

**SUBMITTAL TO THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

8/6



**FROM:** Economic Development Agency

**SUBMITTAL DATE:**  
September 5, 2013

**SUBJECT:** Monthly Progress Report Regarding the East County Detention Center – September 2013, District 4

**RECOMMENDED MOTION:** That the Board of Supervisors:

Receive and file the attached Progress Report regarding the East County Detention Center (ECDC) Construction Project.

**BACKGROUND:**

**Summary**

On November 6, 2012, the Board of Supervisors approved the Architectural and Engineering Services Agreement with Hellmuth, Obata and Kassabaum, Inc., (HOK) in support of the ECDC Construction project. The Economic Development Agency (EDA) will provide status reports for the project. Attached is the September 2013 Progress Report which indicates the architect's documented project progress milestones. EDA recommends that the attached Progress Report be received and filed.

(Continued)


Robert Field  
Assistant County Executive Officer/EDA

Departmental Concurrence

| FINANCIAL DATA  | Current Fiscal Year: | Next Fiscal Year: | Total Cost: | Ongoing Cost:                 | POLICY/CONSENT<br>(per Exec. Office)  |
|---|----------------------|-------------------|-------------|-------------------------------|---|
| COST  | \$ 0                 | \$ 0              | \$ 0        | \$ 0                          | Consent <input checked="" type="checkbox"/> Policy <input type="checkbox"/> |
| NET COUNTY COST   | \$ 0                 | \$ 0              | \$ 0        | \$ 0                          |   |
| <b>SOURCE OF FUNDS:</b> East County Detention Center budget |                      |                   |             | <b>Budget Adjustment:</b> No  |   |
|   |                      |                   |             | <b>For Fiscal Year:</b> 13/14 |   |

**C.E.O. RECOMMENDATION:**

APPROVE

BY:   
Jennifer L. Sargent

County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS**

**REVIEWED BY CIP**  
  
**Christopher Hans**

- A-30
- 4/5 Vote
- Positions Added
- Change Order

**Prev. Agn. Ref.:** 2-16 of 8/20/13; 2-11 of 7/30/13.

**District:** 4/4

**Agenda Number:**

**2-9**

# **SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

Economic Development Agency

**FORM 11:** Monthly Progress Report Regarding the East County Detention Center–September 2013, District 4

**DATE:** September 5, 2013

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## **BACKGROUND:**

### **Summary (continued)**

#### **AB900 Grant Update**

In anticipation of a November 2013 State Public Works Board (SPWB) meeting, the county has submitted the following materials for State review and approval:

1. Real estate due diligence packet sent on June 20, 2012
2. County Counsel's comments on the Project Delivery Construction Agreement and Corrections Standards Authority Agreement sent June 7, 2012
3. Cash match letter sent December 13, 2012; revised letter sent January 24, 2013
4. Executed Memorandum of Understanding s with the Courts and Verizon sent February 28, 2013
5. The State Public Works Board (SPWB) approved the County of Riverside's AB900 Task 1 recognizing project scope, cost and schedule at its April 15, 2013 meeting
6. The Board certified the Environmental Impact Report on July 16, 2013. The Notice of Determination completed its 30 day public review August 17, 2013 with no filings.

#### **Budget/Schedule Update**

The next significant AB900 milestone will be State approval of Task 2, which includes approval of Design Development Drawings, California Environmental Quality Act (CEQA) Notice of Determination, updated scope, schedule and budget, Project Delivery Construction Agreement, and Board of State and Community Corrections Agreement. The county will seek Task 2 approval on the SPWB's November 8, 2013 Agenda.

The county presented the \$237,116,300 project budget in the AB900 Grant Application. The construction budget estimate was reviewed following completion of schematic design documents. A revised project budget, in the amount of \$267,254,978, was presented to the Board at the June 2013 CIP update.

