

Council Meeting Staff Report

March 28, 2023

Agenda No.:	G.
Indexes (Council Goals):	* 2022 Council Goal - N/A
Presenters:	Sara Rhoton; Eric Martinez; Juan Rael
Legislative File:	17096-23

Title

Approval of Amendment No. 1 to Service Agreement No. AGR 21-45 with Mullen Heller Architecture, PC for Additional Design Services and a Revised Amount of \$400,000 plus applicable Gross Receipts Tax for WAC Design and Historic Registration Services; and Related Budget Revision 2023-34 in the amount of \$50,000

Recommended Action

I move that Council approve Amendment No. 1 to Services Agreement No. AGR 21-45 with Mullen Heller Architecture, PC for Additional Design Services and a Revised Amount of \$400,000 plus applicable Gross Receipts Tax for WAC Design and Historic Registration Services.

I further move that Council approve related Budget Revision 2023-34 in the amount of \$50,000 and that it be included in the minutes as an attachment.

County Manager's Recommendation

The County Manager recommends that Council approve the motion as presented.

Body

On July 1, 2021, the County executed agreement AGR 21-45 (Attachment A) with Mullen Heller Architecture, PC for WAC Design and Historic Registration Services in the amount of \$350,000.

Since that time, the design team obtained public input through a series of public meetings and developed four concepts with estimated costs. On July 12, 2022, these four concepts and associated costs were presented to Council. At this meeting Council selected Conceptual Design Option 1A to proceed to final design. The projected cost of this option totaled \$3.1M which exceeded the original target budget of \$2.5M, due to a separate exterior restroom facility proposed that allowed for more programming space within the existing floorplan and better maintained the interior fabric of the building.

As the original contract did not contemplate the design effort of a separate restroom facility, additional services are required to complete final design associated with the Council selected option as detailed in Amendment No. 1 (Attachment B).

Funding for design of the project is comprised of \$350,000 in FY 2021 CIP funds. The original budget was anticipated to cover the study, public involvement, design and historical registration effort of the WAC building but did not contemplate design of an exterior restroom facility. Therefore, a budget revision (Attachment C) in the amount of \$50,000 is requested to cover the additional design effort. The additional budget will also support associated geotechnical costs for the new restroom foundation structure and for testing and characterization of potentially hazardous materials such as asbestos and lead based paint which must be performed prior to renovation activities. The geotechnical and hazardous materials testing will be performed using current on-call agreements previously approved by Council.

Funding for construction, renovations and hazardous material abatement will be contemplated as part of the FY 2024 budget process.

Alternatives

Council could choose to not approve Amendment No. 1 or the budget revision which would delay design development of the project.

Fiscal and Staff Impact/Planned Item

Funding for the project is comprised FY 2021 CIP funds in the amount of \$350,000 for design. Budget Revision 2023-34 proposes a transfer of \$50,000 from General Fund balance. See Project Budget Spreadsheet (Attachment D).

Attachments

A - Agreement AGR 21-45

B - Amendment No. 1 to Services Agreement No. AGR 21-45

C - Budget Revision 2023-34

D - Project Budget Spreadsheet