



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: August 14, 2007
Placement: Administrative
Estimated Tme: N/A
Continued Item: No
If Yes, date from: N/A
Vote Required:

TO: Board of Supervisors
FROM: General Services Robert Nisbet, Director (560-1011)
Contact Info: Paddy Langlands, Assistant Director (568-3096)
SUBJECT: ADMHS CARES Project 8665 Contract Amendment No. 3

County Counsel Concurrence

As to form: Yes

Other Concurrence: Risk Management

As to form: Yes

Recommended Actions:

That the Board of Supervisors approve and authorize the Chair to execute the attached Amendment No. 3 to the Construction Contract BC 07-109 with Frank Schipper Construction Co. (a local vendor) for construction change orders associated with the ADMHS Crisis and Recovery Emergency Services Center in the amount of \$18,201.26, for a total contract amount of \$1,588,550.28.

Summary Text:

The County of Santa Barbara entered into a contract with Frank Schipper Construction Co. on January 16, 2007 in the amount of \$1,485,800 to remodel approximately 10,400 square feet of the County-owned facility at 212 Carmen Lane, Santa Maria, for the Alcohol, Drug, and Mental Health Services Department. This Amendment will modify the contract in the amount of \$18,301.28 to provide for Corrective Structural Framing Upgrading/Retrofit Work.

Background:

This work was proposed by Alcohol, Drug & Mental Health Services in order to meet their Crisis and Recovery Emergency Services Program need of a Crisis Outreach Center that serves as an Assessment Center and as a Treatment Facility. The work includes gutting out and remodeling an existing 10,400 square foot building at 212 Carmen Lane, Santa Maria, the purchase of which was approved by the Board on August 8, 2006, and turning it into the proposed facility, which resembles an emergency medical clinic with several residential units. Compared to other remodel projects, the space is intensive in its design due to the need for seismic upgrades requiring removal of all non-structural walls, ceilings and finishes; total reconfiguration of plumbing, heating and cooling systems; quick response fire sprinkling; specialized

security and Closed Circuit Television systems; and architectural elements for outpatient medical and medical/residential units. The total Project Budget including all design, inspection, project management, construction and other fees is estimated at \$2.2 million.

On January 16, 2007, the County of Santa Barbara entered into a contract in the amount of \$1,485,800.00 with Frank Schipper Construction Co. to execute the remodel. Contract Amendment No.1 equaled \$60,248.75 and Contract Amendment No. 2 equaled \$24,200.27; both of these were under the threshold allowing approval by the Director of General Services. Contract Amendment No. 3 equals \$18,301.26. With Contract Amendment No. 3, the total changes to date equal \$102,750.28. Contract Amendment No. 3 will modify the contract to provide for Corrective Structural Framing Upgrading/Retrofit Work.

Performance Measure:

The new ADMHS Crisis and Recovery Emergency Services Center will provide a more prominent and responsive location for Mental Health Emergencies in the Santa Maria Valley.

With approval of the recommended actions, General Services anticipates that the construction will be substantially complete in mid August 2007 and that the remodeled building will be occupied in late August 2007.

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			\$1,486,000.00
State			
Federal			\$314,200.00
Fees			
Other:			\$400,000.00
Total	\$ -	\$ -	\$2,200,200.00

Narrative:

As approved by the Board on August 8, 2006, funding for this project has been provided from these sources: \$314,200 from Tobacco Settlement Advisory Committee (TSAC) and \$400,000 from Mental Health Service Act (MHSA) and a \$1,486,000 million loan from the strategic reserve to be repaid from possible sources such as future allocations from MSHA and TSAC.

Staffing Impacts:

Legal Positions:
0

FTEs:
0

Special Instructions:

Please send duplicate original Contract Amendment and Minute Order to Todd Morrison, General Services, Support Div., Courthouse East Wing.

Attachments:

Contract Amendment between Frank Schipper Construction Co. and County of Santa Barbara
Contract Summary Sheet

Authored by: Todd Morrison, AC, Project Manager, (934-6228).