

PERALTA COMMUNITY COLLEGE DISTRICT
Board of Trustees Agenda Report
For the Trustee Meeting Date of September 28, 2010

ITEM # 42

ITEM TITLE:

Consider Ratification of Contract Award, Student Health Services Swing Space at Laney College (Bid No. 10-11/05), On Point Construction

SPECIFIC BOARD ACTION REQUESTED:

Ratification is requested of the contract award to On Point Construction for the Student Health Services Swing Space at Laney College (Bid No. 10-11/05), in the amount of \$132,680.

ITEM SUMMARY:

Ratification is requested of the contract award to On Point Construction for the Student Health Services Swing Space at Laney College (Bid No. 10-11/05), in the amount of \$132,680. The swing space will provide temporarily housing for Peralta Student Health Services. The scope of work includes:

- Demolition of existing walls, doors, and flooring
- New walls and paint, new plumbing fixtures, new cabinets
- Windows, doors and hardware
- Mechanical reconfiguration, installation of light fixtures, power and data
- Reconfiguration of fire sprinklers, and new fire alarm devices

A formal Request for Bids (10-11/05) was conducted for this project, and a bid opening was held on July 26, 2010. Five (5) bids were received, as follows:

CONTRACTOR	LOCATION	TOTAL BID
On Point Construction	Millbrae, CA	\$132,680
KCK Builders	San Francisco, CA	\$167,000
John Plane Construction, Inc.	Brisbane, CA	\$183,136
BHM Construction, Inc.	Vallejo, CA	\$211,740
Rodan Builders, Inc.	Burlingame, CA	\$234,000

The lowest responsible and responsive bid was submitted by On Point Construction in the amount of \$132,680. The contract award was approved by the Chancellor during the Board recess, permitted under the Chancellor Authorization to Sign (Resolution 99/00-5), so that the work could commence during the Board recess period. This allowed the project mobilization to happen sooner, which will ensure project completion and move-in by November 1, 2010.

The amount of the contract with On Point Construction will be \$132,680, but it is the intent of the General Services Department to issue a deductive change order to On Point

Construction in the amount of \$57,880, so that the project can proceed within budget. **The net balance of the contract after the deductive change order is applied will be \$74,800.** The contractor is willing to accept the deductive change order based upon a reduced scope of work that has been approved by Vice Chancellor Ng and the stakeholders. The design revisions have gone through the shared governance process.

BACKGROUND/ANALYSIS:

Student Health Care Services has been discussed by the Board Facilities and Land Use Committee and the Board of Trustees. At the Board of Trustees meeting of July 21, 2009, the Board approved a MOU between the District and Alameda County Health Care Services Agency for the development of student health care services. Under the MOU, the District agreed to provide capital support for the construction or renovation of space for outpatient health services. Measure A funds in the amount of \$2,000,000 have been earmarked for a facility. Of that amount, \$75,000 was budgeted for swing space until the permanent space is complete.

Bid information for this project was published in newspapers of general circulation and ethnic publications reflecting the diversity of the market area. Bid information was sent to all Chambers of Commerce within the market area to disseminate to their constituency, local plan rooms and associated contractor subscription services.

ALTERNATIVES/OPTIONS:

Not applicable.

EVALUATION AND RECOMMENDED ACTION:

Ratification is recommended of the contract award to On Point Construction for the Student Health Services Swing Space at Laney College (Bid No. 10-11/05), in the amount of \$132,680.

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, and verified by the Finance Department as a qualifying expenditure in accordance with the language of this resolution and further described on the bond project crossover list for implementation.

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 Ikharo

DID A BOARD STANDING COMMITTEE RECOMMEND 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. Ikharmo Date: 9-22-10
Dr. Sadiq B. Ikharo
Vice Chancellor of General Services

DOCUMENT PRESENTED BY:
Sadiq B. Ikharmo Date: 9-22-10
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: _____ 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 by re, electronically Date: 9/22/10
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: 9/23/10
Wise E. Allen, Chancellor



PERALTA COMMUNITY COLLEGE DISTRICT
Office of General Services

September 8, 2010

MEMORANDUM

TO: Chancellor Wise E. Allen

FROM: Dr. Sadiq B. Ikharo, Vice Chancellor for General Services

SBI

SUBJECT: Acceptance of Bid and Award of Contract for Student Health Services Swing Space at Laney College (Bid No. 10-11/05)

Your approval is requested to accept the bid and award a contract to On Point Construction, in the amount of \$132,680, for the Student Health Services Swing Space at Laney College. This project involves the reconfiguration of existing space on the 4th floor of the Laney Student Center. All work will be performed per the construction documents prepared by Joe Flatley, Interim Design Manager, Department of General Services. The scope of work includes:

- Demolition of existing walls, doors, and flooring
- New walls and paint, new plumbing fixtures, new cabinets
- Windows, doors and hardware
- Mechanical reconfiguration, installation of light fixtures, power and data
- Reconfiguration of fire sprinklers, and new fire alarm devices

A formal Request for Bids (10-11/05) was conducted for this project, and a bid opening was held on July 26, 2010. Five (5) bids were received, as follows:

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Rodan Builders	Burlingame, CA	\$234,000

The lowest responsible and responsive bid was submitted by On Point Construction in the amount of \$132,680. Your approval, as permitted under the

Chancellor Authorization to Sign (Resolution 99/00-5), is requested to enter into a contract with On Point Construction so that work can commence during the Board recess period. Approval will allow the project mobilization to happen sooner, which will ensure project completion and move-in by November 1, 2010.

The amount of the contract with On Point Construction will be \$132,680, but it is the intent of the General Services Department to issue a deductive change order to On Point Construction in the amount of \$57,880, so that the project can proceed within budget. **The net balance of the contract after the deductive change order is applied will be \$74,800.**

The contractor is willing to accept the deductive change order based upon a reduced scope of work that has been approved by Dr. Jacob Ng and the stakeholders. The design revisions have gone through the shared governance process, and the design approval form is attached.

SBI:TT:cr

Approved: Wise E. Allen Date: 9/14/10
Wise E. Allen, Chancellor



PERALTA COMMUNITY COLLEGE DISTRICT

DESIGN APPROVAL FORM

Date: 16 August, 2010

College: Laney

Project: Interim Student Health Center

Design Stage: Construction Documents
(Programming; Schematic Dwgs; Design Dwgs; Construction Dwgs)

We approve the design and budget for this project and we authorize the process of design to continue and become further defined:

Approved Budget: \$ 75,000 Current Estimate: \$ 74,000

Comments:

[Empty rectangular box for comments]

Approval Signatures:

College Rep _____ Title _____ date _____

College Rep _____ Title _____ date _____

TINA VASCONCELLOS Dean of Marin Community's Student Services 8/31/10

[Signature] DEPUTY DIRECTOR OF OPERATIONS 8/23/10
College Rep _____ Title ADMINISTRATIVE SERVICES date _____

[Signature] Vice Chancellor, Student Services 17 August, 2010
District Rep _____ Title _____ date _____

