



**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: 10/10/06  
Placement: Administrative  
Estimate Time:  
Continued Item: NO  
If Yes, date from:  
Vote Required: Majority

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**TO:** Board of Supervisors  
**FROM:** Department Director(s) Bob Nisbet (560-1011)  
Contact Info: Paddy Langlands, Assistant Director (568-3096)  
**SUBJECT: Santa Barbara Superior Court Remodel**  
**Project #8560 / F01008**  
1st Supervisorial District

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**County Counsel Concurrence:**

As to form: ☒ Yes ☐ No ☐ N/A

**Auditor-Controller Concurrence:**

As to form: ☒ Yes ☐ No ☐ N/A

**Other Concurrence:** N/A

As to form: ☐ Yes ☐ No ☒ N/A

**Recommended Action(s):**

That the Board of Supervisors:

- A. Award and execute a Fixed Price Construction Contract in the amount of \$985,605 to the lowest responsible bidder, Lack Construction, Inc., 420 E. Carrillo St., Santa Barbara, California, (a local vendor) subject to the provisions of the documents and certifications as set forth in the plans and specifications applicable to the project and as required by California Law; and
- B. Authorize the Director of General Services to approve change orders of an amount not to exceed 10% of a base amount of \$250,000 plus 5% of the bid in excess of the base amount, or \$61,780.25 for this contract.

**Summary:**

For Superior Court, this project remodels approximately 9,900 square feet of the County-owned facility at 118 E. Figueroa Street to meet requirements of the American Disabilities Act (ADA) and provide a new waiting room to improve customer service. Lack Construction, Inc., a local vendor, is the low bidder.

**Background:**

Superior Court will remodel approximately 9,900 square feet of the basement and first floor office areas in the North wing of the County-owned facility at 118 E. Figueroa Street. The remodel will create space that facilitates an efficient and effective Court operation by providing increased and ADA accessible office space, counter space and ADA compliant restrooms. It will also provide a children's waiting room for their customers. This space was previously occupied by the District Attorney. When the District Attorney vacated this space to move into their new building, the space was allocated to Superior Courts on the following conditions:

- 1.) Superior Court vacated an existing lease the County was paying for on Carrillo Street.
- 2.) Superior Court moved out of the southerly half of the modular building in the rear parking lot. The Sheriff occupied this space temporarily, but have since moved into permanent space. The Board has previously directed to make this space available for the Court Appointed Special Advocates (CASA). This space will not be transferred to the State as part of SB 1732 since CASA's use of the space is a County function.

There were 7 bids submitted for the Superior Court Remodel project. Lack Construction, Inc., the low bidder, has been determined to be a responsible company capable of performing this work, and their bid is deemed a responsive bid. Their bid of \$985,605 is lower than the construction estimate for this project.

Because the County owns and maintains this facility, Board of Supervisors approval is required for this construction. The Figueroa Court building is scheduled to be transferred to the State in accordance with SB 1732. No change in service levels.

**Fiscal and Facilities Impacts:**

Budgeted: ☒ Yes    ☐ No

**Fiscal Analysis:**

Narrative: Approximately \$797,000 of the project is being funded by Superior Court from Fund #1321 (Trial Court Measure "C"). The remaining costs are being funded by Superior Court from Fund #5901 (Fund Balance).

**Staffing Requirement:**

**Legal Positions:**

0

**FTEs:**

0

**Special Instructions:**

Please send two (2) duplicate original Contracts and a copy of the Minute Order to Jill Van Wie, GS/Facilities Services Div., Courthouse East Wing.

**Attachments:**

3 copies of the Construction Contract for Lack Construction.

**Authored by: Jill Van Wie, Project Manager**