

PERALTA COMMUNITY COLLEGE DISTRICT
Board of Trustees Agenda Report
For the Trustee Meeting Date of December 7, 2010

ITEM # 41

ITEM TITLE:

Consider Approval of Amendment No. 1 to Agreement with Inspection Services, Inc. (ISI) for the Laney College Athletic Complex construction project.

SPECIFIC BOARD ACTION REQUESTED:

Approval is requested for Amendment No. 1 to the agreement with Inspection Services, Inc. (ISI) for the Laney College Athletic Complex project, in the amount of \$70,290.

ITEM SUMMARY:

The increased fee will provide the following testing and inspection services required by Division of the State Architect (DSA) and the project Inspection of Record for the remainder of Increment #2 (renovation of the baseball field) and Increment #3 (construction of the field house). Services will include:

- Concrete cylinder testing
- Concrete mix design review
- Reinforced steel placement inspection
- Concrete placement inspection and/or testing
- Sample pick-up
- Masonry inspection
- Masonry prisms
- Shop welding inspection
- 200 hours of steel inspection
- Glulam beam shop inspection and anchor proof-loading testing
- Grout mix design reviews
- Welding document review
- Soils lab testing
- 40 hours of geotechnical observation services
- In-plant inspection of Musco lighting

It was necessary to substantially increase the ISI amendment for the following reasons:

- 1) When ISI originally bid the job, the design for the Field House (increment #3) was not yet complete because it is a design-build project. It was necessary to have the testing and inspection services contract in place when the project started. Because this is a design-build project delivery, the total project design was not set when the project began, and the scope of testing services was not fully developed.
- 2) The number of hours that ISI had to spend monitoring the installation of the dugouts (which was part of Increment #2) was significantly more than was originally anticipated.

BACKGROUND/ANALYSIS:

ISI was originally selected based upon solicitation of competitive quotes for testing and inspection services for this project. The original agreement, in the amount of \$101,495, was approved by the Board at the meeting of December 15, 2009. Including this Amendment No. 1, the total contract price will be \$171,785.

ALTERNATIVES/OPTIONS:

Not applicable.

EVALUATION AND RECOMMENDED ACTION:

Approval is recommended for Amendment No. 1 to the agreement with Inspection Services, Inc. (ISI) for the Laney College Athletic Complex project, in the amount of \$70,290.

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, Laney College, "Athletic Fields, Gym and Facilities."

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. Ikharo Date: 11-26-2010
Dr. Sadiq B. Ikharo
Vice Chancellor of General Services

DOCUMENT PRESENTED BY:

Sadiq B. Ikharo Date: 11-26-2010
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: RON Gerhard, electronically Date: 12/3/10
For Finance and Administration

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

Legal review required Legal review *not* required

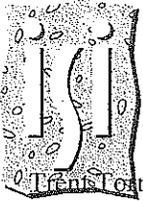
If Legal review is required, determination is: Approved Not Approved

Signature: Thuy T. Nguyen, electronically Date: 12/1/10
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: 12/1/10
Wise E. Allen, Chancellor



Tornabene

Peralta Community College District
Department of General Services
333 East 8th St.
Oakland, CA 94607

September 28, 2010
ISI File No.: 2327-014.0
ISI Lab No.: E-45625
Client PO No.: TBD
DSA File No.: 1-C1
DSA Appl. No.: 01-110972

**Re: Laney College Athletic Fields and Field House, 900 Fellon St., Oakland, CA 94607
Request for Additional Funds in the Total Amount of \$70,290**

Dear Mr. Tornabene:

For ISI's original proposal, we were given a spreadsheet of tasks associated with a given quantity of hours already filled in, and we were asked to fill in the hourly rates and provide total amounts by Cordoba's Angel Alvarez, prior to having a full set of documents or a construction schedule to review. Thus, we have been working off of that hourly task sheet. However, the actual time required has already superseded the original projections for many line items.

I have reviewed the recently approved plans, specs and the most current contractor's schedule (August 23, 2010) and have tried to give you a realistic estimate of our inspections, testing and geotechnical services that should carry us through the end of this project. Please note that work on the Field House has hardly begun and that the work on the Athletic Fields is not yet completed. Therefore, we are now asking for additional funds in the total amount of \$70,290 associated with specific tasks outlined in the attached spreadsheet.

