CAPITAL PROJECTS GROUP



Santa Barbara County
Historic Courthouse
Public Defender Remodel

GENERAL SERVICES DEPARTMENT
Celeste Manolas, Project Manager

PRS Presentation October 6, 2011

Public Defender Remodel Progress

- Awarded contract to Melchiori August 2010
- \$3,099,500 base bid was15% less than engineer's estimate
- Construction commenced 9/1/2010
- Completion 2/24/2012, on schedule

Public Defender Remodel Progress

- Project is 70% complete, on budget
 - Electrical, plumbing, mechanical distribution complete
 - Interior framed, drywall 75%
 - Ceilings painted
 - New skylight in place
 - Elevator cab being installed
 - Millwork progressing
 - Furniture layouts finalized
 - Working with Arts Commission

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Public Defender Remodel Progress

- Unforeseen Construction issues:
 - Concealed conditions
 - Emergency telecom repair
 - Utility repairs
 - Grand Jury infrastructure
 - Fire separation on 4th floor
 - Plaster repairs
 - Roof structural
 - Geothermal upgrades







PRODUCTION LOOK AHEAD SCHEDULE																			П		
JOB: SB Historic Courthouse Public Defer	nders Remodel				Г	Г															
DATE: 10/3/11 THUR 10/30/11																					
	MONTH	отс	L	H	H	_	H	L	H	_	-	_	_	_	H	H	L	_	H		_
AREA: SITE WORK		NO.1	_	\vdash	H	7	10.	2	\vdash	Н	-	10.	3	-	\vdash	\vdash	NO.	4	\vdash	_	-
ACTIVITY	DAY	M	Т	w	TH		,,	_	w	TH			_	w	TH			•	w	TH	F
Site Areas	DATE	3	4	5	6	7	#	11	12	13	14	17	18	19	20	21	24	25	26	27	28
3RD FLOOR	SUB			-	-	-	H	-	-	_	\vdash	-	_	-	H	_	-	-	H	-	_
Layout Concrete Sawcutting/ Coring	WRIGHT	CON	PL	ETE	D																
Metal Stud Framing as shown	GARIBAY	CON	IPL	ETE	ED	Г										\vdash					
Rough-in MEP as required		90%	CO	MP	LE	TEL)	Т					Т			\vdash					\vdash
Install required backing for cabinets	GARIBAY	COMPLETED							Н	П			Т								
Drywall one side of walls	GARIBAY	CON	PL	ETI	ED	Т			Т	П							\vdash				Т
Insulate walls as needed	VIKING	COMPLETED				Т		Г	П											_	
Install remaining drywall	GARIBAY	75%	CO	MP	LE	TEI)			П											
Tape and Texture walls as shown	GARIBAY	X	X	X	X	X				П							\vdash				_
Prime and first coat walls	PACIFIC PAINT	95%	Х																		
Field measure & coordination of millwork	ARCH MILL	CON	PL	ETI	D																
Install Architectural Millwork cabinets	ARCH MILL				Г												X	Х	X	Х	X
Install Architectural Doors & Windows	ARCH MILL	Х	Х	X	X	Х	X	X	Х	X	Х	Χ	X	X	X	X	X				
Moldings Installed as needed	ARCH MILL					Г											X	X	X	X	X
Install Counter tops as shown	ARCH MILL				Г	П		П		П							X	Х	X	Х	X
Install Ceramic Tiles as shown	PROSPECTRA	COM	PL	ETI	D	Г	Г	П													
Install Finish Plumbing @ Restrooms	R.J & PENCE						X	Χ	X	X	X	Χ	X	X	Х	X	Г				
Install Finish Mechanical as required	CHURCHILL	Х	X	X	X	X	X	Х	X	Х	X	Χ	X	X	X	X	X	Х	X	X	X
Install Finish Electrical as needed	TAYLOR	X	X	X	X	X	X	X	X	X	X	Χ	Χ	Χ	X	X	X	X	X	X	X
Install Shades / Window Trim																					
Install T-bar ceilings as shown	CG CHANEY					Г						X	Χ	X	X	X	X	X	X	Х	X
Finish coat of Paint / stains as required	PACIFIC PAINT																				

Bu	dget	
	Description	
	Rent for PD temp space	
	Rent for Grand Jury temp Space	e
	Capital Projects Management	
	A/E Fees	
	Asbestos Abatement	
	Construction	•

Description	Amount	Overruns
Rent for PD temp space	563,500	
Rent for Grand Jury temp Space	80,000	
Capital Projects Management	360,000	
A/E Fees	464,339	
Asbestos Abatement	80,000	
Construction	3,106,000	
Communications	60,000	40,000
Utilities	8,411	55,000
Furniture & equipment	424,500	
Moving	63,000	50,000
Permits, connection & other fees	16,500	
Testing, Printing, surveying	23,411	
Contingency	310,000	TBD
Archiving & Arts	38,750	
Total Project	\$5.6M	

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Santa Barbara Historic Courthouse Public Defender Remodel \$6,000,000 \$5,000,000 \$3,000,000 \$2,000,000 \$1,000,000 \$1,000,000 Jun-10 Sep-10 Dec-10 Mar-11 Jun-11 Sep-11 Dec-11 Mar-12

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