



July 7, 2009

Honorable Board of Supervisors
County of Alameda
1221 Oak Street, Suite 536
Oakland, California 94612-4305

Dear Board Members:

SUBJECT: AMEND CONTRACT AND ACCEPT WORK FOR THE EMERGENCY GENERATOR REPLACEMENT AT THE EMERGENCY OPERATIONS CENTER, 2000 - 150TH AVENUE, SAN LEANDRO, CALIFORNIA; PROJECT NO. CPM05N511600000; CONTRACT ID NO. 1378; AMOUNT: \$709,548

RECOMMENDATION:

- A. Authorize the Director of the General Services Agency (GSA) to amend Contract #1378 with Harris Electric (Calvin E. Harris, President), 6681 Sierra Lane, Suite A, Dublin, CA, with a thirteen month extension from April 1, 2008 to May 1, 2009;
- B. Accept the work of Harris Electric for the Emergency Generator Project at the Administration Building as complete, in the amount of \$709,548; and
- C. Direct the Clerk of the Board to have the enclosed Notice of Completion and resulting Minute Order recorded in the official records of Alameda County.

DISCUSSION/SUMMARY:

On June 12, 2007 (Item #26, File #24053), your Board approved (Contract #1378) the award of the construction contract in the amount of \$661,708 to Harris Electric with a \$66,171 Supplemental Work Allowance. Change orders were approved within the total authorized amount of \$727,879, for a total contract amount of \$709,548. These changes include adding a temporary electric panel, replacing underground conduit, and removing the old generators.

The construction contract has now been completed. The project encompassed the replacement of the Emergency Operations Center's (EOC) two 40-year-old emergency generators that provide continuous backup power to the Sheriff's Dispatch Center (911 Call Center) and the Radio Dispatch Center for countywide emergency services in the event of an electrical power outage.

GSA has made a final inspection of the work and found that all work has been completed in accordance with the Agreement. Acceptance of the work performed by Harris Electric is hereby requested.

There were some unforeseeable project delays during construction. At times, numerous electrical shutdowns to the entire EOC were required and the scheduling of these shutdowns involved coordination with various County departments. In addition, the manufacturing of the generator equipment was delayed. These delays required that the term of the contract be increased by thirteen months.

ENHANCED CONSTRUCTION OUTREACH PROGRAM (ECOP) COMPLIANCE:

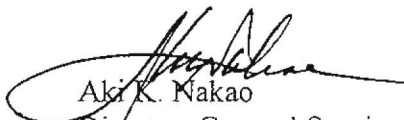
The project was publicly bid under the ECOP program. Four bids were submitted. ECOP compliance and good faith efforts (GFE) documentation was requested from the apparent two low bidders. Both bidders responded. The Office of Acquisition Policy (OAP) reviewed the documentation and evaluated compliance with the ECOP goals and GFEs.

Harris Electric, the low bidder and a certified small local business enterprise (SLBE), met and exceeded all of the ECOP goals except one, but did submit documentation to support that the GFE's were made. Harris Electric subcontracted 15% with a certified small local minority subcontractor, 30% with a local subcontractor and 21% with a certified small local subcontractor. The final contract including change orders represents 98% local participation.

FINANCING:

The total cost for this construction contract is \$709,548 which was funded by FY 2008-09 Major Maintenance Capital budget. There is no increase in net County cost.

Respectfully submitted,



Aki K. Nakao
Director, General Services Agency

AKN:JRK:MM::mg 1 \Board Letters\TSD\09-10 fiscal year\5116 - Accept Harris Electric Work.doc

Attachments

cc: Susan S. Muranishi, County Administrator
Patrick O'Connell, Auditor-Controller
Richard E. Winnie, County Counsel
David Macdonald, Director, Information Technology Department

CONTRACT SUMMARY
 EMERGENCY GENERATOR PROJECT AT THE EOC
 PROJECT NO. CPM05N511600000

Prime Contractor	Location	Dollar Value of Contract Award	Local Participation		Small Local Participation		Minority Business Subcontracting Participation		Woman-Owned Business Subcontracting Participation	
			(60% Goal)		(20% Goal)		(15% Goal)		(5% Goal)	
			%	Dollar Amount	%	Dollar Amount	%	Dollar Amount	%	Dollar Amount
Harris Electric	Dublin	\$709,548	98%	\$693,148	89%	\$629,507	15%	\$108,504		

Local <u>Subcontracting</u> Participation		Small Local <u>Subcontracting</u> Participation	
%	Dollar Amount	%	Dollar Amount
30%	\$211,696	21%	\$148,055

CLOSEOUT INFORMATION
EMERGENCY GENERATOR PROJECT AT THE EMERGENCY OPERATIONS CENTER
Project No. CPM05N511600000
July 7, 2009

1. County Client: BMD, Communications, and the Sheriff Office
2. Project Manager: Don Lucas, Energy Project Manager, GSA-TSD

3. Project Overview:

On June 12, 2007, Item #26, File #24053), your Board approved (Contract #1378) the award of the construction contract in the amount of \$661,708 to Harris Electric with a \$66,171 Supplemental Work Allowance. Change orders were approved within the total authorized amount of \$727,879, for a total contract amount of \$709,548. The work began on May 22, 2006 and was completed on December 9, 2008.

