

COUNTY APPROVED COUNTY COUNSEL
4/10/10
BY: H. P. Leaver
MARSHAL V. T. LE

679 a.



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

FROM: Economic Development Agency

SUBMITTAL DATE:
January 27, 2010

SUBJECT: Riverside County Regional Medical Center Trauma / Custody / Urgent Care / Sexual Assault Response Team Expansion

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the Schematic Design on file with the Economic Development Agency for the Riverside County Regional Medical Center Trauma / Custody / Urgent Care / Sexual Assault Response Team Expansion;
2. Authorize the architect to proceed to the design development and construction document phases of the project;

(Continued)

FISCAL PROCEDURES APPROVED
ROBERT E. BYRD, AUDITOR-CONTROLLER
BY: Samuel Wong 4/22/10
SAMUEL WONG

Dan Martinez
Robert Field, Assistant County Executive Officer/EDA
By Dan Martinez, EDA Managing Director

FINANCIAL DATA	Current F.Y. Total Cost:	\$ 921,443	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	09/10

SOURCE OF FUNDS: RCRMC Enterprise Fund	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION: APPROVE
BY: Jennifer L. Sargent
County Executive Office Signature

Consent
 Policy
 Consent
 Policy

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Benoit, seconded by Supervisor Tavaglione and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Buster, Tavaglione, Stone, Benoit and Ashley
Nays: None
Absent: None
Date: May 4, 2010
xc: EDA, RCRMC, Auditor, CIP

Kecia Harper-Ihem
 Clerk of the Board
 By: Kecia Harper-Ihem
 Deputy

Dept's Recomm.:
 Per Exec. Ofc.:

Prev. Agn. Ref.: 3.58, 9/01/09; 3.30, 6/16/09; 3.68, 9/02/08; 3.52, 7/31/07; 3.50, 7/31/07

District: 5

Agenda Number:

3.45

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD

RECOMMENDED MOTION: (Continued)

3. Approve the attached Amendment No. 1 to the architectural and engineering services agreement between the County of Riverside and Hammel, Green, and Abrahamson, Inc. (HGA) of Los Angeles, California, in the amount of \$868,527 plus a reimbursable allowance of \$42,926 and authorize the Chairman to execute the agreement on behalf of the County;
4. Approve the attached Amendment No. 1 to the professional services agreement between the County of Riverside and CHJ Incorporated of Colton, California, in the amount of \$9,990 and authorize the Chairman to execute the agreement on behalf of the County; and
5. Authorize the Assistant County Executive Officer/EDA to administer Amendment No. 1 for HGA, Inc. and CHJ Incorporated in accordance with applicable Board policies.

BACKGROUND:

On June 16, 2009, the Board of Supervisors approved the architectural and engineering services agreement between the County of Riverside and HGA in the amount of \$4,854,906 plus a \$300,000 reimbursable allowance. The original design did not include additional parking areas, revitalizing the landscape, and additional program functions within the Emergency Department to effectively serve the public. As a result of these changes in design, Amendment No. 1 will compensate HGA in the amount not to exceed \$868,527 with a reimbursable allowance of \$42,926.

On September 1, 2009, the Board of Supervisors approved the professional services agreement between the County of Riverside and CHJ Incorporated in the amount of \$48,780. Due to phases of the project being in different stages of development, it was necessary to authorize geotechnical investigation services prior to the site design being complete. It was found at the completion of the schematic site design to augment geotechnical investigations and exploratory borings for building placement adjustments. As a result of these changes in the development phase, Amendment No. 1 will compensate CHJ Incorporated in the amount not to exceed \$9,990.

The architects have now completed schematics (Exhibit A) for the Riverside County Regional Medical Center (RCRMC) Trauma / Custody / Urgent Care / Sexual Assault Response Team Expansion (formerly known as RCRMC Emergency Department / Trauma Expansion). Cost estimates will be refined following the Board's approval to proceed into the design development and construction document phases in accordance with the Capital Improvement Program (Board Policy B-22).

All costs associated with this project will be fully funded by RCRMC Enterprise Fund, thus no Net County Cost will be incurred as a result of this action.

