

GOVERNMENT OF

THE UNITED STATES VIRGIN ISLANDS



DEPARTMENT OF PROPERTY & PROCUREMENT

#3274 ESTATE RICHMOND
CHRISTIANSTED, ST. CROIX, U.S. VIRGIN ISLANDS 00820-4200



OFFICE OF
THE COMMISSIONER

September 12, 2019

STX: TEL: (340) 773-1561
FAX: (340) 773-0986

(Date)

HAND DELIVERED MAIL

MEMORANDUM

TO: John R. Wessel
Managing Member
GEC, LLC

FROM: DEPARTMENT OF PROPERTY AND PROCUREMENT
DIVISION OF PROCUREMENT

C/O: Ms. Dinaja Dowdy 
Contract Payment Facilitator


SUBJECT: Construction Contract
C003SPRC15(GEC)

The following is (are) transmitted herewith relative to the above-mentioned subject:

1. Approved Periodical Estimate No. 22

Kindly complete the receipt below and return.

RECEIVED BY: _____
(Printed Name)



(Signature)

DATE: _____ TEL. OR MOBILE NUMBER: _____



Department of Property & Procurement

Government of the United States Virgin Islands

3274 ESTATE RICHMOND, CHRISTIANSTED, U. S. VIRGIN ISLANDS 00820

8201 SUB BASE, SUITE 4, ST. THOMAS, U. S. VIRGIN ISLANDS 00802

ST. CROIX MAIN OFFICE: 340.773.1581 | ST. THOMAS MAIN OFFICE: 340.774.0828


ST. CROIX FAX: 340.773.0986 | ST. THOMAS FAX: 340.777.9587

HTTP://DPP.VI.GOV



Memorandum:

To: Kirk Callwood
Executive Director
Virgin Islands Public Finance Authority

From: Anthony D. Thomas 
Commissioner
Department of Property & Procurement

Date: November 25, 2019

Re: Request for Payment to GEC, LLC

Transmitted herewith for partial payment is Periodical Estimate No. Twenty-Three (23), for Construction Services rendered by GEC, LLC, for the Design/Build for Paul E. Joseph Stadium & Sports Complex, St. Croix, Virgin Islands as outlined in Contract No. C003SPRC15.

<u>Estimate Number</u>	<u>Date</u>	<u>Amount</u>
P.E. #23	November 18, 2019	\$166,863.96

Funding Source: 2014C Gross Receipt Tax Bond

xc: Department of Sports, Parks & Recreation
Department of Public Works
Contract (File)

ADT/drw/dd



Department of Property & Procurement

Government of the United States Virgin Islands

3274 ESTATE RICHMOND, CHRISTIANSTED, U. S. VIRGIN ISLANDS 00820

8201 SUB BASE, SUITE 4, ST. THOMAS, U. S. VIRGIN ISLANDS 00802

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[HTTP://DPPVI.GOV](http://dppvi.gov)



November 25, 2019

John R. Wessel
Managing Member
GEC, LLC
P.O. Box 1656
Kingshill, VI 00851

RE: C003SPRC15 (GEC)
Design/Build for Paul E. Joseph Stadium & Sports Complex, St. Croix, VI

Dear Mr. Wessel:

Transmitted herewith approved is Periodical Estimate for Partial Payment Number Twenty-Three (23), dated November 18, 2019, and received November 22, 2019, relative to the above referenced contract.

The periodical estimate is the balance due on this payment in the amount of **One Hundred Sixty-Six Thousand Eight Hundred Sixty-Three Dollars and Ninety-Six Cents (\$166,863.96).**

Respectfully,

Anthony D. Thomas
Commissioner

ADT/drw/dd

xc: *Virgin Islands Public Finance Authority*
Department of Sports, Parks & Recreation
Department of Public Works
Contract (File)
Fixed Assets



Government of the U.S. Virgin Islands
DEPARTMENT OF PUBLIC WORKS

November 20, 2019

Commissioner Anthony Thomas
Department of Property & Procurement
Building #1, Sub Base, 3rd Floor
St. Thomas, U.S. Virgin Islands 00802

