



County of Monterey

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

Board Report

File #: 17-1059, **Version:** 1

- a. Approve Change Order No. 7 to Agreement No. A-13481 with Avila Brother's, Inc., dba Avila Construction Company for the Monterey County Government Center East/West Wing Renovation, 240 Church Street, Salinas CA, Project No. 8864, Bid Package No. 10599 in the amount of \$177,856;
- b. Authorize the Deputy Director of Public Works & Facilities to execute Change Order No. 7 to Agreement No. A-13481 with Avila Brother's, Inc., dba Avila Construction Company for the Monterey County Government Center East/West Wing Renovation, 240 Church Street, Salinas CA, Project No. 8864, Bid Package No. 10599 in the amount of \$177,856.

RECOMMENDATION:

It is recommended that the Board of Supervisors:

- a. Approve Change Order No. 7 to Agreement No. A-13481 with Avila Brother's, Inc., dba Avila Construction Company for the Monterey County Government Center East/West Wing Renovation, 240 Church Street, Salinas CA, Project No. 8864, Bid Package No. 10599 in the amount of \$177,856;
- b. Authorize the Deputy Director of Public Works & Facilities to execute Change Order No. 7 to Agreement No. A-13481 with Avila Brother's, Inc., dba Avila Construction Company for the Monterey County Government Center East/West Wing Renovation, 240 Church Street, Salinas CA, Project No. 8864, Bid Package No. 10599 in the amount of \$177,856.

SUMMARY/DISCUSSION:

Approval of Change Order No. 7 authorizes compensation to Avila Brother's, Inc., dba Avila Construction Company for General Conditions associated with a thirty-four (34) day time extension due to unforeseen conditions during construction.

On March 21, 2017, the Board of Supervisors awarded a contract to Avila Brother's, Inc., dba Avila Construction Company for the renovation of the East/West Wing Building in the amount of \$22,706,220. Construction began on May 1, 2017. Subsequent interior concrete wall demolitions revealed steel reinforcement bars in different locations and sizes than what was called out in the original 1936 drawings. This condition necessitated minor layout and steel beam/channel changes in locations and sizes, further affecting the steel submittal packages and manufacturing with a resultant time delay of thirty-four (34) days. The contractual completion date to accommodate the change from May 8, 2018 is June 26, 2018. Included with a construction schedule delay are associated General Conditions administrative costs. Contract Change Order No. 7 requires Board of Supervisors approval because this Change Order exceeds the allowable contingency amount and/or contract change order authority of the Department of Public Works which is \$150,000.

OTHER AGENCY INVOLVEMENT:

RMA-Public Works coordinates with the County Administrative Office and all selected agency tenants who will reside at 240 Church Street.

FINANCING:

There is no financial impact to the General Fund. The project is financed by Certificates of Participation (COPs) in the amount of \$52,000,000 issued for the specific purpose of completing both the Schilling Place and

East/West Wing renovation projects. Specifically, the East/West Renovation Project is funded by a COP allocation of \$36,000,000, a District Attorney grant of \$72,333, and County funds in the amount of \$4,006,638 for a total project cost of \$40,078,971. Funding for this project is contained in Fund 404 - Facilities Master Plan Projects.

BOARD OF SUPERVISORS STRATEGIC INITIATIVES:

This project provides for adequate county facilities and infrastructure and improves the condition of an historic county building.

Check the related Board of Supervisors Strategic Initiatives:

- ☐ Economic Development
- ☐ Administration
- ☐ Health & Human Services
- ☒ Infrastructure
- ☐ Public Safety

Prepared by: Judy Jeska, Project Manager III, (831) 755-8964

Approved by: Dewayne Woods, Assistant County Administrative Officer, x5309

Attachments: Project Budget, Location Map