Exhibit A



Exhibit A



Riverside County
Regional Medical Center

Riverside, California
December 10, 2009



View - 2

Exhibit A

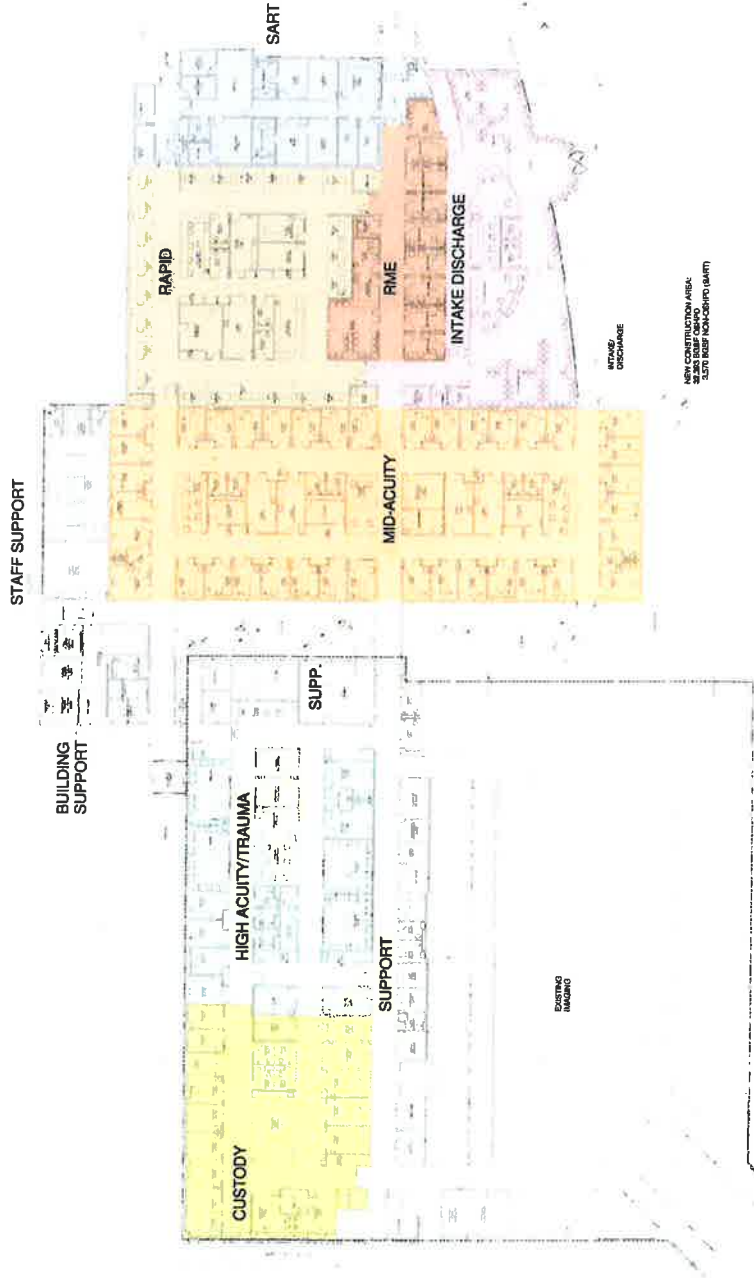
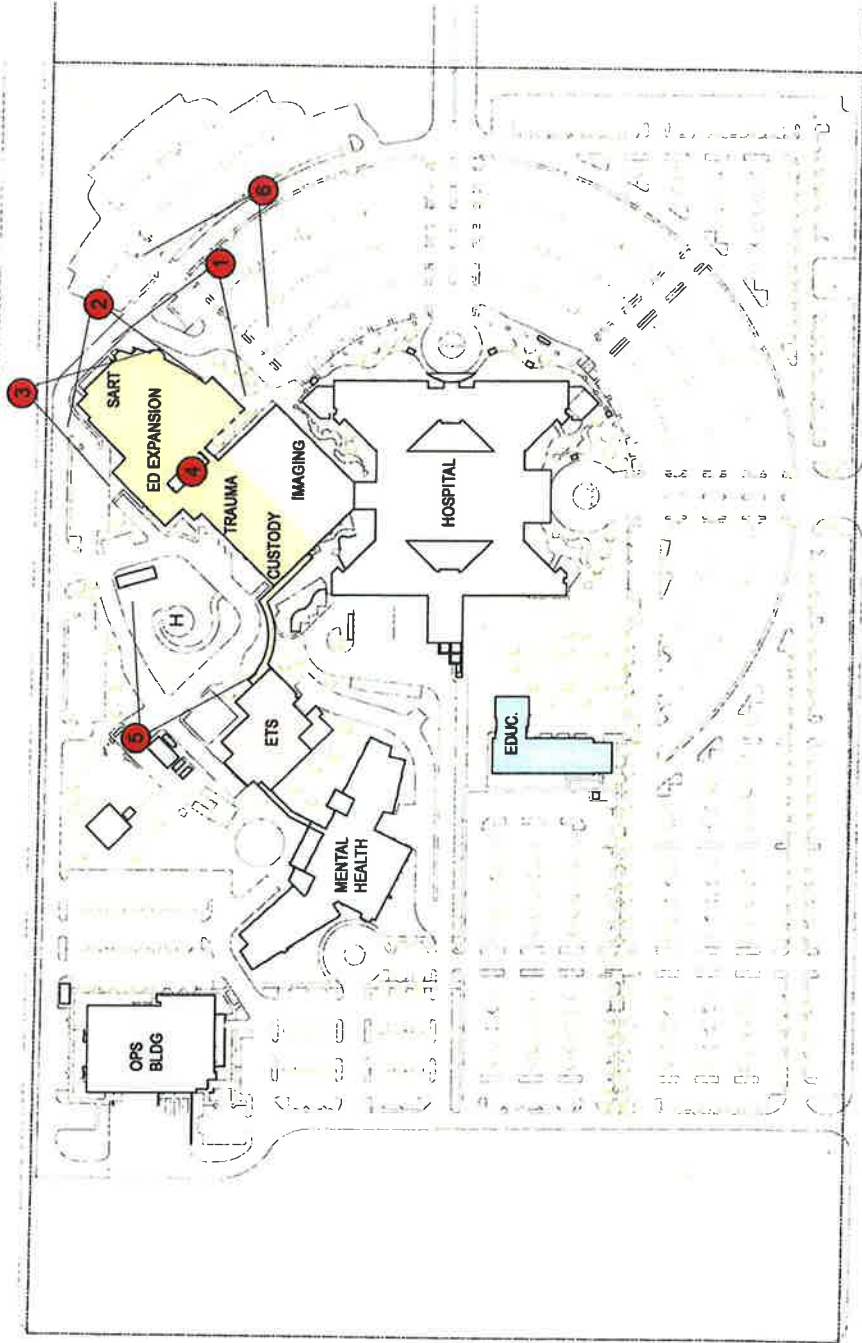


Exhibit A



Riverside County
Regional Medical Center

Riverside, California
December 10, 2009



Site Plan

AMENDMENT NO. 1 TO THE
OWNER/ARCHITECT SERVICES AGREEMENT BETWEEN
THE COUNTY OF RIVERSIDE AND Hammel, Green, and Abrahamson, Inc.

The County of Riverside and Hammel, Green, and Abrahamson, Inc. of Los Angeles, CA hereby agree to amend that certain agreement for architectural and engineering services approved on June 16, 2009 Agenda Item M.O. 3.30 as follows:

- Section II: SCOPE OF WORK shall be to add the following sentence:

“ARCHITECT shall provide additional services as outlined and specified in **Exhibit A dated 1/19/2010** consisting of ten page(s) attached hereto and incorporated herein by this reference”.

