

PERALTA COMMUNITY COLLEGE DISTRICT
Board of Trustees Agenda Report
For the Trustee Meeting Date of February 10, 2009

ITEM # 14

ITEM TITLE:

Consider Approval of Budget Allocation Amendment No. 5 to Agreement for Architectural Services with Marcy Wong & Donn Logan Architects for Building A Renovations, College of Alameda

SPECIFIC BOARD ACTION REQUESTED:

Approval is requested for Amendment No. 5 to the Agreement for Architectural Services with Marcy Wong & Donn Logan Architects for the Building A Renovations project at College of Alameda, for a fee of \$19,530.

ITEM SUMMARY:

Approval is requested for an amendment to the agreement with Marcy Wong & Donn Logan Architects in the amount of \$19,530 for the design, DSA approval, bidding and construction administration services for the College of Alameda Dental Clinic.

Asian Health Services has approached the College of Alameda to open a dental clinic that will serve the community. Asian Health Services (AHS) has provided services in the Oakland area for thirty years, and dental services for eight years. Asian Health Services provides low cost dental services to the uninsured, underinsured, and low-income residents of the surrounding geographic area. At the present time, there is a two-to-three month wait for these services. AHS has selected the College of Alameda as a site for a second clinic and has proposed a partnership with the College Dental Assisting Department. Other partners include the City of Alameda Social Services and the Alameda County Public Dental Health Department.

Modifications to the existing Building A Renovations project will need to be made to accommodate the new dental clinic. The Building A Renovations project began construction on March 23, 2008, and is scheduled for completion in June 2009. To avoid delay to current schedule of activities, the modification work for the dental clinic is proposed as a tenant improvement project, with construction funding projected to come from the City of Alameda.

This amendment will allow the current architectural team to provide the required design services in order to receive an accurate cost estimate, timeline for design, and for DSA approved bidding and construction. The District's share in this endeavor is capped at \$30,000. The data portion of the project (\$1,500) will be under separate contract to with Teecom Design Group.

BACKGROUND/ANALYSIS:

At the meeting of November 18, 2003, the Board approved the original architectural agreement with Marcy Wong & Donn Logan Architects, in the amount of \$535,000 plus \$37,000 for a reimbursable expense allowance. The Board approved the following modifications for additional/extended services:

- Modifications to the agreement for additional services and the seismic upgrade design in April and May of 2005, in the amount of \$107,621 and an increase in the reimbursable expense allowance of \$6,139 (Amendment No. 1).
- At the meeting of March 3, 2007, the Board approved additional services and a time extension at a fee of \$302,956 (Amendment No. 2).
- At the meeting of January 15, 2008, the Board approved additional services in the amount of \$42,300 (Amendment No. 3).
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- At the meeting of January 27, the Board approved additional services in the amount of \$31,500 (Amendment No. 4).

Including this amendment (Amendment No.5 in the amount of \$19,530), the total agreement amount for Marcy Wong & Donn Logan Architects is \$1,038,907 plus a not-to-exceed allowance of \$43,139 for reimbursable expenses.

ALTERNATIVES/OPTIONS:

Not applicable.

EVALUATION AND RECOMMENDED ACTION:

Approval is recommended for Amendment No. 5 to the Agreement for Architectural Services with Marcy Wong & Donn Logan Architects for the Building A Renovations project at College of Alameda, at a fee of \$19,530.

SOURCE OF FUNDS (AND FISCAL/BUDGETARY IMPACT):

Measure A, as approved by the voters in Peralta's constituency and authorized under Resolution 05/06-45, Exhibit A-1, District-Wide Projects, "Classrooms and facilities to enhance the community outreach capabilities of the District among the numerous ethnic communities living in and served by the District," and *facility and classroom improvements ... for ... Dental Assistants."*

OTHER DEPARTMENTS IMPACTED BY THIS ACTION (E.G. INFORMATION TECHNOLOGY):

YES _____ No X

COMMENTS:

No additional comments.

WHO WILL BE PRESENTING THIS ITEM AT THE BOARD MEETING?

Vice Chancellor Ikhara

DID A BOARD STANDING COMMITTEE APPROVE THE ITEM? Yes _____ No X

IF "YES", PLEASE INCLUDE THAT INFORMATION IN YOUR SUMMARY.

PLEASE ACQUIRE SIGNATURES IN THIS ORDER:

DOCUMENT PREPARED BY:

Prepared by: Sadiq B. Ikharo Date: 2-3-09
Dr. Sadiq B. Ikharo
Vice Chancellor of General Services

DOCUMENT PRESENTED BY:

Sadiq B. Ikharo Date: 2-3-09
Dr. Sadiq B. Ikharo
Vice Chancellor of General Services

FINANCE DEPARTMENT REVIEW

Finance review required Finance review *not* required

If Finance review is required, determination is: Approved Not Approved

If not approved, please give reason: _____

Signature: Thomas Smith Date: 2-4-09
Thomas Smith
Vice Chancellor for Finance and Administration

GENERAL COUNSEL (Legality and Format/adherence to Education Codes):

Legal review required Legal review *not* required

If Legal review is required, determination is: Approved Not Approved

Signature: Thuy T. Nguyen Date: 2/5/09
Thuy T. Nguyen, General Counsel

CHANCELLOR'S OFFICE APPROVAL

Approved, and Place on Agenda Not Approved, but Place on Agenda

Signature: Elihu Harris Date: 2/3/09
Elihu Harris, Chancellor

January 21, 2009

Mark Sennette
Director of Capital Projects
333 E. 8th Street
Oakland, CA 94606

Re: College of Alameda
Bldg A Renovations – Dental Clinic

Subj.: Approval Letter 085
Architectural Fees

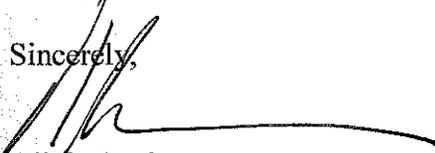
Mark:

Attached please find the estimated design fees for the reworking of the existing dental area to accommodate the new dental clinic.

The District has committed \$30,000 for the Dental Clinic – the design fees are for \$21,030 due to the need to provide some of the work as a tenant improvement which would facilitate a separate bid.

Please approve as soon as possible in order to move forward with design and approval through DSA.

Sincerely,



Olivia Rocha
President, OCM Inc.

Mark Sennette, Director of Capital Projects

Date



Sadiq B. Ikharo, Vice Chancellor of General Services



Date

File: 0010_08.1_Approval085_01.21.09

College of Alameda
Dental Program at COA
Estimated Design Fee

Specialty	Total Estimated Fees	Preliminary Design	Working Drawings and Construction					
			Construction Documents	DSA Approval/ Pricing	Construction Administration	Tenant Improvement	As Built	
1 Architectural	\$ 11,690.00	\$ 2,430.00	\$ 2,860.00	\$ 1,440.00	\$ 960.00	\$ 3,000.00	\$ 1,000.00	
2 Structural Engineering	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Mechanical, Plumbing & Fire								
3 Protection	\$ 2,500.00	\$ -	\$ 1,000.00	\$ -	\$ -	\$ 1,000.00	\$ 500.00	
4 Electrical Engineering	\$ 2,700.00	\$ -	\$ 1,200.00	\$ -	\$ -	\$ 1,000.00	\$ 500.00	
5 Civil Engineering, Landscape	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
6 Teecom	\$ 1,500.00	\$ -	\$ 1,000.00	\$ -	\$ -	\$ -	\$ 500.00	
7 Cost Estimate	\$ 2,640.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	\$ 21,030.00							