For each line item I have listed the quantities as they appeared in the original proposal (dated 10/5/09), quantities billed/worked to date (9/24/10), and my best estimate for the total quantities needed from project start to completion. I have also calculated the additional funds requested per line item. Comments for all line item with changes are:

- 1.1 original estimate already exceeded; assume additional 52 cylinders till completion of the Field House
- 1.2 original estimate already exceeded; assume 4 more concrete mix design reviews
- 1.3 rebar placement inspection by IOR, not ISI; therefore line item not needed
- 1.4 original estimate already exceeded; assume additional 86 hours of concrete sampling
- 1.5 original estimate already exceeded; assume additional 19 pick-ups (concrete, grout, mortar samples)
- 1.6 original estimate already exceeded; assume additional 221 hours of masonry inspection for Field House
- 1.9 original estimate used up for Athletic Field; assume additional 3 tests for Field House masonry
- 1.10 assume 3 weeks of shop welding inspection (no precise information available)
- 1.11 schedule calls for 24 days of steel erection (plus weld-out); assume five weeks or 200 hours
- 1.12 includes glulam beam shop inspection, anchor proof-load testing, NDT
- 1.13 original estimate used up for Athletic Field; assume 2 more grout mix design reviews for Field House
- 1.14 4 hours of WPSs reviews will not suffice; assume an additional 6 hours
- 1.21 & 2.6 line items will not be needed
- 2.1 & 2.2 soils lab testing: original estimate already exceeded; spent \$4,840 (mainly on perm rock testing)
- 2.5 original estimate already exceeded (weather-, scope- and schedule-related); assume additional 40 hours of geotechnical observation services
- 3.0 Musco contract (includes 15 % ISI fee) as previously agreed upon

Respectfully Submitted,
INSPECTION SERVICES, INC.


Can S. Celik, P.E., G.E.
Senior Geotechnical Engineer

Attachment: Spread Sheet for Additional Funds Request (2 pages)

INSPECTION SERVICES, INC. * Berkeley, San Francisco and Oakland * www.inspection-services.net
Mailing Address: 1798 University Ave, Berkeley, CA 94703-1514 * Phone 415-243-3265 * FAX 415-243-3266