- Section III. ARCHITECTS SERVICES is modified to reflect the new performance timelines for the additional services as follows:
 - A. PROGRAMMING VERIFICATION – “Work under this phase to be completed within 12 weeks from authorization.”
 - B. SCHEMATIC DESIGN – “Work under this phase to be completed within 18 weeks from authorization.”
 - C. DESIGN DEVELOPMENT – “Work under this phase to be completed within 17 weeks from authorization.”
 - D. CONSTRUCTION CONTRACT DOCUMENTS – “Work under this phase to be completed within 24 weeks from authorization.”
 - E. & F. BIDDING AND CONSTRUCTION - as reflected in the final bid documents.
- Section IV. ARCHITECT’S COMPENSATION shall be modified in paragraph A.1. to add the following sentence as follows:

“The COUNTY shall pay the ARCHITECT for services performed and expenses incurred in accordance with the terms of **Exhibit A dated 1/19/2010** attached hereto and incorporated herein. The total amount of additional compensation paid to the ARCHITECT under this Agreement shall not exceed the sum of **\$868,527.00** for a new not to exceed total of **\$5,723,433.00**, unless a written amendment to this Agreement is executed by both parties prior to performance of additional services. The fee for services under **Exhibit A dated 1/19/2010** shall be paid as provided in paragraph IV.C.”

- Section IV. ARCHITECT’S COMPENSATION shall be modified in paragraph A.²₁ to reflect a revised construction budget of **\$50,868,220.00**. ST
4-5-10
- Section IV. ARCHITECT’S COMPENSATION shall be modified in paragraph A.4 to provide that reimbursable expenses shall not exceed total of **\$342,926.00**.
- All other terms and conditions of the agreement shall remain in full force and effect.

Recommended for Approval:

RT Field
Assistant County Executive Officer/EDA

ATTEST:
Kecia Harper-Ihem
Clerk of the Board

By Morrain Williams
Deputy
(Seal)

County of Riverside

Marion Ashley
Chairman, Board of Supervisors
MARION ASHLEY

Hammel, Green, and Abrahamson, Inc.

By MICHAEL PROSS
Title VICE PRESIDENT / PRINCIPAL

FORM APPROVED COUNTY COUNSEL

BY: M. Victor 4/01/10
MARSHA L. VICTOR DATE

A. - A/E Fees Adjustment - Scope of Work Changes

Exhibit A.1A

1. Addition of Services for Emergency Department Program Increase

Provide basic design services from the Design Development Phase forward including architectural, structural engineering, civil engineering, mechanical/plumbing engineering, electrical engineering, cost estimation, specifications, and life safety/ADA consulting suitable for design, bidding, and construction of the program increase for the Emergency Department Expansion (aka Trauma / Urgent Care Expansion). The Owner-approved program at project inception of 30,000 BGSF new floor area is changed to a new Owner-approved program at the completion of the Schematic Design Phase which consists of approximately 17,900 bgsf new floor area and 33,400 bgsf remodeled floor area in the existing Emergency Department, for a total of 51,300 BGSF. Part of the fee allocated here covers work already done for this expanded scope during the Schematic Design phase.

2. Addition of Services for a New ETS - ED Link Corridor

Provide basic design services including architectural, structural engineering, civil engineering, mechanical/plumbing engineering, electrical engineering, cost estimation, specifications, and life safety/ADA consulting suitable for design, bidding, and construction of a new one-story enclosed, air-conditioned link corridor on grade, about 2,500 BGSF floor area, between the existing, remodeled Emergency Department and the proposed new Mental Health Emergency Treatment Services Building designed by others.

3. Addition of Services for Site Development Area Increase

Provide additional basic design services suitable for design, bidding, and construction of expansion of and renovations to the existing site development of the medical center campus caused by the increase in site area from about 24 acres to 34 acres. Basic services shall include architectural, civil engineering, landscape architectural, mechanical/plumbing engineering, electrical engineering, and specifications for on-site outdoor areas. These areas shall include utility systems and grading beyond five feet away from all existing, proposed new, and proposed renovated buildings, and landscaping beyond the perimeter footprint of existing, proposed new, and proposed renovated buildings.

Also included are additional regulatory requirements of Riverside County Ordinance 859.2 which took effective 11/19/2009 and that requires maintenance schedules, a Soils Management Plan and procedures during construction to improve water efficiency in new landscaping.

4. Deletion of Services for the Emergency Treatment Service (ETS) Remodel

Delete all design services from the Design Development Phase forward for design, bidding, and construction of the renovation of up to 12,000 BGSF of the existing Emergency Department for use as Mental Health Emergency Treatment Services. This ETS remodel is no longer required.

5. Deletion of Services for a New Spine Corridor

Delete all design services from the Design Development Phase forward for design, bidding, and construction of the renovation of a new enclosed, one-story spine corridor facility, up to 10,000 BGSF total floor area, between the existing medical center and the new Mental Health Services Building designed by others. This spine corridor is no longer required.

B. - A/E Fees Adjustment - Additive Alternates

Exhibit A.2A

1. Site Identification & Directional Signage Design

Provide professional consulting services for the development of an exterior site signage system for the Riverside County Regional Medical Center site of about 34 acres. Develop a comprehensive sign program to identify the site and to direct vehicular and pedestrian traffic into and around the site. In addition to site directional signage, typical standards for exterior building monument signage will also be developed.

A distinctive logo/identity "branding" element developed by the Owner in 2009 for interior signage within the medical center will be adapted for use on applicable sign types.

Provide a program of temporary signs for both vehicular and pedestrian traffic for use on the site and parking areas to facilitate ease of negotiating the facility during construction.

2. Landscape Architectural Renovations of Medical Center Courtyards and Perimeter Pedestrian Areas

Provide landscape architectural design services including concepting, construction documents, bidding and construction administration services required to modernize outdoor pedestrian areas of the existing medical center campus, not more than two acres in total, (not currently a part of the new construction) including the two existing unroofed atrium areas within the facility, and the existing adjacent pedestrian planting areas surrounding the facility within the inner curblines of the innermost driveway surrounding the medical center. See colored site plan attached for extent of area covered by this scope of work.

Design intent will be (1) to update existing plantings through removing and replacing, where appropriate, shrubs, ground cover and trees with healthy, drought tolerant varieties, (2) to employ inorganic ground coverings such as rock cobble or decomposed granite to reduce actual plantings and thereby reduce maintenance and water consumption, (3) to evaluate and upgrade/retrofit existing irrigation systems to a more water conserving drip irrigation type, (4) to enhance outdoor pedestrian areas with additional furnishings such as benches, tables, seat walls, metal umbrellas, landscape interest features and minor hardscape paving reconfiguration, and (5) to replace or modernize the existing bus shelter to accommodate greater ridership with readily available, prefabricated building components. Except for incidental changes and repairs, existing pavements will remain in their current condition.

