

**SANTA BARBARA COUNTY
BOARD AGENDA LETTER**



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

Agenda Number:
Prepared on: 5/29/03
Department Name: General Services
Department No.: 063
Agenda Date: 6/24/03
Placement: Administrative
Estimate Time:
Continued Item: NO
If Yes, date from:

TO: Board of Supervisors

FROM: Ronald Cortez, Director
General Services Department

STAFF CONTACT: Robert Ooley, AIA, County Architect
568-3085
Michele Mickiewicz
Public Health Department, Deputy Director - Administration
681-5446

SUBJECT: Lompoc Wellness Clinic Center at 301 North R Street, Lompoc
Supervisorial District No. 4

Recommendation(s):

That the Board of Supervisors:

- A. Authorize the Chair to award and execute an agreement for the construction of the Lompoc Wellness Center with the lowest responsive bidder, S.J. Deferville Construction (*a local vendor*) with a bid of \$1,330,080 subject to provision of the documents and certifications as set forth in the plans and specifications, and as required by California Law.
- B. Authorize the Director of General Services to approve change orders in the aggregate amount of 10% of the contract amount.

Alignment with Board Strategic Plan:

The recommendation(s) are primarily aligned with Goal No. 1. An Efficient Government Able to Respond Effectively to the Needs of the Community and Goal No. 2. A Safe and Healthy Community in Which to Live, Work, and Visit.

Executive Summary and Discussion:

The Lompoc Wellness Center project was initiated following the retirement of a Lompoc pediatrician in December of 2002 which resulted in a substantial increase in children assigned to the Public Health Department for their medical care.

The Lompoc Wellness Center will provide space for obstetrics, family planning, and Child Health Disability and Prevention (CHDP) program exam services. It will have twelve exam rooms, four offices, four interview rooms, a lab room, a pharmacy, a classroom, and a large waiting area with a play alcove for children. Approximately 20 additional parking spaces, landscaping, and covered pedestrian access will be added to the vacant land immediately adjacent to the clinic. By creating the Wellness Center, space will be freed in the Lompoc County Health Clinic to accommodate additional patients.

This project is included in the Fire Year Capital Improvement Plan dated July 1, 2001 – June 30, 2006, under the category “Public Health.” The new building will be constructed at the site designated 10 years ago as part of the master plan for the Laurel and R Street property in Lompoc. It will provide 7,600 square feet of clinic and office space and will be constructed using sustainable materials.

There were 3 bids received for the construction of this center. The lowest responsive bid was received from S.J. Deferville Construction with a bid of \$1,330,080.

Government Code Section 65402 General Plan Consistency Evaluation. The City of Lompoc reviewed the project for General Plan consistency in compliance of Government Code Section 65402. The project was found not to be consistent with the City of Lompoc’s General Plan. There is no further action required.

CEQA Evaluation. County Planning and Development conducted a public hearing on March 26, 2002 at the Lompoc City Council Chambers to receive public comment on a Draft Mitigated Negative Declaration with respect to the environmental impacts of the project. After receiving public comments, a Final Mitigated Negative Declaration was certified by the Planning and Development Department on April 18, 2002. A copy of the Final Mitigated Negative Declaration is available in the project files at the Office of the Architect.

Mandates and Service Levels:

No change in program or service levels.

Fiscal and Facilities Impacts:

This project is being funded with the Public Health Department’s designated special revenue funds for capital outlay. The funding can be found on page D- 172 of the FY 2003-04 Operating Plan under “Operating Transfers.” Funds for this project have been appropriated and are available in Fund 0030, Dept. 063, Account 8200, Program 1930, Project 8636.

Special Instructions:

Please distribute as follows: Original executed document – Official File; dupl. orig. doc – Auditor; (2) dupl. orig. docs and Minute Order - **Robert Ooley, AIA, County Architect**, Courthouse 2nd floor annex.

Concurrence:

None.