

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

To: **BOARD OF SUPERVISORS**

Date: **OCTOBER 20, 2009**

From: **JAMES DURFEE / JOEL SWIFT**

Subject: **HISTORIC COURTHOUSE ENTRANCE PAVING, PROJECT NO. 9438**

ACTION REQUESTED / RECOMMENDATION: It is requested that your Board approve and ratify a Contract Change Order (CCO) to the Contract with Koch Excavating, Inc., in the amount of \$48,198, and authorize the Director of Facility Services to execute said CCO.

BACKGROUND: On August 4, 2009, your Board awarded the bid for the Historic Courthouse Entrance Paving, Project No. 9438, to Koch Excavating, Inc., in the amount of \$95,868, and authorized the Director of Facility Services to execute a contract and any required change orders consistent with the County Purchasing Manual and Section 20142 of the Public Contract Code.

During the demolition of the Courthouse entrance pavement several unknown conditions were discovered and required repair for the new pavement work to be completed and to perform to the contract requirements. In order to avoid unnecessary construction delays and cost impacts, staff directed the Contractor to perform the repairs. Five areas of unsuitable sub-grade soil were identified, some up to three feet in depth. These areas required over-excavation and the placement and compaction of new fill material over the installation of a geo-textile grid. Water line leaks were found to be the cause of the problems in several locations and were subsequently replaced and rerouted. During the excavation of these areas it was also discovered that the main domestic water line under the entrance drive to the Courthouse had not been replaced as part of the 1989 Renovation. The steel pipe did not comply with current codes and it was determined that the best long term solution was to replace and relocate this section of the line under the new pavement. Additional costs for project management, inspection and material testing were incurred as a result of the additional work.

Based on the terms of the Court Transfer Agreement with the Administrative Office of the Courts (AOC), the County will be reimbursed for 77% of these additional costs. Because the amount of this CCO exceeds the Director's authority and the work needed to proceed to avoid costly delays, it is requested that your Board approve and ratify a CCO to the Contract with Koch Excavating, Inc., in the amount of \$48,198, and authorize the Director of Facility Services to execute said CCO.

ENVIRONMENTAL CLEARANCE: This project is exempt from the California Environmental Quality Act pursuant to Section 15301 – that provides for operation, repair, maintenance, or minor alteration of existing structures or facilities not expanding existing uses.

FISCAL IMPACT: The original total project cost was estimated to be \$144,909, including \$95,868 for construction, \$49,041 for design, project management, bidding, inspection, material testing and contingency. The total project cost is now estimated to be \$206,409, including \$48,198 for this change order, \$13,302 for additional project management, inspection and material testing. There is sufficient funding appropriated in the project account of the Capital Projects Fund to cover these additional costs. In accordance with the terms of the Court Transfer Agreement for the Historic Courthouse, with the Administrative Office of the Courts (AOC), the County will be reimbursed for 77% of these additional costs.

JD:JS:RU:RLV:SR

CC: COUNTY EXECUTIVE OFFICE
PROCUREMENT SERVICES

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