The perimeter pedestrian area on the south side of the medical center at the entry off Cactus Avenue is excluded from this scope of work. The County has indicated this area and the adjacent circular driveway will be redesigned by others.

3. Landscape Architectural Renovations of Existing East and Southeast Parking Areas

Provide landscape architectural design services including concepting, construction documents, bidding and construction administration services required to modernize existing outdoor vehicular areas of the existing medical center campus, not more than six acres in total, (not currently a part of the new construction) including the radial surface parking and driveways generally to the east and southeast of the current facility that will remain, exclusive of new parking areas elsewhere on site. See colored site plan attached for extent of area covered by this scope of work.

Design intent will be (1) to update existing plantings through removing and replacing, where appropriate, shrubs, ground cover and trees with healthy, drought tolerant varieties, (2) to employ inorganic ground coverings such as rock cobble or decomposed granite to reduce actual plantings and thereby reduce maintenance and water consumption, and (3) to evaluate and upgrade/retrofit existing irrigation systems to a more water conserving drip irrigation type. Existing pavements will remain in their current condition, except the possibility of additional diamond-shaped tree wells will be explored so as to come closer to current Riverside County shading requirements.

4. Radiation Shielding Consulting for One Trauma Room

Provide x-ray radiation shielding design by a qualified medical physicist for one new trauma room totaling 300 sf net floor area to allow the safe operation within the room of medical imaging equipment specified by the Owner. Deliverable will be a professional report suitable for use by a qualified vendor to engineer, obtain applicable governmental approvals for, provide, and install the x-ray shielding.

5. Renovation of Existing Central Plant to Service Utility Systems in MHIP & ETS Buildings

This work modifies HGA's current contract with Riverside County for the RCRMC Emergency Department Expansion Project as regards renovation of the existing central plant.

The Central Plant Upgrade Study, dated 12/13/2009, by DCGA Engineers for HKS Architects, and specifically Option # 4 described in that report, forms the basis of this work. Refer to Figures 1 and 2 for the extent of the work.

DCGA Engineers will be a subconsultant to ME Engineers and will assist ME Engineers with the engineering and construction administration. ME Engineers will be Engineer of Record and will continue as a subconsultant to HGA for this work.

Provide additional architectural, structural engineering, mechanical engineering, electrical engineering, and plumbing engineering suitable for design, bidding, and construction of renovations to the existing medical center central plant to accommodate new chiller equipment to service the Emergency Department expansion, the new Mental Health Inpatient Building (MHIP), and the new Mental Health Emergency Treatment Services Building (ETS).

This proposed expansion of the existing chilled water plant will include design of the following construction:

- (1) Duplicate the existing water plant capacity (comprising three chiller units @ 570 tons each for a total of 1,710 tons) in the vacated workshop/paint shop space on the west side of the current central plant. A single new 1,140 ton chiller and two new 570 ton chillers (with pumps) will be added. This new adjacent plant will also provide a redundant 570 ton chiller.
- (2) Tie this new chiller plant into the existing distribution piping.
- (3) Demolish old secondary pumps, and all undersized chilled water headers. Re-pipe all 3 existing chillers and primary pumps into the new 18 inch headers in the new chiller room.
- (4) Bring the 3 existing chillers/pumps online so that all chillers are online and operating as a single plant.
- (5) Provide two matching 570 ton cooling towers that will be located adjacent to and manifolded to the existing cooling towers. Due to the flow limitations of the existing condenser water piping and mains, change condenser water temperatures to a 15 degree delta (95/80), these long mains can remain and shall be reused.
- (6) The existing central plant will need a one-story building addition at the existing Lower Level on grade of about 300 BGSF floor area as well as remodeling of about 2,000 BGSF floor area to accommodate these changes.

The proposed added capacity will handle both the added ED load (300 tons), the mental health hospital load (400 tons), and allow approximately 440 tons reserve capacity.

This scope include up to three on-site observations of this construction.

A. - A/E Fees Adjustment - Scope of Work Changes

Exhibit A.1B

A	B	C	D	E	F	G	H	J	K
1. Emergency Department Program Increase									
	Floor Area, bgsf Per Contract	Floor Area, bgsf 11/16/2009	Floor Area, bgsf Change	855 \$	Construction Cost / bgsf	Construction Cost Est. Increase	A/E Fee % Per Contract	A/E Fee Increase (G x H)	Reimb. Expense Increase (5% x J)
New	30,000	30,855	855	\$	625	\$ 534,375	8.25%	\$ 44,086	2,204.30
Remodel	-	17,660	17,660	\$	450	\$ 7,947,000	11.00%	\$ 874,170	43,708.50
								\$ 918,256	\$ 45,913

2. New ETS - ED Link Corridor									
	Floor Area, bgsf Per Contract	Floor Area, bgsf 11/16/2009	Floor Area, bgsf Change	2,500 \$	Construction Cost / bgsf	Construction Cost Est. Increase	A/E Fee % Per Contract	A/E Fee New (G x H)	Reimb. Expense New (5% x J)
	-	2,500	2,500	\$	480	\$ 1,200,000	8.25%	\$ 99,000	\$ 4,950

3. Site Development Area Increase									
	Site Area, Acres Per Contract	Site Area, Acres 11/16/2009	Site Area, Acres Change	10	Site Area, Acres Percent Change	A/E Fee Per Contract	Construction Cost Est. Increase	A/E Fee Increase (F x G)	Reimb. Expense Increase (5% x J)
	24	34	10	42%	785,982	\$ 330,112	\$ 16,506	\$ 10,000	\$ 500
Additional Services for compliance with Riverside County Ordinance 859.2 effective 11/19/2009 for water efficient landscaping									
								\$ 340,112	\$ 17,006