Re: C003SPRC15 (GEC) Service Contract for Design-Build of Paul E. Joseph Stadium and Sports Complex (Lump Sum Contract Price) between Government of the Virgin Islands and GEC, LLC. Periodical Pay Estimate 23

Dear Commissioner Anthony Thomas:

I am requesting your Agency's direct assistance in the expeditious processing and signature approval of this **Periodical Pay Estimate 23** in the amount of **ONE HUNDRED SIXTY-SIX THOUSAND EIGHT HUNDRED SIXTY THREE AND 96/100 DOLLARS (\$166,863.96)**. This request represents pertinent services rendered in the development of C003SPRC15 (GEC) Service Contract for Design-Build of Paul E. Joseph Stadium and Sports Complex (Lump Sum Contract Price) between Government of the Virgin Islands and GEC, LLC. This represents Progress Payment for the conceptual architectural re-design drawings for the reduced scope and progress payment for the concrete slab.

It is my recommendation that this payment be processed in accordance with GVI contractual obligations.

If you have any questions and/or concerns, please give James Grum, P.E., DPW/CIP Engineering Administrator a call at (340) 776-4844 ext. 4265.

Respectfully,

Nelson M. Petty Jr., P.E.
Commissioner Department of Public Works

NP/JG/jg

Attachments: Pay Estimate 23
Pay Estimate 23 Analysis

cc: Calvert White, DSPR Commissioner
James Grum, P.E., CIP Engineering Administrator, DPW

6002 Anna's Hope
St Croix VI 00820
(340) 773-1290

6 Susannaberg
St John VI 00830
(340) 776-6346

8244 Subbase
St Thomas, VI 00802
(340) 776-4844

SCHEDULE OF AMOUNTS FOR CONTRACT PAYMENTS AS REVISED PER CHANGE ORDER 11

NAME OF PROJECT: Design-Build of Paul E. Joseph Stadium and Sports Complex

LOCATION: St. Crisp

NAME OF CONTRACTOR: GEC, LLC

CONTRACT NO.: C003EPRC19(GEC)

