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# CCL Reviewed Contractor Claims

## Southwest High School

### Kansas City, Missouri

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CCL was retained by legal counsel for the Kansas City, Missouri School District to review and audit contractor claims on the \$2.2 million Southwest High School Additions and Alternations General Construction contract. CCL findings were presented during arbitration proceedings between the General Contractor, Pool & Canfield, and the School District.

The project involved removal and renovation of approximately 20 classrooms, corridors, locker rooms and restrooms on four floors including new interior finishes, mechanical, plumbing and electrical work. CCL reviewed General Contractor and subcontractor claims for additional change order work and labor inefficiency and disruption caused by delays in completion of demolition and asbestos removal under a separate contract.

CCL reviewed change order requests and project correspondence and organized issue files for items in dispute. CCL evaluated the contractor's entitlement to additional compensation for each issue and reviewed the reasonableness of direct costs and delay costs. CCL determined if invoices, certified payroll and other documentation had been provided to the School District with the change order requests.

CCL evaluated overtime and labor inefficiencies claims from the ceiling, mechanical, electrical, plaster and drywall subcontractors. CCL used published industry standards to initially quantify the amount of additional labor costs caused by out of sequence work and delays and evaluated actual costs submitted by each contractor for revisions necessary to the As-Planned schedule caused by delays in the completion of demolition and asbestos removal. CCL also identified change order costs resulting from code issues and design errors and omissions in the project plans and specifications.

CCL presented its findings regarding entitlement and the additional amounts each contractor should be compensated by issue at the arbitration proceedings.

  
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