4. Emergency Treatment Service (ETS) Remodel Program Deletion									
	Floor Area, bgsf Per Contract	Floor Area, bgsf 11/16/2009	Floor Area, bgsf Change	(12,000) \$	Construction Cost / bgsf	Construction Cost Est. Increase	A/E Fee Per Contract	A/E Fee Decrease (80% x H)	Reimb. Expense Decrease (5% x J)
	12,000	-	(12,000)	\$	450	\$ (5,400,000)	\$ 689,738	\$ (551,790)	\$ (27,590)
Less 20% Earned									
								\$ 137,948	\$ (27,590)

5. New Spine Corridor Deletion									
	Floor Area, bgsf Per Contract	Floor Area, bgsf 11/16/2009	Floor Area, bgsf Change	(10,000) \$	Construction Cost / bgsf	Construction Cost Est. Increase	A/E Fee Per Contract	A/E Fee Decrease (98% x H)	Reimb. Expense Decrease (5% x J)
	10,000	-	(10,000)	\$	480	\$ (4,800,000)	\$ 396,663	\$ (389,163)	\$ (19,458)
Less 2% Earned									
								\$ 7,500	\$ (19,458)

Total Adjustments									
								\$ 416,415	\$ 20,321

B. - A/E Fees Adjustment - Additive Alternates

	Fee	Reimb. Exps.
1. Site Identification & Directional Signage Design	\$ 67,829	\$ 3,391
2. Landscape Architectural Renovations of Medical Center Courtyards and Perimeter Pedestrian Areas	\$ 98,868	\$ 4,943
3. Landscape Architectural Renovations of Existing East and Southeast Parking Areas	\$ 33,915	\$ 1,696
4. Radiation Shielding Consulting for One Trauma Room	\$ 900	\$ 45
5. Expansion & Renovation of Existing Central Plant to Service Utility Systems in ED, MHIP & ETS Buildings	\$ 250,600	\$ 12,530
Total Additive Alternates	\$ 452,112	\$ 22,606
Grand Total - Fee Adjustments and Additive Alternates	\$ 868,527	\$ 42,926

A. - A/E Fees Adjustment - Scope of Work Changes

Exhibit A.1C

FEE ALLOCATION BY PHASE		FEE ALLOCATION BY PHASE										Total Fee	Reimb. Exp Total
DISCIPLINE	FIRM	PV 5%	SD 15%	DD 15%	CD 50% 20%	CD 100% 20%	Bid 5%	CA 15%	Closeout 5%				
Architecture	HGA	\$ -	\$ -	\$ 38,609	\$ 51,479	\$ 51,479	\$ 12,870	\$ 38,608	\$ 12,870	\$ 205,915	\$ 10,296		
Structural Engineering	TMAD Taylor & Gaines	\$ -	\$ -	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	\$ -	\$ -	\$ 10,000	\$ 500		
Civil Engineering	Penco Engineering Inc.	\$ -	\$ -	\$ 19,313	\$ 25,750	\$ 25,750	\$ 6,437	\$ 19,312	\$ 6,438	\$ 103,000	\$ 5,150		
ME/PLow Voltage Eng'g	ME Engineers	\$ -	\$ -	\$ 4,688	\$ 6,250	\$ 6,250	\$ 1,562	\$ 4,688	\$ 1,562	\$ 25,000	\$ 1,250		
Landscape Architecture	RHA, Inc.	\$ -	\$ -	\$ 11,813	\$ 15,750	\$ 15,750	\$ 3,937	\$ 11,812	\$ 3,938	\$ 63,000	\$ 3,150		
Specifications	HGA	\$ -	\$ -	\$ 400	\$ 800	\$ 800	\$ -	\$ -	\$ -	\$ 2,000	\$ 100		
Cost Estimating	HGA	\$ -	\$ -	\$ 300	\$ 600	\$ 600	\$ -	\$ -	\$ -	\$ 1,500	\$ 75		
Life Safety/ADA Consulting	Schirmer Engineering	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Sub-total - Basic Services		\$ -	\$ -	\$ 80,123	\$ 105,629	\$ 105,629	\$ 24,806	\$ 74,420	\$ 24,808	\$ 410,415	\$ 20,521		
Radiation Shielding Consulting	Therapy Physics LLC	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Acoustics / Vib. Consulting	Newson Brown LLC	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Aviation Planning	Heiplanners Inc.	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Future Haz. Mat's Inventory	Targhee Inc.	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Interior Design	HGA	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ -	\$ 2,000	\$ 100		
Materials / Waste Mgt.	The Schachinger Gp	\$ -	\$ -	\$ 2,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,000	\$ 100		
Medical Equipment	Chambers Equip C'g	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
PTS	The Schachinger Gp	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Environmental Graphic Design	SKA Design	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Transportation Engineering	Fehr & peers	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
LEED Certification	HGA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Security System Consulting	ME Engineers	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ -	\$ 2,000	\$ 100		
Offsite Improvem'ts Consulting	Penco Engineers	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -		
Sub-total - Special Services		\$ -	\$ -	\$ 4,000	\$ 2,000	\$ 2,000	\$ -	\$ -	\$ -	\$ 6,000	\$ 300		
TOTAL FEES		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 416,415	\$ 20,821		

