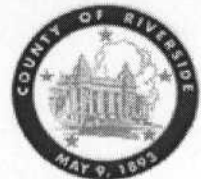




615
SUBMITTAL TO THE BOARD OF DIRECTORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



FROM: Regional Park & Open-Space District

SUBMITTAL DATE:
11/1/05

SUBJECT: CONSULTANT SERVICES AGREEMENT FOR DESIGN & DEVELOPMENT
IMPROVEMENTS TO THE JENSEN-ALVARADO HISTORIC RANCH AND
MUSEUM - District II

RECOMMENDED MOTION: That the Board:

- 1) Approve the Agreement for Consultant Services between the Regional Park & Open-Space District (Park District) and Heritage Architecture & Planning, San Diego, California, for the development of plans and specifications for the design and development of construction documents for improvements to the Park District's Jensen-Alvarado Historic Ranch and Museum in the amount not to exceed \$73,405.
- 2) Authorize the Chairperson to execute five (5) copies of the Agreement; and
- 3) Direct the Clerk of the Board to return four (4) copies of the Agreement to the Park District for distribution and transmittal

BACKGROUND: As part of the Park District's allocation of funding under the 2000 Parks Bond (Proposition 12) and with a supporting allocation of Development Impact Fees, the Park District is moving forward with planned earthquake stabilization of the Jensen-Alvarado Museum structure, known as the Winery Building. (continued on page 2)

Paul Frandsen

Paul Frandsen, General Manager

EG/514-Consultant Services Agreement JNSN

FINANCIAL DATA	Current F.Y. Total Cost:	\$ 73,405	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ -0-	Budget Adjustment:	No
	Annual Net County Cost:	\$ -0-	For Fiscal Year:	2006

SOURCE OF FUNDS: Safe Neighborhood, Parks, Clean Water, Clean Air and Coastal Protection Bond Act of 2000 Proposition; Western Riverside County Development Impact Fees	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION:

APPROVE

H. Diggins

County Executive Office Signature

Dept's Recomm.: Consent Policy

Per Exec. Ofc.: Consent Policy

Prev. Agn. Ref.: 11.3 6/5/01, 13.1 10/25/05

District: II

Agenda Number:

ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD

13.1

SUBJECT: CONSULTANT SERVICES AGREEMENT FOR DESIGN & DEVELOPMENT IMPROVEMENTS TO JENSEN-ALVARADO HISTORIC RANCH AND MUSEUM -District II

The Jensen-Alvarado Historic Ranch and Museum is on the National Register of Historic Places. The foundation of the Winery Building has degenerated over time and requires evaluation by qualified and licensed structural engineering and historic architecture firms for a stabilization solution.

In May 2005, the Park District sent Request for Proposals to thirteen representatives from eight architectural/engineering firms to provide consultant services for the design and development of plans and specifications for the earthquake stabilization of the museum. Four firms submitted proposals.

The proposal, submitted by the team led by Heritage Architecture & Planning, was evaluated in conformance with County Policy H-7 (regarding selection of consulting engineers). The proposal was found to be consistent with County policy. Additionally the proposal demonstrated an appropriate technical approach, previous similar experience, qualified project personnel, and familiarity with the Winery Building from previous work. The fee was negotiated not to exceed \$73,405. The Park District considers the fee to be appropriate for the tasks it has required.

The consultant will specifically provide: 1) survey work and structural calculations of the building foundation with appropriate and necessary material and soils testing; 2) design development documents and cost estimation for recommended structural stabilization and strengthening; 3) construction documents; and 4) assist the project manager with project construction services. Additionally, the consultant shall coordinate the work with all reviewing agencies, provide consultation and assistance during the bid period, produce as-built drawings and a long-term maintenance plan, and provide construction monitoring services, with a final inspection at project completion.

Following completion of the Consultant's work, the District will seek the Board's approval of the construction documents and contract for this project.

The estimated value of the entire project is \$464,285. Funding for the project has been secured from Safe Neighborhood, Parks, Clean Water, Clean Air and Coastal Protection Bond Act of 2000 Proposition 12 (M.O. 11.3, 06/05/01) in the amount of \$325,000 and County Development Impact Fees District II, in the amount of \$140,000 (M.O. 13.1, 10/25/05).

The Office of County Counsel has reviewed and approved the Agreement of Consultant Services as to legal form.