

APPROVED

REPORT OF GENERAL MANAGER

NO. 09-225

SEP 02 2009

DATE September 2, 2009

BOARD OF RECREATION
and PARK COMMISSIONERS

C.D. 14

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: EVERGREEN RECREATION CENTER - CHILDCARE CENTER
(W.O #E170354F) - FINAL ACCEPTANCE

R. Adams	_____	J. Kolb	_____
H. Fujita	_____	F. Mok	_____
S. Huntley	_____	K. Regan	_____
V. Israel	_____	*M. Shull	<i>Am f</i>

Vict Israel for

 General Manager

Approved _____ Disapproved _____ Withdrawn _____

RECOMMENDATION:

That the Board:

1. Approve the final acceptance of work performed under Contract No. 3184 as outlined in the body of this report;
2. Authorize the Department's Chief Accounting Employee to release all retention monies held under Contract No. 3184 to HMI Construction Service upon the acceptance by the Board Office; and,
3. Authorize the Board Secretary to furnish HMI Construction Service with a letter of completion.

SUMMARY:

The construction contract for the Evergreen Recreation Center - Childcare Center (W.O. #E170354F) project was awarded to HMI Construction Service, on May 3, 2006 (Board Report No. 06-108), in the amount of \$2,030,000. The project, which is located at 211 South Evergreen Avenue, Los Angeles CA 90033, was completed on May 22, 2009. Plans for the project were prepared by Miralles Associates, Inc., an architectural consulting firm. The work included the construction of a new 4,150 square foot Childcare Center with a new children's playground area, a new parking lot, site landscaping and new fences/gates. The plans also required earthwork to provide a certified building pad and required a methane mitigation system, which delayed the project significantly.

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The Bureau of Engineering, Construction Management Division (CMD), completed the construction management of the project under the Proposition K Program. The Certificate of Occupancy was obtained on November 17, 2008.

The Bureau of Engineering has informed the Department that this project was completed with 47 Change Orders, for a total of \$474,985 or 23.4 % of the base contract amount. There were three large change orders broken down into the following categories: Unforeseen utilities changes (\$76,627), Fire damper design and installation issues (\$70,129) and Change of Scope to meet RAP staff/childcare staff requirements (\$58,000). These three major change orders along with the other change orders to the project amounted to \$474,985. The final contract amount is \$2,504,985.

The Bureau of Engineering has consulted with the Office of Contract Compliance concerning the status of the labor compliance requirements and Affirmative Action requirements on the project. There are no outstanding wage violations and HMI Construction Service is in compliance.

FINANCIAL INPACT STATEMENT:

Funding for the project came from General Funds 2002-2003, Proposition K, Proposition 12 Murray-Hayden, Proposition A and Quimby funds. There is no fiscal impact to the Department's General Fund at this time.

This report was prepared by Ray Araujo, Recreational and Cultural Facilities Program. Review by Neil Drucker, Program Manager, Recreational and Cultural Facilities Program; Deborah Weintraub, Chief Deputy, Bureau of Engineering and by Michael Shull, Superintendent, Planning and Development Division, Recreation and Parks.