comments:

Contact for Questions: BN

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