



## Legislation Text

File #: 18-1197, Version: 1

### Item:

**Capital Project Amendment No. 19CPA000011 - Reducing the DSS Building Demolition Capital Project (47302635DC136) by \$550,427 and Appropriating \$550,427 to amend the Judicial Annex Renovations Capital Project and Execution of Construction Contract with H.M. Kern Corporation for the Judicial Annex Renovation Project No. 47302635DC141**

**Date Of BOCC Meeting: January 14, 2019**

### Request For Board Action:

The Board is requested to approve Capital Project Amendment No. 19CPA000011 reducing the DSS Building Demolition capital project by \$550,427 and appropriating \$550,427 to amend the capital project for the Judicial Annex Renovations (See attachment 1, pages 1&2) and to authorize the County Manager to enter into a contract with H.M. Kern Corporation to provide construction services for the Judicial Annex Renovation, located at 200 North Roxboro Street, in the amount of \$3,917,800. (See Attachment 2, Pages 1-15.).

The additional appropriation will be funded by reducing funding for the DSS Building Demolition project and moving those funds to the Judicial Building Annex Project. Funds available in the DSS Building Demolition capital project are County Contribution funds, no longer needed as the project scope has changed, and therefore can be transferred to a more “active” project until a decision is made regarding the future of the DSS building.

Project	Current Budget	Increase/Decrease	Revised Budget
Judicial Annex Building (47302635DC141)	\$4,100,000	\$550,427	\$4,650,427
DSS Building Demo (47302635DC136)	\$800,000	(\$550,427)	\$249,573
<b>Total</b>	<b>\$4,900,000</b>	<b>\$0</b>	<b>\$4,900,000</b>

The decision to have Probation and Parole (Orange St. location) relocate into the floors 2 and 3 of the Judicial Building Annex was determined during the programming effort for the Judicial Building Renovation (Administration Building II). These spaces were occupied by the NC Department of Juvenile Justice and Delinquency Prevention (2nd Floor) and the EMS Administrative staff (3rd Floor,) both of which relocated to Durham County Administration Building II in September 2018. This construction contract allows the timely commencement of construction in the newly vacated 2nd and 3rd floors of the facility. The work involves a full renovation of floors 2 and 3 for the purpose of Probation and Parole operations, and upgrades to the 1st floor lobby. First floor work will install new entry doors and construct a wall to divide the existing lobby, thereby creating separate entrances for the BoE and Adult Probation and Parole. Outdated building services replacement will include the 1974 elevator and electrical service equipment, water heater, fire alarm system, building security system, roof, and HVAC equipment, and signage and graphics. Furniture coordination will be performed. Water intrusion remediation will be included in the contract.

A request for proposals (RFP) for construction services for this work was advertised on October 31, 2018 and Bids were received on December 6, 2018. Two (2) responses were received. The project was re-bid on December 17, 2018. The lowest bid was received from H.M. Kern Corporation in the amount of \$3,980,800. Value Engineering efforts were performed, and the proposed contract amount was reduced by \$63,000, eliminating upgrades to the basement conference room, for a total contract proposal amount of \$3,917,800. For M/WBE participation information (See Attachment 3, page 1).

It is recommended that the County proceed with all work described in the proposal dated December 17, 2018. Funding for the construction contract will be available in the Judicial Annex Renovation Capital Project Account pending the approval of the Capital Project Amendment.

**Alignment With Strategic Plan:** This aligns with Goal 3 - “Safe and Secure Community” as the goals of the NC DPS Adult Probation and Parole Office are to protect the safety of citizens by providing viable alternatives and meaningful supervision to offenders on probation, parole or post-release supervision, to positively affect their behavior and lifestyle patterns, and to help offenders learn to live within the law. This also aligns with both Goal 4 & 5 - Environmental Stewardship - through the improvement of the environmental performance of County buildings to reduce energy use and greenhouse gas emissions from the built environment and by providing more efficient service delivery and better customer service.

**Resource Persons:** Peri Manns, ASLA, LEED GA, Deputy Director of Engineering; James Faress, P.E., Senior Project Manager; Linda C. Salguero, AIA, Project Manager, Keith Lane, Director of Budget and Management Services, RND Architects, P.A., and Jason Kepley, Vice President of H.M. Kern Corporation.

**County Manager’s Recommendation:** The County Manager recommends that the Board approve Capital Project Amendment No. 19CPA000011 reducing the DSS Building Demolition capital project by \$550,427 and appropriating \$550,427 to amend the capital project for the Judicial Annex Renovations and authorize the execution of the contract with H.M. Kern Corporation to provide construction services for the project in the amount of \$3,917,800 with contingencies of \$313,424 for a total not to exceed budget of \$4,231,224.

County Manager: \_\_\_\_\_