1.0	MATERIALS INSPECTION & TESTING	BSC	Unit	QUANTITY			Unit Rate	New Subtotal	Addtl. Funds Requested
				Original Proposal 10/5/09	Billed/Worked Until 9/24/10	Total Estimate To Completion			
1.1	Concrete cylinder testing (6x12 compression tests)	3101	each	60	68	120	\$ 32.00	\$ 3,840.00	\$ 1,920.00
1.2	Concrete mix design reviews (Method - B)	1201	each	2	4	8	\$ 155.00	\$ 1,240.00	\$ 930.00
1.3	Reinforced steel placement inspection	2201	hour	50	0	0	\$ 75.00	\$ -	\$ (3,750.00)
1.4	Concrete placement inspection and/or sampling	2301	hour	60	74	160	\$ 75.00	\$ 12,000.00	\$ 7,500.00
1.5	Pickup of samples (jobsite-to-lab)	1302	trip	20	21	40	\$ 60.00	\$ 2,400.00	\$ 1,200.00
1.6	Masonry inspection	2503	hour	250	259	480	\$ 79.00	\$ 37,920.00	\$ 18,170.00
1.7	Masonry samples - 4x4x8 grout prism tests	3103	each	40	12	40	\$ 32.00	\$ 1,280.00	\$ -
1.8	Masonry samples - 2x4 mortar cyl. tests	3102	each	80	27	80	\$ 32.00	\$ 2,560.00	\$ -
1.9	masonry prisms (built-up, compression tests)	3104	each	3	3	6	\$ 165.00	\$ 990.00	\$ 495.00
1.10	Structural steel - shop welding inspections	3602	hour	80	0	120	\$ 75.00	\$ 9,000.00	\$ 3,000.00
1.11	Structural steel - field welding inspections	3601	hour	100	0	200	\$ 75.00	\$ 15,000.00	\$ 7,500.00
1.12	Special Tests, Torque and other	2904	hour	30	4	60	\$ 81.00	\$ 4,860.00	\$ 2,430.00
1.13	Reports and Administration - Grout mix design	1203	each	2	2	4	\$ 155.00	\$ 620.00	\$ 310.00
1.14	Reports and Administration - Welding documents	1294	hour	4	0	10	\$ 140.00	\$ 1,400.00	\$ 840.00
1.15	Reports and Administration - Meeting Supervision	1206	hour	8	5	8	\$ 140.00	\$ 1,120.00	\$ -
1.16	Reports and Administration - Welding final (DSA)	1208	each	2	0	2	\$ 210.00	\$ 420.00	\$ -
1.17	Reports and Administration - Masonry final (DSA)	1209	each	1	0	1	\$ 210.00	\$ 210.00	\$ -
1.18	Reports and Administration - Lab Final (DSA)	1215	each	1	0	1	\$ 350.00	\$ 350.00	\$ -
1.19	Reports and Administration - HS Bolts (A325)	3310	sets	3	0	3	\$ 265.00	\$ 795.00	\$ -
1.20	Reports and Administration - Administration	1221	hour	11	0	11	\$ 140.00	\$ 1,540.00	\$ -
1.21	Reports and Administration - Miscellaneous	1104	each	1	0	0	\$ 35.00	\$ -	\$ (35.00)
1.22	CMU Tests (ASTM 140 qualification testing)	3110	sets	2	1	2	\$ 1,100.00	\$ 2,200.00	\$ -
1.23	Steel (rebar tensile and bends)	3201	sets	20	3	20	\$ 90.00	\$ 1,800.00	\$ -
	Subtotal (1.0)							\$ 101,545.00	\$ 40,510.00
2.0	GEOTECHNICAL (SOILS) WORK								
2.1	Soils Testing (Lab proctor M/D curves)	3461	each	6	6	6	\$ 210.00	\$ 1,260.00	\$ -
2.2	Gradations (lab testing)	3403	each	10	27.5	30	\$ 130.00	\$ 3,900.00	\$ 2,600.00
2.3	Grading Inspection (field inspection)	2708	hour	300	203	300	\$ 81.00	\$ 24,300.00	\$ -
2.4	Filter and Turf Installation (field inspection)	2708	hour	100	0	100	\$ 81.00	\$ 8,100.00	\$ -
2.5	Engineering - Geotechnical observation/supervision	1108	hour	27	120	160	\$ 165.00	\$ 26,400.00	\$ 21,945.00
2.6	Engineering - Final Soils Report, Ph.I (DSA)	1216	each	1	0	1	\$ 495.00	\$ 495.00	\$ -
2.7	Engineering - Final Soils Report, Ph.II (DSA)	1216	each	1	0	1	\$ 495.00	\$ 495.00	\$ -
2.6	Engineering - Miscellaneous	1104	each	1	0	0	\$ 55.00	\$ -	\$ (55.00)
	Subtotal (2.0)							\$ 64,950.00	\$ 24,490.00
3.0	Outside Services (Musco Lighting)	1314	each	0	1	1	\$ 5,290.00	\$ 5,290.00	\$ 5,290.00
	Total							\$ 171,785.00	\$ 70,290.00

Footnote #1: Line item (1.6) is assumed to include all periodic block/rebar/embed placement inspection, all grout placement inspections/sampling, mortar sampling and all related masonry tests such as CMU post coring, compression/shear tests on cores, material transportation and rebar tensile/bend tests and will be charged at respective unit rates (normalized to fit each case). The CMU qualification tests and prism tests are itemized under line items 1.9 and 1.22.

Footnote #2: Line item (1.12) is assumed to include weld UT, SAFP, GLB shop inspections and anchor/dowel proof load testing.

Summary

		Additional Funds Requested:	
1.0	MATERIALS INSPECTION & TESTING	\$ 101,545.00	\$ 40,510.00
2.0	GEOTECHNICAL (SOILS) WORK	\$ 64,950.00	\$ 24,490.00
3.0	Outside Services (Musco Lighting)	\$ 5,290.00	\$ 5,290.00
	Total	\$ 171,785.00	Total \$ 70,290.00