PERIODIC ESTIMATE NO. 23

FOR PERIOD: 9/1/19

TO: 11/18/19

Item No.	Description of Item	ORIGINAL ESTIMATE				COMPLETED TO DATE		Value of Uncompleted Work	% Completed		
		Quantity	Unit of Meas.	Cost per Unit	Value	No. of Units	Value				
A	Pre-Construction Work to SFB(15)										
1	Insurance		LS	\$	1,013,875.00	\$	1,013,875.00	\$	100%		
2	Architectural and Engineering Fees		LS	\$	375,000.00	\$	375,000.00	\$	100%		
3	Consulting & Permit Fees		LS	\$	197,123.00	\$	197,123.00	\$	100%		
4	Contract Administration and Development		LS	\$	300,000.00	\$	300,000.00	\$	100%		
5	Demolition through 3-18-15		LS	\$	650,000.00	\$	650,000.00	\$	100%		
6	Lead Abatement (Owner's Contingency)		LS	\$	186,600.00	\$	186,600.00	\$	100%		
7	Mobilization		LS	\$	182,600.00	\$	182,600.00	\$	100%		
B	PAUL E. JOSEPH STADIUM										
1	60% Design (A&E & CM) - Permit/Approvals		LS	\$	1,880,000.00	\$	1,880,000.00	\$	100%		
1a	90% Design		LS	\$	300,000.00	\$	300,000.00	\$	100%		
1b	100% Design		LS	\$	40,000.00	\$	40,000.00	\$	30%		
1c	Administration During Construction		LS	\$	105,000.00	\$	105,000.00	\$	10%		
1d	Design (Contract CO 10 (M-U) & CO 11 (S&I))		LS	\$	160,000.00	\$	160,000.00	\$	88%		
2	Foundation (Test piles and pile design)		LS	\$	167,500.00	\$	167,500.00	\$	100%		
2a	Site Preparation		LS	\$	980,000.00	\$	980,000.00	\$	100%		
2b	Site Preparation		LS	\$	100,000.00	\$	100,000.00	\$	100%		
2c	Pile Foundation		LS	\$	3,702,300.00	\$	3,003,589.68	\$	81%		
2d	Mat Slab Foundation		LS	\$	3,486,880.00	\$	3,486,880.00	\$	100%		
3	Structural Steel and Concrete Superstructure		LS	\$	710,000.00	\$	710,000.00	\$	0%		
4	Fixed Seating		LS	\$	-	\$	-	\$	0%		
5	Burn Area Seating		LS	\$	-	\$	-	\$	0%		
6	VP Boxes (4 each)		LS	\$	-	\$	-	\$	0%		
7	Press Boxes, AV Booths, Club Area		LS	\$	-	\$	-	\$	0%		
8	Locker Rooms & Showers		LS	\$	-	\$	-	\$	0%		
9	Training, Dressing, Umphs & Laundry Rooms		LS	\$	-	\$	-	\$	0%		
10	Public Restrooms		LS	\$	-	\$	-	\$	0%		
11	Concession Areas		LS	\$	-	\$	-	\$	0%		
12	Entry Pavilion		LS	\$	-	\$	-	\$	0%		
13	Admin, Maintenance Offices & Storage		LS	\$	-	\$	-	\$	0%		
14	Concourse Plaza		LS	\$	-	\$	-	\$	0%		
15	Party Deck Area		LS	\$	-	\$	-	\$	0%		
16	Elevator		LS	\$	-	\$	-	\$	0%		
17	Ticketing and Gate Control		LS	\$	-	\$	-	\$	0%		
18	Building Storage Area		LS	\$	-	\$	-	\$	0%		
19	Dugouts		LS	\$	-	\$	-	\$	0%		
20	Stairways & Common Spaces		LS	\$	-	\$	-	\$	0%		
21	Field - Grading, Drainage & Markings		LS	\$	-	\$	-	\$	0%		
22	Equipment Storage Buildings		LS	\$	-	\$	-	\$	0%		
23	Ball Park, Backstop & Peds		LS	\$	-	\$	-	\$	0%		
24	Grounds maintenance storage		LS	\$	-	\$	-	\$	0%		
25	Mechanical		LS	\$	-	\$	-	\$	0%		
26	Electrical		LS	\$	73,500.00	\$	73,500.00	\$	3,673.00		
27	Fire Safety		LS	\$	-	\$	-	\$	0%		
28	Plumbing		LS	\$	215,000.00	\$	215,000.00	\$	40,780.00		
29	Equipment, Concessions & Furniture		LS	\$	-	\$	-	\$	0%		
C	TERRENCE MARTIN FIELD										
1	60% Design (A&E & CM) - Permit/Approvals		LS	\$	200,000.00	\$	200,000.00	\$	100%		
1a	90% Design		LS	\$	30,000.00	\$	30,000.00	\$	100%		
1b	100% Design		LS	\$	7,500.00	\$	7,500.00	\$	0%		
1c	Administration During Construction		LS	\$	12,500.00	\$	12,500.00	\$	0%		
2	Foundations - Spread Footing Type		LS	\$	150,000.00	\$	150,000.00	\$	0%		
3	Structure - Steel & Concrete Superstructure		LS	\$	600,000.00	\$	600,000.00	\$	0%		
4	Structure - Seating & Amenities		LS	\$	350,000.00	\$	350,000.00	\$	0%		
5	Fields		LS	\$	300,000.00	\$	300,000.00	\$	0%		
6	Mechanical, Electrical & Plumbing		LS	\$	400,000.00	\$	400,000.00	\$	0%		
7	Equipment, Concessions & Furniture		LS	\$	80,000.00	\$	80,000.00	\$	0%		
D	CRUCIAN CHRISTMAS CARNOVAL VILLAGE										
1	60% Design (A&E & CM) - Permit/Approvals		LS	\$	138,000.00	\$	138,000.00	\$	100%		
1a	90% Design		LS	\$	30,000.00	\$	30,000.00	\$	0%		
1b	100% Design		LS	\$	8,000.00	\$	8,000.00	\$	0%		
1c	Administration During Construction		LS	\$	8,000.00	\$	8,000.00	\$	0%		
2	Mechanical, Electrical & Plumbing		LS	\$	150,000.00	\$	150,000.00	\$	0%		
3	Vendor Peds		LS	\$	150,000.00	\$	150,000.00	\$	0%		
E	SITE IMPROVEMENTS										
1	60% Design (A&E & CM) - Permit/Approvals		LS	\$	85,200.00	\$	85,200.00	\$	100%		
1a	90% Design		LS	\$	110,000.00	\$	110,000.00	\$	0%		
1b	100% Design		LS	\$	13,800.00	\$	13,800.00	\$	0%		
1c	Administration During Construction		LS	\$	48,200.00	\$	48,200.00	\$	0%		
2	Earthwork & Grading		LS	\$	500,000.00	\$	500,000.00	\$	100%		
3	Site Infrastructure - Water		LS	\$	380,000.00	\$	380,000.00	\$	0%		
4	Site Infrastructure - Electric		LS	\$	400,000.00	\$	400,000.00	\$	0%		
5	Site Infrastructure - Lighting		LS	\$	150,000.00	\$	150,000.00	\$	0%		
6	Roads, Parking & Pathways		LS	\$	350,000.00	\$	350,000.00	\$	0%		
7	Site Improvements		LS	\$	250,000.00	\$	250,000.00	\$	0%		
8	Landscaping & Hardscaping		LS	\$	180,000.00	\$	180,000.00	\$	0%		
9	Demolition: Wall, Lights		LS	\$	200,000.00	\$	200,000.00	\$	100%		
10	Owner's Contingency		LS	\$	150,000.00	\$	150,000.00	\$	58%		
11	Extend Builder's Risk to 10-31-19		LS	\$	200,000.00	\$	200,000.00	\$	100%		
TOTAL					\$	20,000,000.00	\$	12,410,126.93	\$	6,620,873.07	67%



