

CITY HALL
215 S. MARTIN LUTHER KING JR., BLVD.,
SUITE 400
SOUTH BEND, INDIANA 46601-1830



PHONE 574/235-9251
FAX 574/235-9171

CITY OF SOUTH BEND JAMES MUELLER, MAYOR
BOARD OF PUBLIC WORKS

October 28, 2025

Mr. David Merkel
Larson-Danielson Construction Co., Inc.
302 Tyler Street
LaPorte, IN 46350
mcd@ldconstruction.com; bt1@ldconstruction.com

RE: Change Order No. 4 – Raclin Murphy Encore Center – Project No. 123-056

Dear Mr. Merkel:

At its October 28, 2025 meeting, the Board of Public Works approved the above referenced Change Order be increased by \$228,978, bringing the revised contract amount to \$15,783,521.26.

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

Enclosures
HH

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



DATE: 10/28/2025
PROJECT NO: 123-056
PROJECT NAME: Raclin Murphy Encore Center
CONTRACT DATE: 8/26/2024
CHANGE ORDER NO: 4
SUBJECT OF CHANGE ORDER: Variety of cost increases as detailed in the attached documentation.

The original contract sum	\$	15,202,000.00
Net change by previously authorized change orders	\$	352,543.26
The contract sum prior to this change order	\$	15,554,543.26
By this Change Order, the project amount is	<input checked="" type="checkbox"/> Increased <input type="checkbox"/> Decreased	\$ 228,978.00
The new contract sum including this change order	\$	15,783,521.26
This Change Order represents a total change of		1.50 %
Total change for entire project		3.83 %

Original contracted completion date/time	9/17/2025
Extension of date/time by previous change orders	52 Days
Date/time extension by this change order	0
New completion date/time	12/8/2025

CONTRACTOR

David Merkel
Contractor Signature
David Merkel, Vice President
Printed Name and Title
Larson Danielson 0
Company Name
302 Tyler Street 0
Address
LaPorte, IN 46350 0
City, State, Zip

RECOMMENDED FOR

Kyle Ludlow
CONSTRUCTION MANAGER
CITY OF SOUTH BEND, INDIANA
BOARD OF PUBLIC WORKS

Elizabeth A. Maradik
Elizabeth A. Maradik, President

Gary A. Gilot

Gary A. Gilot, Member

Murray L. Miller

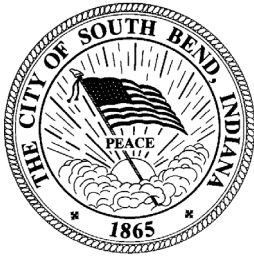
Murray L. Miller, Member

Joseph R. Molnar
Joseph R. Molnar, Vice President

Breana Micou
Breana Micou, Member

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

Date: October 28, 2025



INTER-OFFICE MEMORANDUM

DEPARTMENT OF PUBLIC WORKS DIVISION OF ENGINEERING

TO: Hillary Horvath, Clerk
Board of Public Works

FROM: Patrick Sherman: Director of Project Management

SUBJECT: Raclin Murphy Encore Center: Change Order #4

DATE: October 23rd, 2025

Greetings,

The documents herein detail the costs associated with Change Order #4 for the Raclin Murphy Encore Center project. See the attached This includes a variety of costs associated with the project including unforeseen issues due to the connection between the new building and the Morris Performing Arts Center and some necessary design changes.

Approximately 68% of the costs are associated with some repairs to the existing theater that were necessary. Much of that is to fix crumbling plaster that resulted from water damage and utilized plaster workers already mobilized on site. We also replaced a door that was a safety issue as they could not secure the building. VPA identified funding to add to the project to solve these issues.

With this change order, the entire change percentage is now at 3.83%.

Thank you and please let me know if you have any questions.

Patrick Sherman

Change Order

Project:
56-702 SB PUB WRKS-RCLN MRPHY ENCORE
211 N MICHIGAN ST
SOUTH BEND, IN 46601

Change Order: 4

Date: 10/17/2025

Architect's Project:

To Contractor:

LARSON-DANIELSON CONST CO. INC.
302 Tyler Street
LaPorte, IN 46350

The Contract is changed as follows:

Change Order 4

17R3 Ceramic Tile Changes	\$7,885.00
31 RFI 96 Credit MC Cable	\$-9,067.00
33 CCD 11 VIP Room Changes (Including ASI 8)	\$521.00
45 CCD 15 Floor & Paint Changes	\$987.00
46R Toilet Accessories REV	\$2,849.00
51 Fabric Behind Terra Cotta	\$12,065.00
57 ASI 13 Framing at Sump Pump & Cove Detail	\$4,586.00
58R Stair Tread Increase	\$12,712.00
62 Display Case Modifications	\$9,865.00
63 Plaster Repairs & Sound Deadening	\$116,755.00
64 Rear Entry Replacement	\$29,620.00
66 RFI 211 Reconstruct Pilaster that was Partially Removed	\$1,494.00
67 RFI 196 Support Existing Plaster with Hangers	\$2,315.00
70 RFI 195 Add Terracotta	\$18,921.00
75 Delete Tile & Add Terrazzo in Grand Lobby	\$17,470.00
Total:	\$228,978.00