B. - A/E Fees Adjustment - Additive Alternates

Exhibit A.2B.1

ADDITIVE ALTERNATE NO. 1 - FEES														
Site Identification & Directional Signage Design														
DISCIPLINE	FIRM	FEE ALLOCATION BY PHASE										Total Fee	Reimb. Exp Total	
		PV 5%	SD 15%	DD 15%	CD 50% 20%	CD 100% 20%	Bid 5%	CA 15%	Closeout 5%					
Architecture - ED Facility	HGA	\$ -	\$ 1,270	\$ 844	\$ 1,593	\$ -	\$ 183	\$ 548	\$ -	\$ -	\$ -	\$ -	\$ -	
Architecture - Site	HGA												\$ 222	
Structural Engineering	TMAD Taylor & Gaines												\$ -	
Civil Engineering	Penco Engineering Inc.												\$ -	
MEP/Low Voltage Eng'g	ME Engineers												\$ -	
Landscape Architecture	RHA, Inc.												\$ -	
Specifications	HGA												\$ -	
Cost Estimating	HGA												\$ -	
Life Safety/ADA Consulting	Schirmer Engineering												\$ -	
Sub-total - Basic Services		\$ -	\$ 1,270	\$ 844	\$ 1,593	\$ -	\$ 183	\$ 548	\$ -	\$ -	\$ -	\$ -	\$ 222	
Acoustics / Vib. Consulting	Newson Brown LLC												\$ -	
Aviation Planning	Heliplanners Inc.												\$ -	
Future Haz. Mat'l's Inventory	Targhee Inc.												\$ -	
Interior Design	HGA												\$ -	
Materials / Waste Mgt.	The Schachinger Gp												\$ -	
Medical Equipment	Chambers Equip C'g												\$ -	
PTS	The Schachinger Gp												\$ -	
Environmental Graphic Design	SKA Design	\$ -	\$ 18,144	\$ 12,051	\$ 22,758	\$ -	\$ 2,610	\$ 7,829	\$ -	\$ -	\$ -	\$ -	\$ 3,170	
Transportation Engineering	Fehr & peers												\$ -	
LEED Certification	HGA												\$ -	
Security System Consulting	ME Engineers												\$ -	
Offsite Improvem'ts Consulting	Penco Engineers												\$ -	
Sub-total - Special Services		\$ -	\$ 18,144	\$ 12,051	\$ 22,758	\$ -	\$ 2,610	\$ 7,829	\$ -	\$ -	\$ -	\$ -	\$ 3,170	
TOTAL FEES													\$ 67,829	\$ 3,391

B. - A/E Fees Adjustment - Additive Alternates

Exhibit A.2B.2

ADDITIVE ALTERNATE NO. 2 - FEES														
Landscape Architectural Renovations of Medical Center Courtyards and Perimeter Pedestrian Areas														
DISCIPLINE	FIRM	FEE ALLOCATION BY PHASE										Reimb. Exp Total		
		PV 5%	SD 15%	DD 15%	CD 50% 20%	CD 100% 20%	Bid 5%	CA 15%	Closeout 5%	Total Fee				
Architecture - ED Facility	HGA												\$ -	\$ -
Architecture - Site	HGA	\$ -	\$ 1,371	\$ 1,178	\$ 3,126	\$ 15	\$ 194	\$ 583	\$ -	\$ 6,468	\$ 323		\$ -	\$ -
Structural Engineering	TMAD Taylor & Gaines												\$ -	\$ -
Civil Engineering	Penco Engineering Inc.												\$ -	\$ -
MEP/Low Voltage Eng'g	ME Engineers												\$ -	\$ -
Landscape Architecture	RHA, Inc.	\$ -	\$ 19,580	\$ 16,830	\$ 44,660	\$ 220	\$ 2,778	\$ 8,333	\$ -	\$ 92,400	\$ 4,620		\$ -	\$ -
Specifications	HGA												\$ -	\$ -
Cost Estimating	HGA												\$ -	\$ -
Life Safety/ADA Consulting	Schirmer Engineering												\$ -	\$ -
Sub-total - Basic Services		\$ -	\$ 20,951	\$ 18,008	\$ 47,786	\$ 235	\$ 2,972	\$ 8,916	\$ -	\$ 98,868	\$ 4,943		\$ -	\$ -
Acoustics / Vib. Consulting	Newson Brown LLC												\$ -	\$ -
Aviation Planning	Heliplanners Inc.												\$ -	\$ -
Future Haz. Mat'l's Inventory	Targhee Inc.												\$ -	\$ -
Interior Design	HGA												\$ -	\$ -
Materials / Waste Mgt.	The Schachinger Gp												\$ -	\$ -
Medical Equipment	Chambers Equip C'g												\$ -	\$ -
PTS	The Schachinger Gp												\$ -	\$ -
Environmental Graphic Design	SKA Design												\$ -	\$ -
Transportation Engineering	Fehr & peers												\$ -	\$ -
LEED Certification	HGA												\$ -	\$ -
Security System Consulting	ME Engineers												\$ -	\$ -
Offsite Improvement's Consulting	Penco Engineers												\$ -	\$ -
Sub-total - Special Services		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL FEES													\$ 98,868	\$ 4,943

B. - A/E Fees Adjustment - Additive Alternates
Exhibit A.2B.3

ADDITIVE ALTERNATE NO. 3 - FEES		FEE ALLOCATION BY PHASE										Total Fee	Reimb. Exp Total
DISCIPLINE	FIRM	PV 5%	SD 15%	DD 15%	CD 50% 20%	CD 100% 20%	Bid 5%	CA 15%	Closeout 5%				
Architecture - ED Facility	HGA	\$ -	\$ 635	\$ 408	\$ 760	\$ 141	\$ 39	\$ 235	\$ -	\$ 2,219	\$ -	\$ 111	
Architecture - Site	HGA												
Structural Engineering	TMAD Taylor & Gaines												
Civil Engineering	Penco Engineering Inc.												
MEP/Low Voltage Eng'g	ME Engineers												
Landscape Architecture	RHA, Inc.	\$ -	\$ 9,072	\$ 5,824	\$ 10,864	\$ 2,016	\$ 560	\$ 3,360	\$ -	\$ 31,696	\$ 1,585		
Specifications	HGA												
Cost Estimating	HGA												
Life Safety/ADA Consulting	Schirmer Engineering												
Sub-total - Basic Services		\$ -	\$ 9,707	\$ 6,232	\$ 11,624	\$ 2,157	\$ 599	\$ 3,595	\$ -	\$ 33,915	\$ 1,696		
Acoustics / Vib. Consulting	Newsom Brown LLC												
Aviation Planning	Heliplanners Inc.												
Future Haz. Mat'l's Inventory	Targhee Inc.												
Interior Design	HGA												
Materials / Waste Mgt.	The Schachinger Gp												
Medical Equipment	Chambers Equip C'g												
PTS	The Schachinger Gp												
Environmental Graphic Design	SKA Design												
Transportation Engineering	Fehr & peers												
LEED Certification	HGA												
Security System Consulting	ME Engineers												
Offsite Improvem'ts Consulting	Penco Engineers												
Sub-total - Special Services		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
TOTAL FEES										\$ 33,915	\$ 1,696		

