



# CITY OF SOUTH BEND

## BOARD OF PUBLIC WORKS

January 27, 2026

Ms. Janet Dommer  
Green Demolition Contractors, Inc.  
315 Brighton Street  
LaPorte, IN 46350  
[janet@greendemolitioninc.com](mailto:janet@greendemolitioninc.com); [ray@greendemolitioninc.com](mailto:ray@greendemolitioninc.com)

RE: Change Order No. 1 – Demolition of Rabbi Shulman Apartments – Project No. 125-014

Dear Ms. Dommer:

At its January 27, 2026 meeting, the Board of Public Works approved the above referenced Change Order be increased by \$308,000, bringing the revised contract amount to \$1,656,000.

Enclosed is a copy of the Change Order for your records.

If you have any further questions, please call this office at (574) 235-9251.

Sincerely,

/s/ Hillary Horvath

Hillary Horvath, Clerk

**CITY OF SOUTH BEND, INDIANA  
DEPARTMENT OF PUBLIC WORKS  
PROJECT CHANGE ORDER**



**DATE:** 1/8/2026  
**PROJECT NO:** 125-014  
**PROJECT NAME:** Demolition of Rabbi Shulman Apartments  
**CONTRACT DATE:** 10/28/2025  
**CHANGE ORDER NO:** 1  
**SUBJECT OF CHANGE ORDER:** PCR #1-Removal and Disposal of Transite Wall Board

The original contract sum		\$	<u>1,348,000.00</u>
Net change by previously authorized change orders		\$	<u>0.00</u>
The contract sum prior to this change order		\$	<u>1,348,000.00</u>
By this Change Order, the project amount is	<input checked="" type="checkbox"/> Increased <input type="checkbox"/> Decreased	\$	<u>308,000.00</u>
The new contract sum including this change order		\$	<u>1,656,000.00</u>
This Change Order represents a total change of			<u>22.85 %</u>
Total change for entire project			<u>22.85 %</u>

Original contracted completion date/time 4/15/2026  
 Extension of date/time by previous change orders 0 days  
 Date/time extension by this change order 0 days  
 New completion date/time 4/15/2026

**CONTRACTOR**

**RECOMMENDED FOR**

*Janet M. Dommer*  
 Contractor Signature

*Kyle Ludlow*  
**CONSTRUCTION MANAGER**

*Janet M Dommer, CFO*  
 Printed Name and Title

CITY OF SOUTH BEND, INDIANA  
 BOARD OF PUBLIC WORKS

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 Abigail E. Magas, Member

*Hillary R. Horvath*  
 Attest: Hillary R. Horvath, Clerk

Date: January 27, 2026



**INTER-OFFICE MEMORANDUM**  
**DEPARTMENT OF PUBLIC WORKS**  
**DIVISION OF ENGINEERING**

**TO:** Hillary Horvath, Clerk  
Board of Public Works

**FROM:** Zach Hurst, PE, Sr. Project Engineer

**SUBJECT:** Change Order No. 1 - Project No. 125-014  
Demolition of Rabbi Shulman Apartments

**DATE:** 01/16/2026

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Change Order No. 1 for the subject project in the amount of \$308,000 results in a 22.85% increase to the original contract price. It should be noted the entirety of Change Order No. 1 was due to unforeseen conditions.

During the initial stages of demolition, holes were opened in the exterior of the building to help facilitate the removal of loose debris and furnishings left behind inside. When the holes were opened, a layer of transite insulation was discovered sandwiched within the exterior wall section.

Transite is a friable asbestos containing material and per federal regulations (National Emission Standards for Hazardous Air Pollutants) it must be properly abated and removed from the building before demolition can occur.

