



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: April 4, 2023
Placement: Administrative
Estimated Time: N/A
Continued Item: No
If Yes, date from: N/A
Vote Required: 4/5ths

TO: Board of Supervisors
FROM: General Services Kirk Lagerquist, Director (805) 560-1011
Contact Info: Patrick Zuroske, Assistant Director (805) 568-3069
SUBJECT: County of Santa Barbara Elections & VA Building Roof Replacement Project-
Award Construction Contract; Second District
Project No: 21060

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:

- a) Approve the plans and specifications for the County of Santa Barbara Elections & VA Building Roof Replacement Project #21060 (“Project”) on file in the General Services Capital Projects office;
- b) Award, approve and authorize the Chair to execute the attached construction contract (Attachment 1) in the base amount of \$452,000.00 to the lowest responsible bidder, Best Contracting Services, Inc. (“Construction Contract”);
- c) Authorize the Director of General Services to approve change orders for the Construction Contract in an aggregate amount not to exceed \$36,100.00, as authorized under California Public Contract Code Section 20142;
- d) Determine that the proposed actions are exempt under the California Environmental Quality Act (CEQA) under sections 15301, subdivision (a) of the CEQA Guidelines, because the Project constitutes a minor alteration to a public structure involving negligible or no expansion of existing or former use, and direct staff to file a Notice of Exemption (Attachment 2) on that basis; and
- e) Approve Budget Revision Request 0008766.

Summary Text:

The recommended Board actions include approval of the plans, specifications, and Construction Contract for the replacement of the County of Santa Barbara Elections & VA Building roof, located at 4440 Calle Real in Santa Barbara. The Project includes the demolition of the existing roofing system and the installation of a new single-ply Ketone Ethylene Ester (KEE) roofing system. At this time, the bidding phase of the Project is complete, and General Services is prepared to award the Construction Contract to the lowest responsive and responsible bidder, Best Contracting Services, Inc. The Project budget is included in the FY 2022-23 Capital Outlay Fund (Fund 0030).

Background:

The existing roof of the County of Santa Barbara Elections & VA Building is comprised of a flat-built-up (BUR) roofing system, which is in poor condition and in need of replacement. It is estimated the last roof replacement for this facility was completed in the Early 2000s. Over the past two years, General Services Facilities has responded to numerous calls to address roof leaks throughout the building. The County has consulted with Tremco Roofing and Building Maintenance, Inc. (“Tremco”) to access and test the condition of the Elections & VA Buildings roofing system. Tremco’s assessment recommends a complete replacement of the roof, as it has deteriorated past the point of repair.

On December 2, 2022, public solicitation for Project bidding was released via Public Purchase. On January 20, 2023, General Services received six (6) competitive bids. Best Contracting Services, Inc., based in Gardena, California, submitted a bid of \$452,000.00. The staff has reviewed the bid, has determined it to be responsive, and recommends that the Board award the Construction Contract to Best Contracting Services, Inc.

Fiscal and Facilities Impacts:

<u>Funding Sources</u>	<u>Current FY 2022-23 Cost</u>		<u>Total One-Time Project Cost</u>
Capital Outlay Fund 0030-Project 21060	\$541,060.00		\$541,060.00

Narrative:

The total Project is estimated to cost \$541,060.00, including the Construction Contract with Best Contracting Services, Inc., for \$452,000.00, project management time and contingency for \$89,060.00. The Project planning and design began in FY 2022-23, and construction will begin immediately upon Board approval of this Construction Contract. and continue into FY 2023-24. This Project is budgeted and accounted for in Capital Outlay Fund 0030; the funding source for this Project is in the General Fund.

Special Instructions:

Please send one copy of the Minute Order and two duplicate executed originals of the Construction Contract to Steve Fernandes, GS/ Support Services Division, Courthouse East Wing, sfernandes@countyofsb.org

Attachments:

1. Attachment 1– Construction Contract
2. Attachment 2 – CEQA Notice of Exemption
3. Attachment 3- Budget Revision Request 0008766

Authored by:

Steve Fernandes, General Services- Capital Projects