



County of Monterey

Board of Supervisors
Chambers
168 W. Alisal St., 1st Floor
Salinas, CA 93901

Board Report

File #: RES 13-043, Version: 1

- a. Ratify and authorize the Director of Public Works to execute Change Orders Nos. 7, 8, 9, and 10 to Agreement No. A-12264 with William A. Thayer Construction, Inc., for the Youth Center Kitchen Refurbishment, 970 Circle Drive, Salinas, CA, Project No. 8538, Bid Package No. 10310, in an amount of \$13,696;
- b. Adopt a Resolution accepting the Certificate of Completion for construction of the Refurbish Youth Center Kitchen, 970 Circle Drive, Salinas, CA, Project No. 8538, Bid Package No. 10310, performed by William A. Thayer Construction, Inc.; and
- c. Authorizing the Director of Public Works to execute and record the Notice of Completion for the Refurbish Youth Center Kitchen, 970 Circle Drive, Salinas, CA, Project No. 8538, Bid Package No. 10310, performed by William A. Thayer Construction, Inc.

RECOMMENDATIONS:

It is recommended that the Board of Supervisors:

- a. Ratify and authorize the Director of Public Works to execute Change Orders Nos. 7, 8, 9, and 10 to Agreement No. A-12264 with William A. Thayer Construction, Inc., for the Youth Center Kitchen Refurbishment, 970 Circle Drive, Salinas, CA, Project No. 8538, Bid Package No. 10310, in an amount of \$13,696;
- b. Adopt a Resolution accepting the Certificate of Completion for construction of the Refurbish Youth Center Kitchen, 970 Circle Drive, Salinas, CA, Project No. 8538, Bid Package No. 10310, performed by William A. Thayer Construction, Inc.; and
- c. Authorizing the Director of Public Works to execute and record the Notice of Completion for the Refurbish Youth Center Kitchen, 970 Circle Drive, Salinas, CA, Project No. 8538, Bid Package No. 10310, performed by William A. Thayer Construction, Inc.

SUMMARY/DISCUSSION:

Change Orders Nos. (COs) 7, 8, 9 and 10 to Agreement No. A-12264 authorize compensation to William A. Thayer Construction, Inc. (Thayer Construction) for additional work associated with equipment delivery, electrical circuitry changes, required modifications to a sanitizing sink, and site work to mitigate drainage infiltration into the building. To avoid adversely affecting the Youth Center's kitchen operations, said change order work was directed prior to Board of Supervisors' approval. The contract is now complete in all respects in accordance with the Plans and Specifications. The work is ready to be accepted by the Board.

On June 19, 2012, the Board of Supervisors awarded Agreement No. A-12264 to Thayer Construction for the Youth Center Kitchen Refurbishment, 970 Circle Drive, Salinas, CA, Project No. 8538, Bid Package No. 10310, in the total amount of \$159,139. Construction began November 26, 2012. To date, COs 1, 2, 3, 5, 6, and 7A totaling \$15,428 were approved and provided for the following: HVAC subcontractor replacement; abatement of environmental conditions and rebuilding of two walls when Stachybotrys mold was discovered; relocation of conflicting plumbing lines with new exhaust hood ducting; moisture barrier to the floor system to ensure warranty; new framing for new exhaust duct in conflict with existing roof framing; and replacement of

supply fan bearings and shaft. A proposed CO 4 for relocation of a floor drain was not needed.

CO 7 in the amount of \$2,596 addresses delivery of new kitchen equipment to the construction site. Original delivery from the vendor was early in the construction cycle and the equipment had to be stored at the County's East Laurel Facility in Salinas until it could be installed. Resource Management Agency - Public Works (RMA -PW) Facilities does not have an appropriate truck equipped with a tail-lift for moving the heavy duty, commercial grade kitchen equipment. CO 8 in the amount of \$7,168 was for additional electrical work required for a new oven that was not initially specified during design. Existing available power phasing and voltage was changed to accommodate the new piece of equipment. CO 9 in the amount of \$1,490 modified a three-compartment sink to fit snug against the new sanitizer and to accommodate a new spray faucet. CO 10 in the amount of \$2,442 addressed a historical problem of water intrusion into the building due to existing negative site drainage immediately adjacent to the kitchen.

COs 1 through 6 and 7A total \$15,428. COs 7, 8, 9, and 10 total \$13,696. At the time of contract award, \$15,913 was allocated for construction contingencies. All change orders combined total \$29,124, exceeding the original contingency by \$13,211. This amount will be funded from the existing project budget. Costs to complete the project are within the funds approved by the Board for this project.

OTHER AGENCY INVOLVEMENT:

RMA-PW worked closely with the Probation Department's Youth Center Division on this project.

FINANCING:

There is no financial impact to the General Fund. All expenditures incurred including the \$13,211 in increased contingencies is covered within the current Project budget of \$419,955.

Prepared by: Judy Jeska, Assistant Architectural Services Manager, (831) 755-8964

Approved by:

Robert K. Murdoch, P.E., Director of Public Works

Benny J. Young, RMA Director

Dated: May 13, 2013

Attachments: Resolution; Project Budget, Certificate of Completion; Notice of Completion, Location Map