



REQUEST FOR BOARD ACTION:

Authorization of an Amendment to Design Contract with RND Architects, PA for Design Development and Construction Administration Services Related to the Stanford L. Warren Interior Upgrades Project in the Amount of \$14,470 for a Total Revised Contract Amount of \$242,669.

Background/Justification

As interior renovations at SL Warren Library were wrapping up, pooling water was discovered in the lower level of the north stair tower after a significant rain event. RND Architects was tasked with conducting an investigation to determine the source, which was traced back to failing water proofing membrane applied during the 2004 addition/renovation to the library. An observation report (with photos) detailing the found conditions of the north stair tower needing repair is attached for reference. With the deteriorated waterproofing discovery, RND Architects was then asked to provide a design solution and extended construction administrative services required for the repairs that were beyond the original scope.

Repairs to the exterior of the building have been completed by Muter Construction utilizing contingency funding that was remaining within their contract. Funding for this RND Architects fee amendment is available within the existing capital project account for the Stanford L. Warren Library envelope repairs.

Policy Impact

Approval of this amendment is consistent with the Board's ongoing support of providing library resources within the communities and culture of Durham.

Procurement Background

Type of purchase

- ☐ Goods
- ☐ Services
- ☒ Architect, Engineer or Surveyor Services
- ☐ Construction and Repair

Did this request for purchase go through a bid process? Yes ☐ No ☒

Goods: Bids required if $\geq \$30,000$, BOCC approval if $\geq \$90,000$

Services: Bids required if $\geq \$30,000$, BOCC approval if $> \$40,000$

Construction/Repair work: Bids required if $\geq \$30,000$, BOCC approval if $\geq \$500,000$

If yes, attach a copy of bid tab and the minority and women business enterprise (MWBE) compliance review form provided by the Purchasing Division.

If no, why?

- ☐ Sole source exemption



- ☐ Cooperative purchasing program exemption
- ☐ State and federal contract exemption
- ☒ Contract is an amendment to an existing contract
- ☐ Other (please explain)

If exempted from bidding, has this request been reviewed and approved by the Purchasing Division in the agenda Legistar system? Yes ☒ No ☐

If no, why? _____

Fiscal Impact

An additional \$14,460.00 will be expended from the S. L. Warren Capital Project Fund. Adequate funding is presently available in the project fund to cover this expense for extended design services.

Recommendation

The County Manager recommends that the Board authorize the County Manager to execute a contract amendment with RND Architects, PA in the amount of \$14,470 for a total revised contract amount of \$242,669 for extended architectural and engineering design services required to address water intrusion discovered at the northern stair tower of Stanford L. Warren Library.