



**WEST BASIN MUNICIPAL WATER DISTRICT**  
17140 S. Avalon Blvd., Suite 210  
Carson, CA 90746

**AGENDA NO. 28**

**APRIL 5, 2010- Administration**

Kwan (Chair), Smith

**APRIL 26, 2010 - Board Meeting**

Prepared by: Marc Serna

Submitted by: Marc Serna

Approved by: Rich Nagel

## ACTION CALENDAR

### CARSON HEADQUARTERS BUILDING REMODEL CONSTRUCTION AMENDMENT

#### SUMMARY:

In December 2009, the Board approved the construction contract award to Lucas Builder's Inc., to perform construction services for tenant improvements at the Carson Headquarters. The services included reconfiguration of the southeast corner of the first floor for use by West Basin Municipal Water District (West Basin) as storage and receiving deliveries, along with expansion of a second floor office space to accommodate future staffing needs.

During construction efforts, several unforeseen conditions were encountered on the first floor improvements that required extensive re-engineering of exterior and interior access ramps. In addition, ceiling improvements required additional material and labor to properly complete interior portions of the first floor. These additional items have resulted in change order costs beyond the currently authorized contingency amount.

To accommodate the change order cost, a portion of previously approved contract work was deleted in order to substitute the necessary improvement work, finish all substantial work items, and stay within the authorized contract amount. The deleted work included a shelving system and pallet lift jack for storing West Basin materials. In order to add the shelving system and pallet lift jack back into the contract work and complete all required work for the project, an additional \$6,500 will need to be added to the existing contract amount of \$63,249, resulting in a total not-to-exceed contract amount of \$68,749.

#### STRATEGIC BUSINESS PLAN IMPLEMENTATION:

Goal 4: Sound Financial and Resource Management - West Basin is committed to efficient business operations, financial planning, and asset management.

#### FISCAL IMPACTS:

The Engineers' estimate for the construction project is \$75,000. Funding for this project is included in the Fiscal Year 2009-10 Capital Budget.

#### ENVIRONMENTAL COMPLIANCE:

None required.

COMMITTEE STATUS:

This item was reviewed by the Administration Committee on April 5, 2010 and recommended for approval at the April 26, 2010 Board meeting.

RECOMMENDED MOTION:

That the Board authorizes the General Manager to amend existing contract #W2125 with Lucas Builders Inc., for an additional \$6,500 for a total not-to-exceed contract amount of \$68,749.

LIST OF EXHIBITS:

None.

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