



**COUNTY OF SAN MATEO**  
**Inter-Departmental Correspondence**

County Manager's Office

**DATE:** October 30, 2006  
**BOARD MEETING DATE:** November 14, 2006  
**SPECIAL NOTICE/HEARING:** None  
**VOTE REQUIRED:** Majority

**TO:** Honorable Board of Supervisors  
**FROM:** Paul Scannell, Assistant County Manager  
**SUBJECT:** San Mateo County Youth Services Center

**RECOMMENDATION:**

Authorize execution of a revision order related to the San Mateo County Youth Services Center.

| <u>RO</u> | <u>Amount</u> | <u>Time</u> | <u>Vendor</u>               |
|-----------|---------------|-------------|-----------------------------|
| 22        | \$352,075     | No Change   | Turner Construction Company |

**VISION ALIGNMENT:**

**Commitment:** Ensure basic health and safety for all.

**Goal 8:** Help vulnerable people—the aged, disabled, mentally ill, at-risk youth and others—achieve a better quality of life.

This project contributes to the commitment and goal by consolidating youth services in one location in a new state-of-the-art facility to benefit youth, families, staff, and community. Capital Projects is meeting its performance target to manage one project, the Youth Services Center, which is on schedule and within budget.

**Performance Measure(s):**

| Measure               | FY 2005-06<br>Actual | FY 2006-07<br>Projected |
|-----------------------|----------------------|-------------------------|
| On Schedule           | 100%                 | 100%                    |
| Within Revised Budget | 100%                 | 100%                    |

**BACKGROUND:**

On October 22, 2002, by Resolution No. 65620, the Board of Supervisors authorized the County Manager's Office to execute an agreement with Turner Construction Company to provide construction management, architectural and engineering services for the San Mateo County Youth Services Center. The County is responsible for changes authorized by the County or caused by unforeseeable circumstances, such as differing site conditions; the trade contractors or Turner are responsible for other costs.

**DISCUSSION:**

This revision order amends Turner's contract to include the following: (1) resolve various utility conflicts discovered during exploratory digging by the site work contractor with the County provided as-builts; (2) revise the sanitary sewer diameter from 4" to 6" per County request; (3) add twenty clocks per County request; (4) repave the existing CDF exit drive leading to Tower Road, which was in disrepair and is used by fire and maintenance vehicles; (5) deduct the soil consultant's fee from the insurance settlement for the 10/19/04 rain delay paid to the construction manager, which will allow the County to pay the consultant directly; (6) provide motion sensors at the loading dock to enhance security in that area; (7) relocate the water main to avoid an existing storm drain at Crossing #79; (8) revise a new sanitary sewer installation to adjust to the elevation of the existing sewer; (9) provide a 6' high fence around the staff fitness patio; (10) provide a sub-drain system to control ground water at the Crystal Springs site; (11) provide enhancements to the security of the recreation yards by installing anti-climbing devices; (12) provide revisions to the Court bench as directed by County and provide witness stand, Court officer desk and bailiff desk; (13) relocate a new water main to accommodate the conflict with the existing water main; (14) repair an existing water main at Building 14 which was damaged because it was not located as shown on the County's facility plans; (15) relocate a new water main at the Girls Camp to accommodate the conflict with the existing water main; (16) add a fence to the rear of the Housing units to separate areas of refuge from the emergency access road; (17) provide blackout paint to minimize the exposed wood plank ceiling in the public lobby area; (18) provide an acoustic ceiling to the main dining area per County direction; (19) provide sod and other upgrades to the Girls Camp landscaping to permit immediate use of the outdoor areas and conform the design to County requests; and modify the Agreement with Turner to include allowance for general conditions and general requirements in this and future revision orders.

**FISCAL IMPACT:**

The project budget is \$148,203,000. This project is funded by the sale of lease revenue bonds and a Federal grant. This revision order will amend the contract as follows:

| <u>Vendor</u> | <u>RO</u> | <u>Original Contract</u> | <u>Prior Revisions</u> | <u>This Revision</u> | <u>Revised Contract</u> |
|---------------|-----------|--------------------------|------------------------|----------------------|-------------------------|
| Turner        | 22        | \$13,831,314             | \$111,353,147          | \$352,075            | \$125,536,536           |