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**Title:** APPROVE A CHANGE ORDER FOR ADDITIONAL FUNDING NEEDED TO COMPLETE THE DOLPHIN PARK AND STEVENSON PARK REMODEL PROJECTS (CITY COUNCIL)

**Sponsors:**

**Indexes:**

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**Attachments:** 1. Exhibit 1 Dispo for April 5, 2016 Item 5, 2. Exhibit 2 Dispo May 17, 2016 Item 30, 3. Exhibit 3 Dispo May 17, 2016 Item 32, 4. Exhibit 4 Project 1475 Change Orders Damon Inc, 5. Exhibit 5 Project 1477 Change Orders Ramco, 6. Exhibit No. 6 Resolution 16-153

Date	Ver.	Action By	Action	Result
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**Report to Mayor and City Council**

Monday, November 28, 2016

Consent

**SUBJECT:**

**APPROVE A CHANGE ORDER FOR ADDITIONAL FUNDING NEEDED TO COMPLETE THE DOLPHIN PARK AND STEVENSON PARK REMODEL PROJECTS (CITY COUNCIL)**

**I. SUMMARY**

On April 5, 2016, the City Council awarded a contract to Ramco General Engineering Contractor in the amount of \$58,628.00 and authorized the expenditure of a construction contingency in the amount of \$5,862.80 for the Stevenson Park North Building Remodel Project 1477 (Exhibit No. 1). The project included cabinet replacement, sink/faucet installation, counter top replacements, new VCT flooring installation; new tile ceiling, painting, and the installation of a new exhaust fan and lighting.

On May 17, 2016, the City Council approved a change order for additional funding for the Stevenson Park North Building Remodel Project No. 1477 to comply with California Labor Code Section 1771 requiring the payment of prevailing wages (Exhibit No. 2). As a result, this change order increased Ramco’s contract total to \$81,659.00.

On May 17, 2016, the City Council also awarded a contract to Damon Inc. in the amount of \$122,254.00 and authorized the expenditure of a construction contingency in an amount

not to exceed \$12,225.40 for the Dolphin Park Remodel Project No. 1475 (Exhibit No. 3). The project included the remodeling of the kitchen, activity room, large activity room, office, storage room, and hallway area.

Construction at both parks is in progress and additional needs as well as some deficiencies have been discovered that require change orders. The contractors have submitted the applicable change orders (Exhibit Nos. 4 and 5) to address energy efficiency as well as asbestos, severe water damage and a wall structure that did not comply with building code. Staff is seeking Council approval for additional funding (Exhibit No. 6) to cover these change orders.

## **II. RECOMMENDATION**

TAKE the following actions:

1. APPROVE the change orders in the amount of \$60,478.00 to Damon Inc. to be funded from the Los Angeles County Park District Grant, Park Development Grant and Load Shed Fund Grant.
2. APPROVE the change orders in the amount of \$16,418.00 to Ramco General Engineering Contractor, to be funded from the Los Angeles County Park District Grant and Park Development Grant.
3. WAIVE further reading and ADOPT Resolution No. 2016-153, "A RESOLUTION OF THE CITY OF CARSON CITY COUNCIL AMENDING THE FISCAL YEAR 2016-17 BUDGET IN THE LOAD SHED FUND," to cover the costs of the energy efficient windows and LED lighting for Dolphin Park Project #1475.
4. TRANSFER a total of \$25,258.20 from Account 16-90-999-004-8008 for the Hemingway Park Project No. 1470 to cover the remaining change order costs for Dolphin Park Project No. 1475 in the amount of \$14,318.40 and Stevenson Park Project No. 1477 in the amount of \$10,939.80.

## **III. ALTERNATIVES**

TAKE any other action the City Council deems appropriate.

## **IV. BACKGROUND**

The Los Angeles County Parks and Open Space Award has provided the City with grant money to complete several projects including Early Childhood Development flooring, and exercise equipment at Hemingway Park, Mills Park, Dominguez, Calas, Dolphin and Hemingway Park.

Interior renovations at Mills Park, Dolphin Park, and Stevenson Park are currently underway, and will be the City's last projects under this current award. As construction began, deficiencies were discovered that were not apparent at the start of the projects, including code non-compliance, severe water damage, asbestos in the flooring, plumbing and electrical issues. Because of these unforeseen issues and some additional upgrades

staff requested, additional funds are necessary.

Project No.	Contract Amount (Council Approved)	Contingency (Council Approved)	Change Order Total Amount Needed	CIP Approved Budget	Additional Amount Required
1475 (Dolphin Park)	\$122,254.00	\$12,225.40	\$60,478.00	\$160,000.00	\$34,957.40
1477 (Stevenson Park)	\$81,659.00	\$5,862.80	\$16,418.00	\$93,000.00	\$10,939.80

## V. FISCAL IMPACT

Funds for these projects were included in the FY 16/17 Capital Improvement Program budget in Account 22-80-500-658-8008; however, additional funds are needed to address the necessary change orders. Additional funds in the amount of \$20,639.00 will need to be appropriated from the Load Shed Account 46-80-820-306-8008 for energy efficiency measures. Additional funds in the amount of \$25,258.20 will also need to be transferred within the Park Development Grant Account 16-90-999-004-8008 to the appropriate project accounts.

## VI. EXHIBITS

1. Disposition for April 5, 2016, Item No. 5 (pg. 4)
2. Disposition for May 17, 2016, Item No. 30 (pg. 5)
3. Disposition for May 17, 2016, Item No. 32 (pg. 6)
4. Change orders for Dolphin Park Project No. 1475 from Damon Inc. (pgs. 7- 16)
5. Change orders for Stevenson Park North Building Remodel from Ramco (pgs. 17-18)
6. Resolution No. 2016-153 (pgs. 19-20)

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