



Ocean County Board of Commissioners

OFFICE OF THE  
OCEAN COUNTY COMMISSIONERS

Director Frank Sadeghi  
Deputy Director Jennifer Bacchione  
Commissioner Robert S. Arace  
Commissioner Sam Ellenbogen  
Commissioner Ray Gormley

101 Hooper Avenue  
Toms River, New Jersey  
08754-2191  
(732)929-2005  
(732)505-1918

Board Meeting Agenda

Date: June 17, 2026 - 4:00 PM  
Location: Administration Building  
Room 119  
101 Hooper Avenue  
Toms River, NJ 08754

Agenda: Awarding Change Order No. 9 to Newport Construction Management Corp. for the project entitled New Library for Ocean County Library System Stafford Branch, an increase to the Contract in an amount not to exceed \$72,611.00. (B2023-65A)

|                      |            |
|----------------------|------------|
| Official Resolution# | 2026000789 |
| Meeting Date         | 06/17/2026 |
| Introduced Date      | 06/17/2026 |
| Adopted Date         | 06/17/2026 |
| Agenda Item          | m-4        |
| CAF #                |            |
| Purchase Req. #      | B2023-65A  |
| Result               | Adopted    |

| COUNTY COMMISSIONER | PRES. | ABS. | MOVE | SEC | AYE | NAY | ABST. |
|---------------------|-------|------|------|-----|-----|-----|-------|
| Sadeghi             | <     |      |      |     | <   |     |       |
| Bacchione           | <     |      | <    |     | <   |     |       |
| Arace               | <     |      |      | <   | <   |     |       |
| Ellenbogen          | <     |      |      |     | <   |     |       |
| Gormley             | <     |      |      |     | <   |     |       |

I HEREBY CERTIFY THAT THIS DOCUMENT IS A TRUE, COMPLETE AND ACCURATE COPY OF THIS RESOLUTION, ADOPTED BY OCEAN COUNTY BOARD OF COMMISSIONERS, NJ AT THE MEETING REFERENCED THEREON

Deputy Clerk Of The Board

RESOLUTION

June 17, 2026

**WHEREAS**, Contract No. B2023-65A was entered into on April 5, 2023 with Newport Construction Management Corp., in connection with the project known as NEW LIBRARY FOR OCEAN COUNTY LIBRARY SYSTEM STAFFORD BRANCH; and

**WHEREAS**, it has been determined that revisions to the contract are necessary for following additional work:

|                                                                                          |                      |
|------------------------------------------------------------------------------------------|----------------------|
| PCO #61 Andersen Windows Limiters 2 <sup>nd</sup> floor                                  | \$ 8,206.00          |
| PCO #62 Quazite box for EC charging station                                              | \$ 4,596.00          |
| PCO #63 Floor trim at glass railing                                                      | \$ 2,463.00          |
| PCO #64 Enclose Beam & metal decking in stair tower A                                    | \$ 2,660.00          |
| PCO #66 Exhaust fan at elevator shaft                                                    | \$ 32,000.00         |
| PCO #68 IT Room Mechanical – RFI #135                                                    | \$ 10,625.00         |
| PCO #69 Area of refuge                                                                   | \$ 26,000.00         |
| PCO #70 Bond Cost                                                                        | \$ 15,061.00         |
| PCO #71 Elevator Pit Lighting & reinspection                                             | \$ <u>21,000.00</u>  |
| Subtotal                                                                                 | \$122,611.00         |
| Deduct unused allowance for future unforeseen conditions<br>previously provided in CO #7 | <u>-\$ 50,000.00</u> |
| Total net increase                                                                       | \$ 72,611.00         |

**WHEREAS**, it has been further determined that an extension of time is necessary in order to complete the project by two hundred seventy-seven (277) days. The new date of Substantial Completion will be April 01, 2026.

**WHEREAS**, the total amount of Change Order #9 is seventy-two thousand six hundred eleven dollars (\$72,611.00); and

**WHEREAS**, the Consulting Architect, Yezzi Associates, LLC and Construction Manager Colliers Project Leaders, LLC have duly filed with the Board a request for Change Order stating the facts involved and certifying that the proposed Change Order is consistent with the regulations for such Chage Orders promulgated by the State Department of Community Affairs Division of Local Government Services, under the authority of N.J.S.A. 52:27BB-32; and

**WHEREAS**, the Contractor has agreed to accept these changes to the Contract.

**NOW, THEREFORE, BE IT RESOLVED** by the **BOARD OF COMMISSIONERS** of the **COUNTY OF OCEAN, STATE OF NEW JERSEY**, as follows:

1. The Contract shall be increased in the amount of \$72,611.00 with funding available in the following account line:  
  
9999-301-015-X505
2. Yezzi Associates, LLC is hereby authorized to issue Change Order No. 9 to Newport Construction management Corp. in connection with the project known as new Library for Ocean County Library System Stafford Branch.
3. The Director and Clerk of the Board are hereby authorized and directed to enter into an Amendatory Contract with Newport Construction management Corp., 5032 Marlton Pike, Pennsauken, NJ 08109 to cover change Order No. 9 to provide additional information and furnish such documents as may be required.
4. The Contract number must be placed on all papers, documents, invoices, and vouchers pertaining to said contract.

**BE IT FURTHER RESOLVED** that certified copies of this Resolution shall be made available to the County Auditor, Finance Department, Yezzi Associates, LLC, Colliers Project Leaders, LLC and Newport Construction Management Corp.