

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



ITEM: 3.72
(ID # 13220)

MEETING DATE:
Tuesday, August 04, 2020

FROM: EXECUTIVE OFFICE AND FACILITIES MANAGEMENT AND EMERGENCY
MANAGEMENT DEPARTMENT:

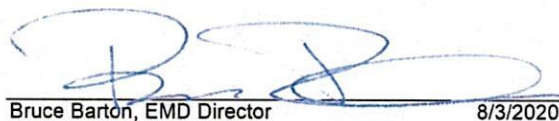
SUBJECT: EXECUTIVE OFFICE, FACILITIES MANAGEMENT AND EMERGENCY
MANAGEMENT DEPARTMENT: EMERGENCY OPERATIONS CENTER
LETTER OF AUTHORIZATION FOR HENSEL PHELPS. All Districts.
[\$1,000,000 Federal Funds – 100% CARES Act Fund] - CEQA Exempt

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve letter of authorization in the amount of not to exceed \$1M to Hensel Phelps Construction Company to launch the design / build effort for the Emergency Operations Center project and Authorize the County Executive Officer or designee to sign on behalf of the County.
2. Find this action exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Sections 15061(b)(3) and 15301 as set forth below in greater detail.

ACTION:


Rose Salgado, Director of Facilities Management 8/3/2020

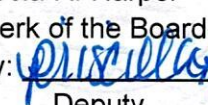

Bruce Barton, EMD Director 8/3/2020


Lisa D Brandl 8/3/2020

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
Nays: None
Absent: None
Date: August 4, 2020
xc: EO, FM and EMD

Kecia R. Harper
Clerk of the Board
By: 
Deputy

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Information forthcoming

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 1,000,000	\$ 0	\$ 1,000,000	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: Federal Funds – 100% CARES Act Fund			Budget Adjustment:	No
			For Fiscal Year:	20/21

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

On March 20, 2018, Item 3.3, the Board of Supervisors (Board) approved the acquisition of the site of the former administrative offices of the Western Municipal Water District, for the future West County Emergency Operations Center (EOC). The property is located at 450 E. Alessandro Blvd., Riverside, California, and consists of a 16,826 square foot office building situated on 3.8 acres of land. The design / build project was not contemplated at the time of acquisition and thus, was not budgeted for in the budget approved as of March 27, 2020. The West County EOC will be operated by the Emergency Management Department (EMD).

On March 4, 2020 Governor Gavin Newsom proclaimed a State of Emergency in the State of California as a result of the novel Coronavirus 2019 (COVID-19). Subsequently, on March 8, 2020, Riverside County Public Health Officer declared a local health emergency. The Emergency Management Department (EMD) is responsible for emergency management of all hazards within Riverside County and work to identify, mitigate, prepare and respond to all emergencies and disasters including COVID-19. The County's response to the COVID-19 pandemic has revealed the need to proactively prepare the Emergency Operations Center for the current and upcoming pandemic surge.

On July 6, 2020, Facilities Management (FM) advertised a Request for Qualifications to design-build the Western County Emergency Operations Center (EOC) COVID-19 Design-Build project. The County received thirteen (13) statement of qualifications and a short list of three firms were chosen for interviews held on July 29, 2020. The County interviewed McCarthy Building Company Inc., Tilden-Coil Constructors Inc., and Hensel Phelps Construction Company. Hensel Phelps Construction Company (Hensel Phelps) was determined to be the most qualified respondent. The total estimated project cost is \$18,000,000.

Hensel Phelps immediately initiated the design, preconstruction services and selective demolition. Upon completion of the design phase, a supplemental guaranteed maximum price design-build agreement will be brought before the board for formal consideration.

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The scope of the supplemental design-build agreement will include, but is not limited to, electrical, heating, ventilation, and air conditioning (HVAC), painting, and new flooring; roofing, purchase of emergency generators, minor construction, and repair; updating of fire/life/safety systems, and waterproofing.

The purpose of this Form 11 is to authorize the County Executive Officer or designee to execute a not-to-exceed letter of authorization in the amount of \$1M to Hensel Phelps Construction Company. This action provides for a timely project commencement to ensure construction completion and operational occupancy on or before the CARES funding expiration date of 12/30/2020.

With certainty, there is no possibility that this action (the Project) may have a significant effect on the environment. The project, as proposed, provides alterations to the existing building in support of the emergency operational services provision. The use of the facility would continue to provide public services and would not result in a significant increase in capacity or intensity of use of the existing facility. Therefore, the project is exempt under CEQA as the project meets the scope and intent of the Common Sense Exemption identified in Section 15061 (b)(3) and Class 1 Categorical Exemption identified in Section 15301 (Existing Facilities). A Notice of Exemption will be filed by FM staff with the County Clerk within five days of Board approval.

Impact on Residents and Businesses

The project will provide a centralized location within the western region of Riverside County and increase the ability to coordinate and distribute information and services during an emergency, specifically COVID-19.

Additional Fiscal Information

Any reimbursement to Hensel Phelps would be solely for actual proven costs expended and associated with the project including due diligence, design, space planning, and proceeding with Long Lead Time Materials procurement of air handling units, video walls, and generators.

ATTACHMENT

- A. Western Riverside County Emergency Operations Center Letter of Authorization and Notice to Proceed



Rose Salgado
Director of Facilities Management

July 31, 2020

Hensel Phelps Construction Co.
Attn: Damian Buessing
18850 Von Karman Avenue, Suite 100
Irvine, CA 92612

RE: **Western Riverside County Emergency Operations Center Letter of Authorization and Notice to Proceed**
Project No.: FM08200009155

Dear Mr. Buessing:

Due to the COVID-19 emergency, the County of Riverside, Facilities Management, hereby authorizes Hensel Phelps Construction Company to formally initiate the design and construction for the Western Riverside County Emergency Operations Center for a not to exceed initial authorization of one million dollars (\$1,000,000).

The contract time for the above referenced project shall commence on August 3, 2020. The contractor shall start to perform the work on the above stated date; no work shall be performed at the site prior to the date on which the contract time commences.

The contractor shall have no more than one hundred and thirty-four (134) calendar days from the date of commencement of contract time within which to complete the work, hereby defined as December 15, 2020. The contract time is subject, however, to extensions or reductions of time duly granted and/or issued in the manner and for the reasons specified in the contract documents. A formal design-build agreement is anticipated to be approved by our Board of Supervisors on August 25, 2020; to ratify and formalize this letter of authorization.

Thank you for your attention to this critical project.

Sincerely,

Cc: Project File

Facilities Management

3133 Mission Inn Ave.
Riverside CA 92507
Main Line: 951.955.3345 Fax: 951.955.4828
Facilities Emergency 24-Hour Line: 951.955.4850

Project Management Office
Maintenance & Custodial
Real Estate & Parking
Energy Efficiency
Administration