302 Tyler Street
LaPorte, IN 46350
Ph : 219-362-2127

Change Order

Project:

56-702 SB PUB WRKS-RCLN MRPHY ENCORE
211 N MICHIGAN ST
SOUTH BEND, IN 46601

Change Order: 4

Date: 10/17/2025

Architect's Project:

To Contractor:

LARSON-DANIELSON CONST CO. INC.
302 Tyler Street
LaPorte, IN 46350

The original Contract Amount was	\$15,202,000.00
Net change by previously authorized Change Orders	\$352,543.26
The Contract Amount prior to this Change Order was	\$15,554,543.26
The Contract will be increased by this Change Order in the amount of	\$228,978.00
The new Contract Amount including this Change Order will be	\$15,783,521.26

The date of Substantial Completion as of the date of this Change Order therefore is

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACT AND OWNER.

SHIVE-HATTERY

ARCHITECT

321 SOUTH MAIN STREET,
SOUTH BEND, IN 46601

LARSON-DANIELSON CONST CO. INC.

CONTRACTOR

302 Tyler Street
LaPorte, IN 46350

OWNER

(Signature)

(Signature)

(Signature)

By

By

By

Date

Date

Date

**BOARD OF PUBLIC WORKS
AGENDA ITEM REVIEW REQUEST FORM**

Date: 08/23/2025
Name: **Patrick Sherman** Department of Public Works – Engineering Division
BPW Date: 08/28/2025 Phone Extension: 5601

Required Prior to Submittal to Board

BPW Attorney ☒ Attorney Name Michael Schmidt

Dept. Attorney ☐ Attorney Name

Purchasing ☐ **Mickey Lovy**

Check the Appropriate Item Type – Required for All Submissions

- | | | |
|---|--|---|
| <input type="checkbox"/> Professional Services Agreement | <input type="checkbox"/> Contract | <input type="checkbox"/> Proposal |
| <input type="checkbox"/> Open Market Contract | <input type="checkbox"/> Amendment/Addendum | <input type="checkbox"/> Special Purchase, QPA |
| <input type="checkbox"/> Bid Opening | <input type="checkbox"/> Bid Award | <input type="checkbox"/> Req. to Advertise <input type="checkbox"/> Title Sheet |
| <input type="checkbox"/> Quote Opening | <input type="checkbox"/> Quote Award | <input type="checkbox"/> Reject Bids/Quotes |
| <input type="checkbox"/> Proposal Opening | <input type="checkbox"/> C/O & PCA No. <u> </u> | <input type="checkbox"/> PCA |
| <input checked="" type="checkbox"/> Chg. Order, No. <u>4</u> | <input type="checkbox"/> Traffic Control | <input type="checkbox"/> Resolution |
| <input type="checkbox"/> Other: <u> </u> | | <input type="checkbox"/> Ease./Encroach |

Required Information

Company or Vendor Name	<u>Larson Danielson Construction</u>
New Vendor	<input type="checkbox"/> Yes <input type="checkbox"/> If Yes, Approved by Purchasing
	<input checked="" type="checkbox"/> No
MBE/WBE Contractor	<input type="checkbox"/> MBE <input type="checkbox"/> WBE <u>Completed E-Verify Form Attached</u> <input type="checkbox"/> Yes <input type="checkbox"/> No
Project Name	<u>Raclin Murphy Encore Center</u>
Project Number	<u>123-056</u>
Funding Source	<u>Multiple</u>
Account No.	<u>PR/PO # 32487</u>
Amount	<u>\$228,978.00</u>
Terms of Contract	<u>Lump Sum Bid</u>
Special Contract Provisions	
Purpose/Description	<u>Change order for various items related to unforeseen and necessary repair work.</u>

For Change Orders Only

Amount of	<input checked="" type="checkbox"/> Increase <u>\$ 228,978.00</u>
	<input type="checkbox"/> Decrease <u>(\$)</u>
Previous Amount	<u>\$ 15,554,543.26</u>
Current Percent of Change:	Increase <u>1.5%</u>
	Decrease <u>()%</u>
New Amount	<u>\$ 15,783,521.26</u>
	Increase <u>3.8%</u>
	Decrease <u>()%</u>
Total Percent of Change:	
Time Extension Amount:	<u>0 Days</u>
New Completion Date:	<u>12/08/2025</u>