



DATE: September 22, 2010

TO: Honorable Mayor and City Councilmembers

FROM: Public Works Department

SUBJECT: **BALANCING CHANGE ORDER AND ACCEPTANCE OF IMPROVEMENTS FOR THE TRANSPORTATION MANAGEMENT CENTER REMODEL PROJECT**

SYNOPSIS

Staff recommends that the City Council approve a balancing change order in the amount of \$35,922 to DLS Builders of Orange, California, for construction of the Transportation Management Center Remodel project located at 300 N. Coast Highway, adding to the scope of work infrastructure improvements necessary for installation of the computer systems, video monitors, and control consoles; authorize the City Engineer to execute the change order; accept the improvements constructed by DLS Builders for the project; and authorize the City Clerk to file the Notice of Completion with the San Diego County Recorder.

BACKGROUND

On April 7, 2010, the City Council approved the award of a contract to DLS Builders of Orange, California, for the construction of the Transportation Management Center (TMC) Remodel project in the amount of \$143,095.43.

The TMC will ultimately house the computer systems, video monitors, control consoles and offices for the traffic engineering staff that will allow staff to monitor and regulate traffic conditions throughout the City. By actively monitoring and regulating traffic control through the City's existing computerized signal system, roadway capacities will be increased during peak traffic periods. The remote monitoring capability will also allow the City to respond more quickly and with the right mix of personnel and equipment to address traffic accidents, equipment malfunctions, and storm-related incidents throughout the City's road network. The TMC will also have the ability to serve as a back-up City Emergency Operations Center.

ANALYSIS

The first phase in creating the TMC was the basic remodeling and furnishing of the Fountain Room in the City Hall South building, first floor, and creating sufficient office space for the Development Services Director and staff who were relocated from the Fountain Room into the space previously occupied by the Transportation section.

During construction it was determined that it was more economical to have DLS include infrastructure improvements necessary for the TMC phase two computer systems, video monitors, and control consoles installation versus waiting until phase two. That brought the total cost of this project to \$179,017. Because of the temporary relocation of the affected workers and the general business disruption caused by the project, it was determined that the most expedient and least disruptive method of handling the change orders was through one balancing change order versus individual changes orders.

FISCAL IMPACT

The entire TMC project is funded through a *TransNet* grant of \$450,000, and \$200,000 of the United States Department of Energy, Energy Efficiency and Conservation Block Grant awarded to the City is dedicated to this project. None of the \$650,000 can be diverted to General Fund uses.

The balancing change order brings the total cost of the remodel project to \$179,017, which is within the Council-approved project total plus contingency. Sufficient funds are available in account 902111200212.5706 to complete this project.

INSURANCE REQUIREMENTS

Does not apply.

COMMISSION OR COMMITTEE REPORT

Does not apply.

CITY ATTORNEY ANALYSIS

The referenced documents have been reviewed by the City Attorney and approved as to form.

RECOMMENDATION

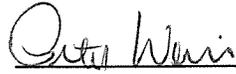
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PREPARED BY:



Gary P. Gurley
General Services Manager

SUBMITTED BY:



Peter Weiss
City Manager

REVIEWED BY:

Michelle Skaggs Lawrence, Deputy City Manager
Joseph Arranaga, Deputy Public Works Director
Scott Smith, City Engineer
Teri Ferro, Financial Services Director









Attachment 1: Change order

CITY OF OCEANSIDE
CONTRACT CHANGE ORDER

DATE September 1, 2010

PROJECT TITLE: **TRANSPORTATION MONITORING CENTER REMODEL**

PURCHASE ORDER #1000572

This change order provides for:

Unexpected cost associated with the demo portion of the project, drain relocation, window resealing, HVAC, and old water damage removal and repair. Additional HVAC, electrical, and drywall work are included. Fire sprinkler work was a time and material budget item in the contract and was included in the contingency fund for the project. Total basic project related change item cost: \$14,309.

The remaining \$21,613 is for infrastructure improvements originally planned for the phase two TMC project that will complete the computer systems, video monitors, and control consoles necessary to bring the TMC on-line. Work included floor sawcutting, demo, and rebar and concrete pour back; electrical changes included conduit, floor boxes, circuits, receptacles, conduit for low voltage wiring, and conduit, circuits and panel board for an uninterrupted power supply.

Adjustments reflect quantities for this change order only and are independent of any other Contractor pay request concerning this project. This Change Order shall include all general contractor's overhead, profit and incidentals, and contractor shall not be entitled to any additional payment regarding this Change Order.

Estimated Cost: Increase \$ 35,922.00 Decrease - No Change -

This change order	\$35,922
Previously approved change orders	0
Pending change orders	0
Contract amount:	\$143,095
Revised contract amount	\$179,017

Additional Appropriation Required: X
Yes No

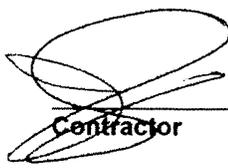
By reason of this order the time of completion will be adjusted as follows N/A days.

Recommended by: _____
Gary Gurley, Project Manager

Approved: **CITY OF OCEANSIDE**

Approved: **DLS Builders**

By: _____
Scott Smith, City Engineer

By:  _____
Contractor JAY LINDSEY

Original to: **City Clerk**
Copies to: **Accounts Payable**

Contractor

Inspector

File