Department of Property & Procurement

Government of the United States Virgin Islands

3274 ESTATE RICHMOND, CHRISTIANSTED, U. S. VIRGIN ISLANDS 00820

8201 SUB BASE, SUITE 4, ST. THOMAS, U. S. VIRGIN ISLANDS 00802

ST. CROIX MAIN OFFICE: 340.773.1561 | ST. THOMAS MAIN OFFICE: 340.774.0828


ST. CROIX FAX: 340.773.0988 | ST. THOMAS FAX: 340.777.9587

HTTP://DPRVI.GOV



Memorandum:

To: Kirk Callwood
Executive Director
Virgin Islands Public Finance Authority

From: Anthony D. Thomas 
Commissioner
Department of Property & Procurement

Date: January 17, 2020

Re: **Request for Payment to GEC, LLC**

Transmitted herewith for partial payment is Periodical Estimate No. Twenty-four (24), for Construction Services rendered by GEC, LLC, for the **Design/Build for Paul E. Joseph Stadium & Sports Complex, St. Croix, Virgin Islands** as outlined in Contract No. C003SPRC15.

<u>Estimate Number</u>	<u>Date</u>	<u>Amount</u>
P.E. #24	December 30, 2019	\$101,169.95

Funding Source: 2014C Gross Receipt Tax Bond

xc: Department of Sports, Parks & Recreation
Department of Public Works
Contract (File)

ADT/drw/tc



Department of Property & Procurement

Government of the United States Virgin Islands

3274 ESTATE RICHMOND, CHRISTIANSTED, U. S. VIRGIN ISLANDS 00820

8201 SUB BASE, SUITE 4, ST. THOMAS, U. S. VIRGIN ISLANDS 00802

ST. CROIX MAIN OFFICE: 340.773.1561 | ST. THOMAS MAIN OFFICE: 340.774.0828

ST. CROIX FAX: 340.773.0986 | ST. THOMAS FAX: 340.777.9587

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January 17, 2020

John R. Wessel
Managing Member
GEC, LLC
P.O. Box 1656
Kingshill, VI 00851

**RE: C003SPRC15 (GEC)
Design/Build for Paul E. Joseph Stadium & Sports Complex, St. Croix, VI**

Dear Mr. Wessel:

Transmitted herewith approved is Periodical Estimate for Partial Payment Number Twenty-four (24), dated December 31, 2019, and received January 16, 2020, relative to the above referenced contract.