The critical tasks to date include AB900 application requirements, ECDC design, Larson Justice Center Courtrooms project, Alternate Emergency Operations Center project, relocation of Indio County Administrative Center (CAC) tenants and the CEQA process. The county is currently awaiting delivery of two agreements from the State that are necessary to meet the ECDC project deadline. Due to the delay in receiving those agreements, the AB900 funding process has fallen behind schedule, and will impact the project delivery date unless the process can be expedited. EDA has initiated several steps to accelerate the processing of the agreements, including: requests for a Red Team meeting; tasking the County's lobbying team with contacting the applicable department at the State; contacting the Governor's office; and asking CSAC to engage on the county's behalf.

(Continued)

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**BACKGROUND:**

**Summary (continued)**

**Construction Management Services**

EDA recently received Statements for Qualifications (SOQs) from several construction management firms in response to a Request for Qualifications. A selection committee was established to review and select the most qualified firm and/or candidates. The completion schedule for award follows:

- Evaluation of SOQs – March 28, 2013
- Interview of Short Listed Candidates – April 16, 2013
- Contract is being prepared and will be presented to the Board, September 2013

Attachment:

East County Detention Center Progress Report – September 1, 2013



# PROGRESS REPORT

September 1, 2013

**Project:** East County Detention Center

**Client:** County of Riverside

**Project #:** 12.24034.00

**Notes By:** April Lenkey, HOK

This report summarizes the County of Riverside and the design team's accomplishments and decisions reached between the period of August 1<sup>st</sup> to August 31<sup>st</sup>, 2013 as well as identifying upcoming project activities for the East County Detention Center project.

## DESIGN DEVELOPMENT

1. Completed Design Development Phase on August 2<sup>nd</sup> and submitted plans for review to BSCC, SFM, DOF & SPWB.
2. Demolition Scope Review meeting held on August 6<sup>th</sup>. EDA directed the design team to proceed with implementing the shoring and grading design for the ECDC project into the demolition bid package.
3. Exterior Design and Finishes review meeting held with EDA on August 12<sup>th</sup>. EDA directed the design team to proceed with new exterior design studies as an additional service.
4. Loading Dock Design Review meeting held on August 13<sup>th</sup> with the Sheriff's department. Revised layout was discussed, refined and then subsequently submitted to Sheriff's department for approval and implementation into the project design.
5. A joint meeting between the ECDC design team, County Law Building design team, EDA and Valley Sanitary District was held on August 19<sup>th</sup> to discuss sanitary sewer capacity for both projects.
6. Facility Maintenance and Engineering Review meeting held on August 29<sup>th</sup> to coordinate outstanding design and scope issues.
7. Design Review meeting held on August 29<sup>th</sup> to review housing unit design and details with the Sheriff's Department.
8. Internal team coordination meetings were held to support the demolition bid package and jail design scope of work.

## FUTURE BUSINESS

1. Complete the Design Development Cost Estimate.
2. Proceed with the Construction Documents Phase.
3. Present new exterior design options for review, selection and approval.
4. Complete the Demolition Bid Package.



# East County Detention Center Master Project Schedule September 1, 2013

| Task Name                  | Duration  | Start      | Finish     |
|----------------------------|-----------|------------|------------|
| Schematic Design           | 17 weeks  | 11/9/2012  | 3/8/2013   |
| County Review              | 1 week    | 3/4/2012   | 3/8/2012   |
| Design Development         | 21 weeks  | 3/11/2013  | 8/2/2013   |
| County Review              | 2 weeks   | 8/5/2013   | 8/16/2013  |
| 50% Construction Documents | 6 weeks   | 8/5/2013   | 9/13/2013  |
| 95% Construction Documents | 8 weeks   | 9/13/2013  | 11/8/2013  |
| State Review               | 6 weeks   | 11/11/2013 | 12/20/2013 |
| County Review              | 2 weeks   | 12/30/2013 | 1/10/2014  |
| Bid/Award                  | 18 weeks  | 1/13/2014  | 5/15/2014  |
| Construction               | 30 months | 5/16/2014  | 11/11/2016 |