



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: General Services
Department No.: 063
For Agenda Of: March 25, 2008
Placement: Administrative
Estimated Tme: N/A
Continued Item: No
If Yes, date from:
Vote Required: Majority

TO: Board of Supervisors
FROM: Department Bob Nisbet (560-1011)
Director(s)
Contact Info: Paddy Langlands, Assistant Director (568-3096)
**SUBJECT: Franklin Clinic Remodel – Amendment to Architectural Contract
Project #8616 / FL3007
1st Supervisorial District**

County Counsel Concurrence

As to form: Yes

Other Concurrence: Risk Management

As to form: Yes

Auditor-Controller Concurrence

As to form: Yes

Recommended Actions:

That the Board of Supervisors:

Approve and authorize the Chair to execute Amendment No. 1 to the purchase order for William Araluce, AIA for architectural design revisions to the Franklin Clinic Remodel in the amount of \$32,218, for a total contract fee of \$132,218.

Summary Text:

This project remodels approximately 7,000 square feet of clinic and office space, providing the need of increased patient care for the Public Health Dept. Franklin Clinic, which is owned by the City of Santa Barbara and is located at 1136 E. Montecito Street. A variety of design modifications have caused the architectural fees to increase above the \$100,000 purchase order threshold. Construction is in progress with anticipated completion in June of 2008.

Background:

Public Health is in the process of expanding and remodeling approximately 7,000 square feet of leased space at the Franklin Clinic located at 1136 E. Montecito Street in Santa Barbara. Alcohol, Drug and Mental Health Services (ADMHS) has vacated a portion of the Franklin Community Center, and Public Health has taken over the ADMHS vacated space to expand their existing clinic. The Franklin Clinic is located within the City-owned Franklin Community Center.

This remodel will serve to create office and clinic space that facilitates the efficient and effective operation of the Public Health Franklin Clinic operations, and accommodates the health needs of the community by creating 2,023 square feet of new clinic space for Public Health to meet the increased need of patient care. Efficiency will also be increased by expanding the clinic space to support full-time primary care clinic services and will provide for a limited expansion of obstetrics and family planning clinic hours.

The County entered into a contract (via Purchase Order #CN05167) with William Araluce, AIA on June 29, 2006 in the amount of \$84,280 to design the remodel of the Franklin Clinic. There were several design changes that have brought the design fee over the \$100,000 purchase order threshold. Changes include incorporating ADA requirements into common areas of the City-owned building, revising drawings at the request of the new Public Health clinic manager who was hired after the design process was complete, incorporating additional safety features throughout the clinic to comply with HIPPA regulations, modifications to the card reader entry system, casework and plumbing modifications, and addition of automatic fire door closers. Construction is in progress, with anticipated project completion in June 2008.

The proposed Amendment will amend the existing purchase order for William Araluce, AIA in the amount of \$32,218 for a total contract fee of \$132,218.

Performance Measure:

With approval of the recommended actions, General Services anticipates that this project will be completed by June 2008.

Fiscal and Facilities Impacts:

Budgeted: Yes

Fiscal Analysis:

<u>Funding Sources</u>	<u>Current FY Cost:</u>	<u>Annualized On-going Cost:</u>	<u>Total One-Time Project Cost</u>
General Fund	\$ 1,279,000.00		\$ 1,279,000.00
State			
Federal			
Fees			
Other:	\$ 16,528.00		\$ 16,528.00
Total	\$ 1,295,528.00	\$ -	\$ 1,295,528.00

Narrative:

The project costs total \$1,295,528 of which \$132,218 is for architectural fees, and \$902,648 is for construction fees. The Public Health Department has transferred \$1,279,000 to the project, and will transfer the remaining \$16,528 via a budget revision by May of 2008. Funds were allocated to Fund 0030, Department 063, Program 1230, Account 8700, Project 8616.

Staffing Impacts:

Legal Positions:

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FTEs:

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Special Instructions:

Please sign and return two (2) original Amendments along with a copy of the Minute Order to Jill Van Wie, GS/Facilities Services Div., Courthouse East Wing.

Attachments: Three (3) original Amendments for William Araluce, AIA.

Authored by:

Jill Van Wie