Due to the project's complex nature the project was delayed during construction due to numerous electrical shutdowns to the entire Emergency Operations Center involving coordination with County departments residing in the building. In addition, the manufacturing of the generator equipment was delayed at the factory. These delays resulted in an extension of the project's completion date

4. Scope of Completed Work:

The scope of work for this project included replacing EOC's two 40-year-old emergency generators that provide continuous backup power to the Sheriff's Dispatch Center (911 Call Center) and the Radio Dispatch Center for countywide emergency services in the event of an electrical power outage.

The generators also supply electrical power to the building life/safety equipment. The new generators are sized to meet the current building load including HVAC.

5. Budget:

The original construction contract amount approved was \$661,708 with a \$66,171 Supplemental Work Allowance. Change orders were approved within the allowance for a total revised contract amount of \$709,548.

Change Order #	Change Order Description	Change Order Amount
1	<i>Add electric panel for temporary generator connection and replace existing conduit.</i>	\$35,286
2	<i>Remove existing emergency generators.</i>	\$12,554
	Change Order Total	\$47,840
	Base Contract Total	\$661,708
	Base Contract + Total Change Orders	\$709,548

Emergency Generator Replacement
 Emergency Operations Center
 Project No. CPM05N511600000

SUBCONTRACTORS – BASE BID + CHANGE ORDERS

LISTED SUBCONTRACTORS	LOCATION	TRADE	LOCAL	SLEB	MBE	WBE	AMOUNT
Core Power Services	Hayward	Generator	X	X	X		\$108,504
Paradiso Mechanical, Inc.	San Leandro	Fuel System	X	X			\$39,551
Michael J. Rodola	Pleasanton	Demolition, Excavation	X				\$28,220
Masonry Services, Inc.	Pleasanton	Retaining Wall	X				\$22,821
AAA Fence.	Santa Clara	Fencing					\$16,400
MCE Corp.	Dublin	Concrete	X				\$6,900
California Generator Services	San Leandro	Electrical Testing	X				\$3,750
Pacific Power Testing	San Leandro	Electrical Testing	X				\$1,950
							\$228,096
Harris Electric	Dublin	Prime Electrical Contractor	X	X			\$481,452
Total Contract							\$709,548

Recorded at the request of County of Alameda

After Recording, Return to: Alameda County, Clerk of the Board

1221 Oak Street, Room 536

Oakland, CA 94612

QIC 20101

**No fee document pursuant to
Government Code Section 27383**

Notice of Completion (INDIVIDUAL OR CORPORATION)

Notice is Hereby Given That

- The work of improvement as a whole was completed upon the hereinafter described real property on May 1, 200
- The name and address of the owner giving and filing this notice is

NAME	STREET AND NO.	CITY	STATE
County of Alameda	1121 Oak St.	Oakland	California

The interest of said owner was acquired subsequent to the commencement of the work of improvement from

NAME	STREET AND NO.	CITY	STATE
N/A			

The names and addresses of all other co-owners, if any, who own an estate or interest in said real property, whether as joint tenants or tenants in common, or otherwise, are

NAME	STREET AND NO.	CITY	STATE
N/A			

- That the nature of the interest or estate of the owner in and to said real property is in fee
N/A

(if other than in fee, strike out "in fee" and insert nature of interest or estate as for example "purchaser under contract", "lessee", etc.)

- That the name of the original contractor for the work of improvement referred to above is _____

Harris Electric, 6681 Sierra Lane, Suite A, Dublin, California

(if there was no original contractor state "no original contractor")

- That the street address of said property is: 2000 150th St., San Leandro, California

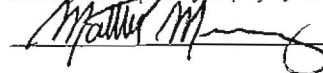
- That the real property herein referred to is situated in the City of San Leandro
County of Alameda, State of California, and particularly described as follows:

Project No. CPM05N511600000; Contract #1336
Emergency Generator Project at the Emergency Operations Center, 2000 150th St., San Leandro, California

NOTICE OF COMPLETION INCLUDES:

- Minute Order
- Board Letter
- Attachments A, B, C & D

I certify under penalty of perjury that the foregoing is true and correct



Matthew Muniz, Energy Program Manager

Verification for CORPORATE owner:
STATE OF CALIFORNIA

County of Alameda

VERIFICATION

STATE OF CALIFORNIA

County of Alameda