

**MEMORANDUM
DEPARTMENT OF FACILITY SERVICES
COUNTY OF PLACER**

To: **BOARD OF SUPERVISORS**

Date: **AUGUST 28, 2007**

From: **JAMES DURFEE / JOEL SWIFT** 

Subject: **THE MAIN JAIL HOUSING UNIT 4 PLASTER AND SHOWER REMEDIATION,
PROJECT NO. 4623**

ACTION REQUESTED / RECOMMENDATION: It is recommended that your Board take the following actions associated with the Main Jail Housing Unit 4 Plaster and Shower Remediation, Project No. 4623:

1. Authorize the Director of Facility Services to execute a construction contract with S.W. Allen Construction, Inc., in the amount of \$1,068,692, upon review and approval by County Counsel and Risk Management, and authorize his approval of any necessary change orders consistent with the County Purchasing Manual and Section 20142 of the Public Contract Code.
2. Approve the attached Budget Revision, in the amount of \$631,966.

BACKGROUND: On July 24, 2007, your Board approved a Resolution authorizing staff to solicit proposals from Aberdeen Burris Contractors and S.W. Allen Construction, Inc. for the Main Jail Housing Unit 4 Plaster and Shower Remediation project, approved the payment of \$2,000 to each contractor, as compensation for the preparation of a Remediation Proposal, and made a finding that the project is exempt from competitive bidding, on the grounds that it is impractical to bid and that the public interest will not be served by bidding the project.

Proposals were received from both contractors on August 3, 2007. After staff review and evaluation against the proposal criteria, it was determined that S.W. Allen Construction, Inc. provided the most responsive proposal for the removal of the failed exterior plaster system on Housing Unit 4, replacement with a three coat plaster system, removal of the shower wall finishes and replacement with stainless steel.

In order to proceed and complete the required repairs to Housing Unit 4 prior to the onset of the rainy season, staff recommends that your Board authorize the Director of Facility Services to execute a construction contract with S.W. Allen Construction, Inc. for the Main Jail Housing Unit 4 Plaster and Shower Remediation, Project No. 4623, in the amount of \$1,068,692.

ENVIRONMENTAL CLEARANCE: This project is exempt from the California Environmental Quality Act pursuant to Section 15301 – Existing Facilities. This section provides an exemption for projects involving the maintenance of existing public or private facilities where no expansion of use will result.

FISCAL IMPACT: The estimated total project cost is \$1,531,996, including \$ \$1,068,692 in construction, \$160,000 in construction contingency, \$228,000 in architectural and engineering and \$75,000 in project management. The attached Budget Revision appropriates \$900,000 in proceeds from the legal settlement and redirects \$631,966 from the Miscellaneous County Building Projects project account to the Housing Unit 4 project account within the Capital Projects Fund.

JD:JS:RU:js

ATTACHMENT: BUDGET REVISION

CC: COUNTY EXECUTIVE OFFICE
PROCUREMENT SERVICES

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BUDGET REVISION

Cash Transfer Required
 Reserve Cancellation Required
 Establish Reserve Required

Auditor-Controller
 County Executive
 Board of Supervisors

POST DATE:

DEPT NO.	DOC TYPE	Total \$ Amount	TOTAL LINES
12 BR		5,227,924.00	5

ESTIMATED REVENUE ADJUSTMENT										APPROPRIATION ADJUSTMENT											
DEPT NO.	T/C	Rev	Fund	Sub Fund	OCA	PCA	OBJ 3	PROJ.	PROJ. DTL	AMOUNT	DEPT NO.	T/C	Rev	Fund	Sub Fund	OCA	PCA	OBJ 3	PROJ.	PROJ. DTL	AMOUNT
12	006		140		991078	91078	8764			900,000.00	12	014		140		991078	04623	4151			1,531,996.00
											12	034		140		991078	04623	4151	704623	010000	1,531,996.00
											12	015		140		991078	04907	4151			631,966.00
											12	035		140		991078	04907	4151	704907	010000	631,966.00
										TOTAL											TOTAL
										900,000.00											4,327,924.00

REASON FOR REVISION: To appropriate \$900,000 from the Housing Unit 4 legal settlement and shift funding from Miscellaneous Projects to the Capital Project 4c Housing Unit 4 Plaster and Shower Remediation.

Prepared by Valerie Bayne Ext 6803

Date: 8/27/07

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Budget Revision # _____

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