The periodical estimate is the balance due on this payment in the amount of **One Hundred One Thousand Six Hundred Sixty-nine Dollars and Ninety-five Cents (\$101,169.95)**.

Respectfully,

Anthony D. Thomas
Commissioner

ADT/drw/tc

xc: *Virgin Islands Public Finance Authority
Department of Sports, Parks & Recreation
Department of Public Works
Contract (File)
Fixed Assets*



Government of the U.S. Virgin Islands
DEPARTMENT OF PUBLIC WORKS

January 10, 2020

Commissioner Anthony Thomas
Department of Property & Procurement
Building #1, Sub Base, 3rd Floor
St. Thomas, U.S. Virgin Islands 00802

2020-01-10 10:02 AM

Re: C003SPRC15 (GEC) Service Contract for Design-Build of Paul E. Joseph Stadium and Sports Complex (Lump Sum Contract Price) between Government of the Virgin Islands and GEC, LLC. Periodical Pay Estimate 24

Dear Commissioner Anthony Thomas:

I am requesting your Agency's direct assistance in the expeditious processing and signature approval of this Periodical Pay Estimate 24 in the amount of **ONE HUNDRED ONE THOUSAND ONE HUNDRED SIXTY NINE AND 95/100 DOLLARS (\$101,169.95)**. This request represents pertinent services rendered in the development of C003SPRC15 (GEC) Service Contract for Design-Build of Paul E. Joseph Stadium and Sports Complex (Lump Sum Contract Price) between Government of the Virgin Islands and GEC, LLC. This represents Progress Payment for the architectural re-design drawings per Change Order 10 for the reduced scope, and progress payment for the concrete slab.

It is my recommendation that this payment be processed in accordance with GVI contractual obligations.

If you have any questions and/or concerns, please give James Grum, P.E., DPW/CIP Engineering Administrator a call at (340) 776-4844 ext. 4265.

Respectfully,

Nelson M. Petty Jr., P.E.
Commissioner Department of Public Works

NP/JG/jg

Attachments: Pay Estimate 24
Pay Estimate 24 Analysis

xc: Calvert White, DSPR Commissioner
James Grum, P.E., CIP Engineering Administrator, DPW

6002 Anna's Hope
St. Croix, V.I. 00820
(340) 773-1290

6 Susannaberg
St. John, V.I. 00830
(340) 776-6346

8244 Subbase
St. Thomas, V.I. 00802
(340) 776-4844

dpw.vi.gov

SCHEDULE OF AMOUNTS FOR CONTRACT PAYMENTS AS REVISED PER CHANGE ORDER 11

NAME OF PROJECT: Design-Build of Paul E. Joseph Stadium and Sports Complex

LOCATION: St. Croix

NAME OF CONTRACTOR: GEC, LLC

CONTRACT NO.: C0039PRC16(GEC)