B. - A/E Fees Adjustment - Additive Alternates

Exhibit A.2B.4

ADDITIVE ALTERNATE NO. 4 - FEES		RADIATION SHIELDING CONSULTING FOR ONE TRAUMA ROOM												
DISCIPLINE	FIRM	FEE ALLOCATION BY PHASE										Total Fee	Reimb. Exp Total	
		PV 5%	SD 15%	DD 15%	CD 50% 20%	CD 100% 20%	Bid 5%	CA 15%	Closeout 5%					
Architecture - ED Facility	HGA			\$ 300									\$ 300	\$ 15
Architecture - Site	HGA													
Structural Engineering	TMAD Taylor & Gaines													
Civil Engineering	Penco Engineering Inc.													
MEP/Low Voltage Eng'g	ME Engineers													
Landscape Architecture	RHA, Inc.													
Specifications	HGA													
Cost Estimating	HGA													
Life Safety/ADA Consulting	Schirmer Engineering													
Sub-total - Basic Services		\$ -	\$ -	\$ 300	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300	\$ 15
Radiation Shielding Consulting	Therapy Physics LLC			\$ 600									\$ 600	\$ 30
Acoustics / Vib. Consulting	Newson Brown LLC													
Aviation Planning	Heliplanners Inc.													
Future Haz. Mat'l's Inventory	Targhee Inc.													
Interior Design	HGA													
Materials / Waste Mgt.	The Schachinger Gp													
Medical Equipment	Chambers Equip C'g													
PTS	The Schachinger Gp													
Environmental Graphic Design	SKA Design													
Transportation Engineering	Fehr & peers													
LEED Certification	HGA													
Security System Consulting	ME Engineers													
Offsite Improvements Consulting	Penco Engineers													
Sub-total - Special Services		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 600	\$ 30
TOTAL FEES													\$ 900	\$ 45

B. - A/E Fees Adjustment - Additive Alternates

Exhibit A.2B.5

ADDITIVE ALTERNATE NO. 5 - FEES												
Expansion & Renovation of Existing Central Plant to Service Utility Systems in ED, MHIP & ETS Buildings												
DISCIPLINE	FIRM	Consult't Proposal	FEE ALLOCATION BY PHASE								Total Fee	Reimb. Exp Total
			PV 5%	SD 15%	DD 15%	CD 50% 20%	CD 100% 20%	Bid 5%	CA 15%	Closeout 5%		
Architecture - ED Facility	HGA	\$ 90,000		\$ 16,000	\$ 24,000	\$ 24,000	\$ 4,000	\$ 2,000	\$ 2,000	\$ 90,000	\$ 4,500	
Architecture - Site	TGMAD	\$ 40,000		\$ 8,800	\$ 13,200	\$ 13,200	\$ 2,200	\$ 1,100	\$ 1,100	\$ 44,000	\$ 2,200	
Structural Engineering	Penco Engineering Inc.											
Civil Engineering	ME Engineers	\$ 20,000		\$ 3,300	\$ 7,700	\$ 5,500	\$ 1,100	\$ 1,100	\$ 1,100	\$ 22,000	\$ 1,100	
MEP/Low Voltage Eng'g	ME Engineers (CREDIT)	\$ (12,000)			\$ (13,200)					\$ (13,200)	\$ (660)	
Mechanical Engineering (1)	DCGA Engineers (Sub to ME Eng's)	\$ 80,000		\$ 12,100	\$ 22,000	\$ 22,000	\$ 5,500	\$ 2,200	\$ 2,200	\$ 80,300	\$ 4,015	
Electrical Engineering (2)	DCGA Engineers (Sub to ME Eng's)	\$ 25,000		\$ 5,500	\$ 8,800	\$ 5,500	\$ 1,100	\$ 5,500	\$ 1,100	\$ 27,500	\$ 1,375	
Electrical Engineering (2)	RHA, Inc.											
Landscape Architecture	HGA											
Specifications	HGA											
Coor. Estimating	HGA											
Life Safety/ADA Consulting	Schirmer Engineering											
Sub-total - Basic Services		\$ 243,000	\$ -	\$ 45,700	\$ 62,500	\$ 70,200	\$ 13,900	\$ 50,800	\$ 7,500	\$ 250,600	\$ 12,530	
Radiation Shielding Consulting	Therapy Physics LLC											
Acoustics / Vib. Consulting	Newson Brown LLC											
Aviation Planning	Heliplanners Inc.											
Future Haz. Mat'l's Inventory	Targhee Inc.											
Interior Design	HGA											
Materials / Waste Mgt.	The Schachinger Gp											
Medical Equipment	Chambers Equip C'g											
PTS	The Schachinger Gp											
Environmental Graphic Design	SKA Design											
Transportation Engineering	Fehr & peers											
LEED Certification	HGA											
Security System Consulting	ME Engineers											
Offsite Improv'm'ts Consulting	Penco Engineers											
Sub-total - Special Services		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
TOTAL FEES		\$ 243,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,600	\$ 12,530	

NOTES

(1) Credit for previous central plant renovation scope of work remaining which is replaced by this scope of work.

(2) Refer to DCGA's Central Plant Upgrade Study, Option # 4, 12/13/2009, prepared for HKS Architects

AMENDMENT NO. 1

AGREEMENT FOR PROFESSIONAL SERVICES
COUNTY OF RIVERSIDE AND C.H.J. INCORPORATED
GEOTECHNICAL ENGINEERING SERVICES ASSOCIATED WITH
RIVERSIDE COUNTY REGIONAL MEDICAL CENTER CAPITAL IMPROVEMENT
PHASE I

THE COUNTY OF RIVERSIDE AND C.H.J. INCORPORATED hereby agree to amend that certain Agreement for Geotechnical Engineering Services entered into on 09/09/09 Agenda Item 3.58 as follows:

- Section 1. SCOPE OF SERVICES is amended pursuant to the authority of Section 13. ALTERATION, to add Additional Soils testing, observation, and recommendations per proposal dated November 24, 2009 three (3) pages, attached hereto and incorporated herein.
- Section 3. COMPENSATION is amended to read that the total amount of compensation paid to Consultant under the Agreement shall not exceed the sum of **Fifty-Eight Thousand Seven Hundred Seventy Dollars** (\$58,770.00).

