

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

912



FROM: Economic Development Agency

SUBMITTAL DATE:
October 16, 2014

SUBJECT: Department of Public Social Services County Circle Parking Lot Upgrade Project - Approval of Contract through Easy Indefinite Quantity Contract with Angeles Contractor, Inc. and Project Budget, District 1/District 1, [\$309,999], Department of Public Social Services Facility Costs Program (Federal-52.38%; State-24.87%; County-2.46%; Realign-6.58%; Realign 2011-13.71%)

RECOMMENDED MOTION: That the Board of Supervisors:

1. Authorize use of the Easy Indefinite Quantity Contract (EZIQC) sponsored by the National Joint Powers Alliance (NJPA) for a construction agreement with Angeles Contractors, Inc. to complete the Department of Public Social Services (DPSS) County Circle Parking Lot Upgrade Project;
2. Approve the plans, specifications and contract documents for the DPSS County Circle Parking Lot Upgrade Project;
3. Approve the attached construction agreement between the County of Riverside and Angeles Contractor, Inc. of Glendale, California, in the amount of \$222,760 and authorize the Chairman of the Board to execute the agreement on behalf of the county;

(Continued)

FISCAL PROCEDURES APPROVED
PAUL ANGULO, CPA, AUDITOR-CONTROLLER
BY: Esteban Hernandez 10/16/14

Robert Field
Robert Field
Assistant County Executive Officer/EDA

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 309,999	\$ 0	\$ 309,999	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 7,626	\$ 0	\$ 7,626	\$ 0	
SOURCE OF FUNDS: DPSS Facility Costs Program (Federal-52.38%; State-24.87%; County-2.46%; Realign-6.58%; Realign 2011-13.71%)				Budget Adjustment: No	
				For Fiscal Year: 2014/15	

C.E.O. RECOMMENDATION:

REVIEWED BY CIP
Ivan M. Chand
Ivan M. Chand 10/21/2014

APPROVE
Rohini Dasika
BY: Rohini Dasika

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

FORM APPROVED COUNTY COUNSEL
DATE 10/16/14
BY: GREGORY P. PRIAMOS
Departmental Concurrence

By: Pat Reynolds
Pat Reynolds, DPSS Assistant Director
Department of Public Social Services

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

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Economic Development Agency

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RECOMMENDED MOTION: (Continued)

4. Authorize the Assistant County Executive Officer/EDA to administer the agreement in accordance with applicable Board policies;
5. Approve a project budget of \$309,999; and
6. Delegate project management authority for the project to the Assistant County Executive Officer/EDA in accordance with applicable Board policies.

BACKGROUND:

Summary

The DPSS administration building parking lot located at 4060 County Circle Drive, Riverside, has site deficiencies that include: outdated hardscape, drainage problems and degraded asphalt. The DPSS County Circle Parking Lot Upgrade project will revitalize the existing parking lot that was constructed in approximately 1988; improve public access by rehabilitating the parking lot asphalt, upgrade existing sidewalks and ramps to current Americans with Disabilities Act (ADA) standards and storm drain improvements.

On August 28, 2012, the Board of Supervisors approved a pre-qualified list of architectural and engineering firms to be retained on an as-needed basis. The Economic Development Agency (EDA) selected Albert A. Webb Associates (Webb) from the pre-qualified list to provide civil engineering services for the DPSS County Circle Parking Lot Upgrade project.

The plans and specifications have been completed by Webb and approved by EDA. Angeles Contractors, Inc. (Angeles), an approved EZIQC contractor, received the approved plans and specifications for review and walked the job site with county personnel on August 4, 2014. Following review of the project site plans and specifications, Angeles submitted their proposal in accordance with the EZIQC contract in the amount of \$222,760. Approval of the plans and specifications and construction agreement via the NJPA's EZIQC program will expedite the delivery of the DPSS County Circle Parking Lot Upgrade project. The project is anticipated to start immediately after Board approval and finish construction by December 1, 2014.

Pursuant to the California Environmental Quality Act (CEQA), the DPSS County Circle Parking Lot Upgrade project was reviewed and determined to be categorically exempt from CEQA under CEQA Guidelines 15301 (c) - Class 1 Existing Facilities, and Section 15061 – General Rule Exemption. The proposed project involves the upgrade to the existing asphalt parking lot, sidewalks, ramps and storm drain. This project is to perform minor alterations and repairs to existing facilities and its utility systems which would result in no or negligible expansion of an existing use or capacity. A Notice of Exemption was filed with the Riverside County Clerk of the Board on October 1, 2014.

Impact on Citizens and Businesses

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Impact on Citizens and Businesses

The revitalization of the parking lot will correct deficient ADA parking stalls, ramps, drainage and extend the useful life of the parking lot. The construction of the new storm drain system and new ADA parking and hardscape improvements will cause temporary parking restrictions during normal business hours. Construction has been scheduled to minimize the impact and maximize construction efficiency and project costs.

Contract History and Price Reasonableness

On August 20, 2013, Angeles was awarded the NJPA EZIQC contract via a public bidding process. Angeles was selected after bidding a competitive cost adjustment factor of .9764 in accordance to the NJPA bid and contract documents for prevailing wage work performed outside of normal working hours. As a NJPA member, the County of Riverside can utilize EZIQC contracting to expedite delivery of projects based on the fair market prices for construction goods and services in the Construction Task Catalogue (CTC).

In accordance with the EZIQC contract, Angeles provided a responsible and responsive proposal for the DPSS County Circle Parking Lot Upgrade project. Cost reasonableness for the project is achieved through the fair market value of the construction goods and services established in the CTC and the negotiable lump sum proposal that reduces the amount to ninety-seven cents on the dollar.

Additional Fiscal Information

The approximate allocation of the project budget is as follows:

PROJECT BUDGET LINE ITEMS	PHASE	PROJECT BUDGET AMOUNT
Architectural Design	1	26,700
Construction Management	2	0
Construction Contract and Construction Contingency	3	226,760
Offsite Construction	4	0
Project Management / In-House Staff Costs	5	25,226
Fixtures, Furnishings, Equipment	6	0
Other Soft Costs / Specialty Consultants	7	8,992
Project Contingency	8	18,391
Minor Construction	9	3,930
Project Budget		\$ 309,999

(Continued)

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Additional Fiscal Information (Continued)

All costs associated with this agreement will be 100% funded through the DPSS Facility Costs Program which is comprised of 52.38% of Federal in the amount of \$162,377; 24.87% of State in the amount of \$77,097; 2.46% of County in the amount of \$7,626; 6.58% of Realign in the amount of \$20,398; and 13.71% of Realign 2011 in the amount of \$42,501, thus no additional net county costs will be incurred and no budget adjustment is required at this time.

Attachments:

Copy of Membership to National Joint Powers Alliance (NJPA)

Specifications

Construction Agreement with Angeles Contractor, Inc.