PERIODIC ESTIMATE NO. 24

FOR PERIOD: 11/18/19

TO: 12/31/19

Item No.	Description of Item	ORIGINAL ESTIMATE				COMPLETED TO DATE		Value of Uncompleted Work	% Completed
		Quantity	Unit of Meas.	Cost per Unit	Value	No. of Units	Value		
1	2	3	4	5	6	7	8	9	10
A	Pre-Suspension Work to 3/18/15								
1	Insurance		LS	\$ 1,013,875.00	\$ 1,013,875.00	1.0	\$ 1,013,875.00	\$ -	100%
2	Architectural and Engineering Fees		LS	\$ 375,000.00	\$ 375,000.00	1.0	\$ 375,000.00	\$ -	100%
3	Consulting & Permit Fees		LS	\$ 107,125.00	\$ 107,125.00	1.0	\$ 107,125.00	\$ -	100%
4	Contract Administration and Development		LS	\$ 300,000.00	\$ 300,000.00	1.0	\$ 300,000.00	\$ -	100%
5	Demolition through 3-18-15		LS	\$ 650,000.00	\$ 650,000.00	1.0	\$ 650,000.00	\$ -	100%
6	Lead Abatement (Owner's Contingency)		LS	\$ 166,500.00	\$ 166,500.00	1.0	\$ 166,500.00	\$ -	100%
7	Mobilization		LS	\$ 162,500.00	\$ 162,500.00	1.0	\$ 162,500.00	\$ -	100%
B	PAUL E. JOSEPH STADIUM								
1	80% Design (A&E & Cvtl) - Permits/Approvals		LS	\$ 1,680,000.00	\$ 1,680,000.00	1.0	\$ 1,680,000.00	\$ -	100%
1a	90% Design		LS	\$ 300,000.00	\$ 300,000.00	1.0	\$ 300,000.00	\$ -	100%
1b	100% Design		LS	\$ 40,000.00	\$ 40,000.00	0.3	\$ 12,000.00	\$ 28,000.00	30%
1c	Administration During Construction		LS	\$ 105,000.00	\$ 105,000.00	0.1	\$ 10,500.00	\$ 94,500.00	10%
1d	Design Changes CO 10 (\$94,800) & CO11 (\$95,200)		LS	\$ 190,000.00	\$ 190,000.00	1.0	\$ 190,000.00	\$ -	100%
2	Foundation (Test piles and pile design)		LS	\$ 167,500.00	\$ 167,500.00	1.0	\$ 167,500.00	\$ -	100%
2a	Surcharge Earthwork		LS	\$ 960,000.00	\$ 960,000.00	1.0	\$ 960,000.00	\$ -	100%
2b	Surcharge Testing		LS	\$ 100,000.00	\$ 100,000.00	1.0	\$ 100,000.00	\$ -	100%
2c	Pile Foundation		LS	\$ 3,702,300.00	\$ 3,702,300.00	1.0	\$ 3,649,360.64	\$ 52,939.36	99%
2d	Mat Slab Foundation		LS	\$ 3,488,650.00	\$ 3,488,650.00	0.6	\$ 2,021,639.60	\$ 1,445,010.40	58%
3	Structural Steel and Concrete Superstructure		LS	\$ 710,050.00	\$ 710,050.00	0.0	\$ -	\$ 710,050.00	0%
4	Fixed Seating		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
5	Berm Area Seating		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
6	VIP Suites (4 each)		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
7	Press Boxes, AV Booths, Club Area		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
8	Locker Rooms & Showers		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
9	Training, Dressing, Umpire & Laundry Rooms		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
10	Public Restrooms		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
11	Concession Areas		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
12	Entry Pavilion		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
13	Admin, Maintenance Offices & Storage		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
14	Concourse Plaza		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
15	Party Deck Area		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
16	Elevator		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
17	Ticketing and Gate Control		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