Except as modified herein, all other terms and conditions of the Agreement shall remain the same and in full force and effect.

Original Agreement	\$ 48,780.00
Amendment No. 1	\$ 9,990.00
Total Agreement	\$ 58,770.00

Recommended for Approval:



 Assistant County Executive Officer/EDA

County of Riverside



 Chairperson, Board of Supervisors
MARION ASHLEY

ATTEST:
Kecia Harper-Ihem

By 

 Deputy

C.H.J. Incorporated

By 

 Title President

MAY 04 2010 3.45

FORM APPROVED COUNTY COUNSEL
 BY:  4/01/10

 MARSHA L. VICTOR DATE



C.H.J. Incorporated

1355 E. Cooley Drive, Colton, CA 92324 ♦ Phone (909) 824-7210 ♦ Fax (909) 824-7209
15345 Anacapa Road, Suite D, Victorville, CA 92392 ♦ Phone (760) 243-0506 ♦ Fax (760) 243-1225

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APR 12 2010

ECONOMIC DEVELOPMENT AGENCY

November 24, 2009

County of Riverside
Economic Development Agency
Design & Construction Division
3133 Mission Inn Avenue
Riverside, California 92507
Attention: Mr. Sergio Pena

Job No. 09394-3B

Subject: Revised Proposal to Perform Supplemental Geotechnical Investigation
Proposed Phase I Program - ETS Building and Cooling Tower
Riverside County Regional Medical Center
26520 Cactus Avenue
Moreno Valley, California

Reference: Geotechnical Investigation
Proposed Phase I Program Hospital Expansion
Riverside County Regional Medical Center
26250 Cactus Avenue
Moreno Valley, California
Prepared for Riverside County EDA
Design and Construction Division
C.H.J., Incorporated, Job No. 09394-3
Report dated October 9, 2009

Dear Mr. Pena:

As per your request, we have reviewed the annotated Site Plan, prepared by HGA Architects, for the revised Phase I Program building locations and addition of the proposed ETS building and cooling tower/mechanical yard at the subject hospital campus. Based on our review, the explorations performed for the Phase I Program building locations explored for our referenced report, dated October 9, 2009, are applicable to the revised building locations as depicted on the annotated plan. However, explorations were not performed within the area of the proposed ETS Building and cooling tower/mechanical yard to be located north of the proposed Mental Health Building. Therefore, additional subsurface explorations will be necessary to provide appropriate recommendations for design of the proposed ETS Building and cooling towers. It is our understanding that the ETS Building will not be subject to review by the Office of Statewide Health Planning and Development (OSHDP); therefore, the results of this investigation will be presented in a supplemental report.



As you are aware, provisions in the California Building Code (CBC) require a minimum of one boring for every 5,000 square feet of the hospital building footprint, with a minimum of two borings per building. To meet the CBC requirements, we propose to conduct four borings within the proposed footprint of the ETS Building. In addition, we propose two borings in the area of the proposed cooling tower/mechanical yard. At least one boring in the area of the ETS Building will be advanced to a maximum depth of approximately 50 feet or practical refusal.

Prior to initiating our field investigation, the proposed boring locations will be marked. We will coordinate with hospital personnel and Underground Service Alert to avoid buried obstructions, such as underground utility lines. Additionally, we will conduct a ground-penetrating radar survey at each boring location to check for utility conflicts.

Continuous logs of the subsurface soil conditions, as encountered within our exploratory borings, will be recorded by a staff geologist from this firm who will direct the field investigation. A split-spoon ring sampler (either a California sampler or a SPT sampler) will be driven ahead of the borings at approximate 5-foot intervals, to the full depth of each boring. Blowcounts will be recorded at each sample depth. Relatively undisturbed as well as bulk samples of the soil encountered will be placed in sealed containers and returned to the laboratory for testing and evaluation.

Upon completion of the field investigation, testing will be performed on samples returned to the laboratory in order to determine the engineering characteristics of the on-site materials. Laboratory testing may include, but not necessarily be limited to, moisture content, optimum moisture - maximum density relationships, plasticity index, hydrometer analysis, consolidation and direct shear strength. Expansion potential testing will also be performed, if required.

Following completion of the field and laboratory investigations, we will prepare a revised report that includes the information obtained from the supplemental explorations and laboratory testing. The report will be prepared as a supplement to the referenced October 9, 2009 geotechnical investigation report and will include recommendations for earthwork and foundation design and construction.

Our cost to perform the supplemental geotechnical investigation, as outlined above, will be \$9,990.00. This cost includes \$500.00 for a utility survey to be performed by our subcontractor at each boring location to avoid damage to existing underground improvements. This cost is based upon there being a requirement to pay prevailing wages to classified on-site employees or subcontractors.

Our investigation can begin within approximately five working days, weather permitting, from our receipt of written authorization to proceed. Our final report will be issued approximately two to three




weeks following completion of the field investigation.

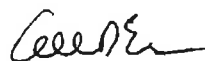
During and following the preparation of the supplemental geotechnical investigation report, additional services may be required that involve attendance at meetings, project coordination with various professionals, as well as grading plan and document review. These items, while necessary, do not lend themselves to quantification. Therefore, the above cost is for a supplemental geotechnical investigation and six copies of the supplemental geotechnical investigation report and does not include costs for attending meetings, consultation and grading plan review. We will be happy to provide these services and other geotechnical services necessary upon request. Such services will be billed at the current rate for the engineers or technicians involved.

This proposal will remain valid for 60 days from the date of this proposal. After a period of 60 days, C.H.J., Incorporated reserves the right to amend this proposal in accordance with our current work load and our Schedule of Fees in effect at that time, as necessary.

We thank you for the opportunity to provide you with this proposal to perform the supplemental geotechnical investigation for the proposed project. We look forward to working with you and seeing this project through to its successful completion. Should questions arise concerning this proposal, please contact this firm at your convenience.

Respectfully submitted,
C.H.J., INCORPORATED


John S. McKeown, E.G.
Project Geologist


Allen D. Evans, G.E.
Vice President

JSM/ADE:jsm/ndt

