

July 15, 2019

item No.	issue noted by OCPS' Internal Audit Dept.	area	management response
14 b.	<p>Meadow Woods ES: The Construction Manager did not provide notification to OCPS that they were expending any Project funds with related entity. Per the Construction Manager, OCPS is aware of the related party transaction from previous projects.</p>	OCPS Facilities.	OCPS had been made aware of related party transactions on past projects but had not regarded this as an acknowledgement that extends towards future projects.
15b	<p>Meadow Woods ES: CRI observed \$4,037 in computer network charges to the Project. These costs were deducted from the final job costs as reported in Exhibit A.</p>	OCPS Facilities	The general requirements for the project included items for network hardware and setup amounting to \$4,593.
20	<p>Tangelo Park ES: The Construction Manager exceeded the not to exceed amount for general requirements. An adjustment has been reported in Exhibit A.</p>	OCPS Facilities	OCPS' Project Managers and Project Oversight are aware of the not to Exceed limit of the general requirements. This however will be reiterated.
21	<p>Meadow Woods ES; Lake Weston ES: The Construction Manager exceeded the not to exceed amount for general requirements. An adjustment has been reported in Exhibit A.</p>	OCPS Facilities	OCPS' Project Managers and Project Oversight are aware of the not to exceed limit of the general requirements. This however will be reiterated.
24 c.	<p>Tangelo Park ES; Carver MS: Actual pay rate is less than the raw rate per the General Conditions attachment ("raw rate") in samples tested.</p> <p>CRI did not see evidence that OCPS was notified the labor rates paid were lower than the raw rates, in accordance with Section 5.A.1.d of the Agreement</p>	OCPS Facilities	CMs are required to show evidence of the unit rates of compensation to the various personnel listed within the general conditions. This requirement will be reinforced with OCPS' Project Managers. PMs will also be instructed to remind CMs of the requirement to notify OCPS in instances where rates are lower than those stated in the general conditions.
25 c.	<p>Meadow Woods ES; Lake Weston ES: Actual pay rate is less than the raw rate per the General Conditions attachment ("raw rate") in samples tested.</p> <p>CRI did not see evidence that OCPS was notified the labor rates paid were lower than the raw rates, in accordance with Section 5.A.1.d of the Agreement</p>	OCPS Facilities	CMs are required to show evidence of the unit rates of compensation to the various personnel listed within the general conditions. This requirement will be reinforced with OCPS' Project Managers. PMs will also be instructed to remind CMs of the requirement to notify OCPS in instances where rates are lower than those stated in the general conditions.
26	<p>Lake Weston ES: Contingency usage #1 was approved by the OCPS Facilities Director and should have been approved by the OCPS Senior</p>	OCPS Facilities	Acknowledged as an oversight. Jeff Hart who signed on the line of Facilities Director was at the time, OCPS Facilities Sr. Director of Construction.

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	Facility Program Director as it exceeded \$10,000.		
28	Tangelo Park ES: Construction Manager Achieved substantial completion for Phase 1 on July 29, 2016. The agreed upon substantial completion date for Phase 1 was adjusted to June 9, 2016 on owner change order #2. Therefore, substantial completion for Phase #1 was achieved 50 days after the contractually required date.	OCPS Facilities	The time for completion of the work was adjusted to 7/29/16 in accordance with owner CO No. 03.
29	Lake Weston ES: Construction Manager achieved Final Completion 475 days after the contractual required date.	OCPS Facilities	After review of the sequence of events leading to closing the project, it was determined that accountability did not lie solely with the CM but with various parties involved in the closeout procedure. As such, OCPS elected not the exercise their entitlement to assess liquidated damages. OCPS has since formulated a process to determine a more efficient means of closeout and assigning responsibilities to entities of the closeout team.
29	Tangelo Park ES: Construction Manager achieved Final Completion 174 days after the contractual required date.	OCPS Facilities	After review of the sequence of events leading to closing the project, it was determined that accountability did not lie solely with the CM but with various parties involved in the closeout procedure. As such, OCPS elected not the exercise their entitlement to assess liquidated damages. OCPS has since formulated a process to determine a more efficient means of closeout and assigning responsibilities to entities of the closeout team.
29	Carver MS: Construction Manager achieved Final Completion 55 days after the contractual required date.	OCPS Facilities	After review of the sequence of events leading to closing the project, it was determined that accountability did not lie solely with the CM but with various parties involved in the closeout procedure. As such, OCPS elected not the exercise their entitlement to assess liquidated damages. OCPS has since formulated a process to determine a more efficient means of closeout and assigning responsibilities to entities of the closeout team.

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30	<p>Meadow Woods ES; Lake Weston ES: Construction Manager achieved Final Completion 158 days after the contractual required date.</p>	OCPS Facilities	<p>After review of the sequence of events leading to closing the project, it was determined that accountability did not lie solely with the CM but with various parties involved in the closeout procedure. As such, OCPS elected not to exercise their entitlement to assess liquidated damages. OCPS has since formulated a process to determine a more efficient means of closeout and assigning responsibilities to entities of the closeout team.</p>