

**PERALTA COMMUNITY COLLEGE DISTRICT**  
**Board of Trustees Agenda Report**  
**For the Trustee Meeting Date of July 20, 2010**

ITEM # 27

**ITEM TITLE:**

Consider Approval of Amendment No. 2 to Agreement for Construction Management Services with MSE Group for the Building D Modernization at Merritt College

**SPECIFIC BOARD ACTION REQUESTED:**

Approval is requested for Amendment No. 2 to the agreement for construction management services with MSE Group for the Building D Modernization at Merritt College, in the not-to-exceed amount of \$14,022.

**ITEM SUMMARY:**

The amendment is requested because the project scope of work and budget increased, and the period of performance was extended. Under this amendment, MSE Group will provide additional construction management services for the following scopes of construction work:

- Demolition of existing plumbing and utility piping
- Replacement of plumbing and utility piping
- Asbestos abatement
- Cleaning of the existing HVAC system
- Installation of a new ultraviolet decontamination system
- Modification to existing casework systems
- Installation of new finishes
- Repairs to existing concrete structure and waterproofing

**BACKGROUND/ANALYSIS:**

The original agreement, in the amount of \$83,270 was approved at the meeting of November 18, 2008. Amendment No. 1, in the amount of \$102,047, was approved at the Board meeting of December 15, 2009. Including this Amendment No. 2, the total agreement amount will be \$199,339. MSE Group was originally selected from the previously Board approved short list of project management firms.

The Building D Modernization project is one of the previously Board approved modernization and short-term projects for Merritt College. The modernization and short-term project allocations were discussed by the Board Facilities and Land Use Planning Committee and approved by the Board of Trustees at the meetings of March 13, 2007 and October 9, 2007.

**ALTERNATIVES/OPTIONS:**

Not applicable.

**EVALUATION AND RECOMMENDED ACTION:**

Approval is recommended for Amendment No. 2 to the agreement for construction management services with MSE Group for the Building D Modernization at Merritt College, in the not-to-exceed amount of \$14,022.

**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, Merritt College, "Plumbing, electrical, mechanical system upgrades and improvements," "Classroom and facilities repairs and grounds improvements," and "Security and safety improvements."

Budget Code: 1-61-391-6206-1-710000-2345-00.

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

YES \_\_\_\_\_ No  X

**COMMENTS:**

All Board recommended contracts are subject to negotiation and execution by the Chancellor.

**WHO WILL BE PRESENTING THIS ITEM AT THE BOARD MEETING?**

Vice Chancellor Ikhara

**DID A BOARD STANDING COMMITTEE REVIEW THE ITEM? Yes  X  No \_\_\_\_\_**

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

**PLEASE ACQUIRE SIGNATURES IN THIS ORDER:**

**DOCUMENT PREPARED BY:**  
Prepared by: Sadiq B. Ikhano Date: July 13, 10  
Dr. Sadiq B. Ikhano  
Vice Chancellor for General Services

**DOCUMENT PRESENTED BY:**  
Sadiq B. Ikhano Date: July 13, 10  
Dr. Sadiq B. Ikhano  
Vice Chancellor for 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: \_\_\_\_\_ Date: \_\_\_\_\_  
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: 7/15/10  
Thuy T. Nguyen, General Counsel

**CHANCELLOR'S OFFICE APPROVAL**

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

Signature: Wise E. Allen Date: 7/15/10  
Wise E. Allen, Chancellor



G R O U P

Engineers

Scientists

Construction

Construction  
Management

Homeland Security

License No.  
724938

June 16, 2010

Johnnie Fudge  
Facilities Project Manager  
Peralta Community College District  
333 East 8<sup>th</sup> Street  
Oakland, CA. 94606

Re: Construction Management Professional Services for Building D Modernization Project

Mr. Fudge,

MSE respectfully submits this amendment request for Construction Management (CM) services for Building D Modernization project.

In November 2009, PCCD requested MSE to submit a proposal for CM services for Building D Modernization HVAC Duct Cleaning. The estimated budget, provided by PCCD General Services department, was \$600,000. MSE proposed a fee of \$39,000, based on 6.5% of the estimated budget, which was approved by the Board of Trustees in December 2009. Subsequently, the project was placed on hold in January 2010. The Building D Modernization project is now in process with an increase in the budget, and a revised scope of work and period of performance.

The Board of Trustees has approved a contract to BHM Construction, Inc., in the amount of \$815,730.00, for the Building D Modernization at Merritt College (Bid No. 09-10/20). The science programs for Merritt College are currently housed in Building D. The revised scope of work is as follows:

- Demolition of existing plumbing and utility piping
- Replacement of plumbing and utility piping
- Asbestos Abatement
- Cleaning of the existing HVAC system
- Installation of a new ultraviolet decontamination system
- Modifications to existing casework systems
- Installation of new finishes
- Repairs to existing concrete structure and waterproofing

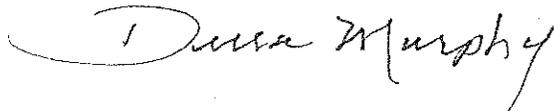
BHM Construction Inc. has submitted a work completion schedule that extends through September 8, 2010.

Based on the revised of scope of work, the extension of period of performance and the increase in the approved budget, MSE respectfully submits this amendment to the CM contract in the amount of \$14,022.00. The total CM contract amount would then be \$53,022.

Previously approved	\$39,000	
Additional amount requested	\$14,022	
<b>Total CM Contract</b>	<b>\$53,022</b>	<b>(6.5% of \$815,730)</b>

Additionally, MSE request that our previously approved contract, which was placed on hold, be extended for the period of performance of the current Building D Modernization project. Please contact the undersigned if there are questions or additional information is needed.

Respectfully Submitted,



Della Murphy  
MSE Contracts Administrator

Cc/ Mark Sennette  
Dr. Sadiq Ikharo