18	Building Storage Area		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
19	Dugouts		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
20	Stairways & Common Spaces		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
21	Field - Grading, Drainage & Markings		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
22	Equipment Storage Buildings		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
23	Bull Pens, Backstop & Pads		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
24	Grounds maintenance storage		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
25	Mechanical		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
26	Electrical		LS	\$ 73,500.00	\$ 73,500.00	0.05	\$ 3,675.00	\$ 69,825.00	5%
27	Fire Safety		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
28	Plumbing		LS	\$ 215,000.00	\$ 215,000.00	0.05	\$ 10,750.00	\$ 204,250.00	5%
29	Equipment, Concessions & Fixtures		LS	\$ -	\$ -	0.0	\$ -	\$ -	0%
C	TERRENCE MARTIN FIELD								
1	80% Design (A&E & Cvtl) - Permits/Approvals		LS	\$ 200,000.00	\$ 200,000.00	1.0	\$ 200,000.00	\$ -	100%
1a	90% Design		LS	\$ 30,000.00	\$ 30,000.00	1.0	\$ 30,000.00	\$ -	100%
1b	100% Design		LS	\$ 7,500.00	\$ 7,500.00	0.0	\$ -	\$ 7,500.00	0%
1c	Administration During Construction		LS	\$ 12,500.00	\$ 12,500.00	0.0	\$ -	\$ 12,500.00	0%
2	Foundations - Spread Footing Type		LS	\$ 150,000.00	\$ 150,000.00	0.0	\$ -	\$ 150,000.00	0%
3	Structure - Steel & Concrete Superstructure		LS	\$ 500,000.00	\$ 500,000.00	0.0	\$ -	\$ 500,000.00	0%
4	Structure - Seating & Amenities		LS	\$ 350,000.00	\$ 350,000.00	0.0	\$ -	\$ 350,000.00	0%
5	Fields		LS	\$ 300,000.00	\$ 300,000.00	0.0	\$ -	\$ 300,000.00	0%
6	Mechanical, Electrical & Plumbing		LS	\$ 400,000.00	\$ 400,000.00	0.0	\$ -	\$ 400,000.00	0%
7	Equipment, Concessions & Fixtures		LS	\$ 60,000.00	\$ 60,000.00	0.0	\$ -	\$ 60,000.00	0%
D	CRUCIAN CHRISTMAS CARNIVAL VILLAGE								
1	80% Design (A&E & Cvtl) - Permits/Approvals		LS	\$ 138,000.00	\$ 138,000.00	1.0	\$ 138,000.00	\$ -	100%
1a	90% Design		LS	\$ 20,000.00	\$ 20,000.00	0.0	\$ -	\$ 20,000.00	0%
1b	100% Design		LS	\$ 5,500.00	\$ 5,500.00	0.0	\$ -	\$ 5,500.00	0%
1c	Administration During Construction		LS	\$ 8,500.00	\$ 8,500.00	0.0	\$ -	\$ 8,500.00	0%
2	Mechanical, Electrical & Plumbing		LS	\$ 150,000.00	\$ 150,000.00	0.0	\$ -	\$ 150,000.00	0%
3	Vendor Pads		LS	\$ 150,000.00	\$ 150,000.00	0.0	\$ -	\$ 150,000.00	0%
E	SITE IMPROVEMENTS								
1	80% Design (A&E & Cvtl) - Permits/Approvals		LS	\$ 65,200.00	\$ 65,200.00	1.0	\$ 65,200.00	\$ -	100%
1a	90% Design		LS	\$ 110,000.00	\$ 110,000.00	0.0	\$ -	\$ 110,000.00	0%
1b	100% Design		LS	\$ 13,600.00	\$ 13,600.00	0.0	\$ -	\$ 13,600.00	0%
1c	Administration During Construction		LS	\$ 48,200.00	\$ 48,200.00	0.0	\$ -	\$ 48,200.00	0%
2	Earthwork & Grading		LS	\$ 500,000.00	\$ 500,000.00	1.0	\$ 500,000.00	\$ -	100%
3	Site Infrastructure - Water		LS	\$ 360,000.00	\$ 360,000.00	0.0	\$ -	\$ 360,000.00	0%
4	Site Infrastructure - Electric		LS	\$ 400,000.00	\$ 400,000.00	0.0	\$ -	\$ 400,000.00	0%
5	Site Infrastructure - Lighting		LS	\$ 150,000.00	\$ 150,000.00	0.0	\$ -	\$ 150,000.00	0%

