



**COUNTY OF SAN LUIS OBISPO
BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT Public Works		(2) MEETING DATE 3/21/2017		(3) CONTACT/PHONE Mark A. Moore, Sr. Capital Project Coordinator (805) 781-5213	
(4) SUBJECT Request to 1) approve Amendment No. 4 to the consultant services contract for architectural and engineering services with AECOM, in the amount of \$184,000; 2) authorize an agreement contingency budget of \$25,000; and 3) authorize the Director of Public Works to approve consultant work under the contingency budget and to extend consultant services contracts for the Women's Jail Expansion Project, San Luis Obispo. All Districts.					
(5) RECOMMENDED ACTION It is recommended that the Board: <ol style="list-style-type: none"> 1. Approve and instruct the Chairperson to sign Amendment No. 4 to the consultant services contract for architectural and engineering services with AECOM in the amount of \$184,000, and extend the original contract an additional seven (7) months for the Women's Jail Expansion Project; and 2. Authorize an agreement contingency budget of \$25,000; and 3. Authorize the Director of Public Works to approve consultant work under the contingency budget and to extend consultant contract, on a month to month basis as project scheduling requires. 					
(6) FUNDING SOURCE(S) Fund Center 230 Facilities Capital Projects		(7) CURRENT YEAR FINANCIAL IMPACT \$184,000.00		(8) ANNUAL FINANCIAL IMPACT \$0.00	
(9) BUDGETED? Yes					
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. _____) <input type="checkbox"/> Board Business (Time Est. _____)					
(11) EXECUTED DOCUMENTS <input type="checkbox"/> Resolutions <input checked="" type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input type="checkbox"/> N/A					
(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) 19001723				(13) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: N/A <input type="checkbox"/> 4/5th's Vote Required <input checked="" type="checkbox"/> N/A	
(14) LOCATION MAP Attached		(15) BUSINESS IMPACT STATEMENT? No		(16) AGENDA ITEM HISTORY <input type="checkbox"/> N/A Date 12/6/16, #21; 8/9/16, #26 see attachments	
(17) ADMINISTRATIVE OFFICE REVIEW David E. Grim					
(18) SUPERVISOR DISTRICT(S) All Districts					

Reference: 17MAR21-C-22



COUNTY OF SAN LUIS OBISPO

TO: Board of Supervisors

FROM: Public Works
Mark A. Moore, Sr. Capital Project Coordinator

VIA: Dave Flynn, Deputy Director of Public Works

DATE: 3/21/2017

SUBJECT: Request to 1) approve Amendment No. 4 to the consultant services contract for architectural and engineering services with AECOM, in the amount of \$184,000; 2) authorize an agreement contingency budget of \$25,000; and 3) authorize the Director of Public Works to approve consultant work under the contingency budget and to extend consultant services contracts for the Women's Jail Expansion Project, San Luis Obispo. All Districts.

RECOMMENDATION

It is recommended that the Board:

1. Approve and instruct the Chairperson to sign Amendment No. 4 to the consultant services contract for architectural and engineering services with AECOM in the amount of \$184,000, and extend the original contract an additional seven (7) months for the Women's Jail Expansion Project;
2. Authorize an agreement contingency budget of \$25,000; and
3. Authorize the Director of Public Works to approve consultant work under the contingency budget and to extend consultant contract, on a month to month basis as project scheduling requires.

DISCUSSION

Background

The Women's Jail Expansion project is constructing a 36,000-square foot addition to provide housing space for 198 female inmates and property storage area, and an additional 8,000-square foot building for medical, dental, and mental health services and other support programs for the entire jail population.

Additionally, the project includes upgrading the existing jail's electronic security system to a state of the art security system. The overall project cost is estimated at \$40.7 million with the State of California contributing \$25.1 million under AB 900 grant funds.

The Board awarded an architectural and engineering professional services agreement to DMJM H+N on July 18, 2006 in the amount of \$1,290,000. Their scope of work included preparation of biddable plans. DMJM H+N was purchased by AECOM on December 13, 2011 and the County allowed this contract transfer and continued project development. Previously approved contract amendments include:

Amendment	Date	Description	Amount
1	July 17, 2007	Expanded Services to Medical Programs Building bid documents, and security upgrades for new and existing Jail Building.	\$331,900
2	August 28, 2012	Incorporated name change to AECOM. Delegated Authority for contract changes to Director of General Services.	\$0
3	December 17, 2013	Expanded Services to include Construction Administration for the Medical Program Building.	\$989,496
TOTAL			\$1,321,396

With the approved amendments, AECOM's contract is for a total of \$2,611,396.