1 SCHEDULE OF CHANGE ORDERS

Item No.	Description of Item	APPROVED CHANGE ORDERS				COMPLETED TO DATE		Value of Uncompleted Work	% Completed
		Quantity	Unit of Meas.	Cost per Unit	Value	No. of Units	Value		
1	2	3	4	5	6	7	8	9	10
1	Revise Contract from "Guaranteed Maximum Price" to "Lump Sum".	1	LS	\$ -	\$ -	1	\$ -	\$ -	100%
2	Stage I Field Work Phase II Arch. Study	1	LS	\$ -	\$ -	1	\$ -	\$ -	100%
3	Additional geotechnical investigation	1	LS	\$ -	\$ -	1	\$ -	\$ -	100%
4	Confirm 60% Design, start 90% Design, update Insurance and Bonds, Revise SOA, Suspend Milestone Dates and Schedule, Approve PE 8	1	LS	\$ -	\$ -	1	\$ -	\$ -	100%
5	Schedule of amounts for contract payments	1	LS	\$ -	\$ -	1	\$ -	\$ -	100%
6	Surcharge Earthwork	1	LS	\$ -	\$ -	1	\$ -	\$ -	100%
7	Locate Existing Utilities	1	LS	\$ -	\$ -	1	\$ -	\$ -	100%
8	Test Piles and Initial Earthwork	1	LS	\$ -	\$ -	1	\$ -	\$ -	100%
9	Phase 2 Archaeological Survey by U of Alabama	1	LS	\$ -	\$ -	1	\$ -	\$ -	29%
10	Pilemat slab indiv, re-design PEJ 700 seats	1	LS	\$ -	\$ -	1	\$ -	\$ -	76%
11	Design and SOV changes for revised budget	1	LS	\$ -	\$ -	0	\$ -	\$ -	100%
CHANGE ORDERS TOTAL					\$ -	0	\$ -	\$ -	-
TOTAL CONTRACT					\$ 20,000,000.00		\$ 13,531,540.99	\$ 6,468,459.01	

2. ANALYSIS OF ADJUSTED CONTRACT AMOUNT TO DATE

A. Original Contract Amount.....	\$ 20,000,000.00
B. Plus Additions.....	
C. Less Deductions.....	
D. Adjusted Contract Amount To Date.....	\$ 20,000,000.00

3. ANALYSIS OF WORK PERFORMED

1. Value of original contract work performed to date (Column 6 Front).....	\$ 13,531,540.99
2. Extra work performed to date.....	\$ -
3. Total value of work performed to date.....	\$ 13,531,540.99
4. Add: Materials stored at close of this period (Attached detailed Schedule).....	\$ -
5. Less: Amount Retained.....	\$ (563,948.16)
6. Net amount earned on contract to date.....	\$ 12,937,592.83
7. Other: Deductions.....	\$ -
8. Less Amount of Previous payments.....	\$ 12,836,422.88
9. BALANCE DUE THIS PAYMENT.....	\$ 101,169.95

4. CERTIFICATION OF CONTRACTOR

According to the best of my knowledge and belief, I certify that all the items and amounts shown on the face of this Periodic Estimate are correct, that all work has been performed and/or materials supplied in full accordance with the terms and Conditions of the contract between the GOVERNMENT OF THE VIRGIN ISLANDS and the Contractor and/or duly authorized deviations, substitutions, alterations and/or additions that the following is a true and correct statement of the contract amount to and including the last day of the period covered by this Periodic Estimate, and that no part of the "Balance Due This Payment" has been received.

GEC, LLC
(Contractor)

By: [Signature] 12-30-19
John R. Woodard, Managing Member

5. CERTIFICATION OF AUTHORIZED GOVERNMENT REPRESENTATIVES

I have certified that I have checked and verified the Periodic Estimate No. 24 for the period 11/18/20 to 12/31/20 inclusive; that to the best of my knowledge and belief it is a true and correct statement of work performed and/or material supplied by the Contractor; that all work and/or material included in this Periodic Estimate No. 24 has been inspected by me and/or my duly authorized representative or assistants and that it has been performed and/or supplied in full accordance with the Terms and conditions of the construction contract, drawings, plans and specifications, and/or duly authorized deviations, substitutions, alterations and/or additions, all of which have been substantiated or conditionally approved by the duly authorized agent of the GOVERNMENT OF THE VIRGIN ISLANDS

[Signature]
William M. Pugh, Jr. PE, Commissioner of Public Works

[Signature]
Calvin White, Commissioner of Sports, Parks and Recreation

[Signature]
Jordan Grum, PE, Capital Improvements Project Engineering Administrator

[Signature]
Anthony Thomas, Commissioner of Virgin Islands Department of Property and Procurement

Date 11/09/2020

Date 1/2/2020

Date 1/9/2020

Date 1/24/2020

P.C. 11/17/2020
DR 1/21/2020