In December 2013, the Board awarded a construction contract to Roebbelen Contracting, Inc., in the amount of \$27,797,000. A project construction change order contingency budget of \$2,779,700 (10%) was also approved at that time. The notice to proceed was issued on February 24, 2014.

Current Project Status

The project has been under construction for approximately two and a half years and is approximately 90% complete. Occupancy of the Women's Housing unit will begin by the beginning of April. This is five months behind the original schedule which called for completion October 25, 2016. Unresolved schedule delay issues with the Contractor and pending work effort to build the Medical Unit will extend final project completion to late 2017.

Requested Board Action

An immediate impact of the project delay is the necessity of extending our consultant contracts. The Architectural/Engineering contract was established based on a 36-month construction period. Due to the extended length of construction, AECOM remained fully staffed creating an accelerated draw down of contract funding. For the remainder of the project, consultant staffing levels identified in the professional services agreement are adequate to cover the remaining nine months of construction.

The construction contractor has asserted that it has incurred damages, additional costs, and delays relating to AECOM services under this contract, and that deficient, inaccurate, incomplete and untimely work performed by consultant have caused the contractor to incur damages, additional costs, and delays. To the extent there is any merit to these assertions, the County reserves the right to seek reimbursement from AECOM for any and all such damages, costs and delays, including the right to seek reimbursement from AECOM of any sums paid consultant under this contract, and the recovery of any related damages and costs incurred by the County

Public Works requests the Board approve an amendment to the professional services contract for construction administration with AECOM, in the amount of \$184,000, and extend its duration for an additional 7 months. Funding for the contract extension was approved by the Board through a project augmentation on August 9, 2016.

The Department of Public Works requests that the Board delegate to the Director of Public Works, or his designee the authority to extend consultant services contracts for the Women's Jail Expansion Project on a month to month basis as required by schedule changes; and allot a \$25,000 contingency budget to each agreement which may be authorized by the Director.

OTHER AGENCY INVOLVEMENT/IMPACT

A Project Steering Committee has been established for this project, with participants from the Sheriff's Office, Auditor-Controller-Treasurer-Tax Collector, County Administrative Office, County Counsel, and Public Works. The committee is actively involved in conducting project oversight. The Sheriff's office is active and engaged with the project team in the field daily.

The California Board of State and Community Corrections, California Department of Corrections and Rehabilitation and the California Department of Finance have been involved from grant award and continue to be an integral part of the funding process.

County Counsel is providing legal guidance on all aspects of the Women's Jail Expansion project and reviews project documents as to legal form and effect.

FINANCIAL CONSIDERATIONS

The Women's Jail Expansion project is a multi-year project in the Capital Fund at \$41,844,786 – WBS 300034. On August 9, 2016, your Board approved a budget adjustment in the amount of \$1,100,000 to increase appropriation for additional oversight expenses through the extended project schedule. It is requested that a consultant service contract amendment is approved for the AECOM contract in the amount of \$184,000.

Expenses through November 30, 2016, as shown in Exhibit "A", total \$35,513,225 and include expenses for construction, Architectural/Engineering services, California Environmental Quality Act (which includes services for monitoring, reporting and mitigation required by State and Federal environmental permits),

Construction Management, Inspector of Record, Testing and Special Inspection, Commissioning, and County Staffing.

Currently \$23,127,995 in reimbursements of the \$25,125,630 State grant funding has been received from the State.

RESULTS

The Women's Jail Expansion Project will expand the capacity of the Women's Jail by up to 155 beds, alleviate overcrowding conditions, and provide capacity for the future. It will also provide improved medical facilities for both male and female inmates and additional space for rehabilitation programs such as counseling and education. State funding will provide \$25.1 million, offsetting approximately 75% of the cost for the housing unit, medical facility and security system associated with those units. The facility improvements will contribute to a safer and well governed community.

ATTACHMENTS

1. Vicinity Maps
2. Exhibit A – Project Cost Estimates
3. Chronology of Board Actions
4. AECOM Technical Services, Inc., Amendment No. 4

c: Rob Reid, Chief Deputy Sheriff's Office

File: 300034

Reference: 17MAR21-C-22

L:\Design\2017\March\BOS\Womens Jail Exp Aecom\300034 WJE AECOM bdltr.docx