

Item #9

**City of Carson City
Agenda Report**

Date Submitted: August 12, 2008

Agenda Date Requested: August 21, 2008

Time Requested: 10 Minutes

To: Mayor and Supervisors

From: Purchasing and Contracts

Subject Title: Action to approve an Amendment No. 1 to the Original Contract 0708-134, "Architectural and Engineering Services for Carson City Indoor Recreation Center/Multi-Purpose Gym" with Valentiner Crane Architects to change the Scope of Work, extend the Completion Date to October 31, 2010, and increase the Contract Amount by \$92,000.00 and include a Contingency Amount of \$25,000.00 from the Q18 Account as provided in FY 2008/2009.

Staff Summary: The Public Works Department and Parks and Recreation Department are requesting a Contract Amendment to Valentiner Crane Architect's original contract to change the Scope of Work and to increase the Contract Amount. Public Works, Parks and Recreation, the Boys and Girls Club of Western Nevada, and Parks and Recreation Commissioners have been working with Mr. Brent Tippetts, Architect from Valentiner Crane Architects to develop preliminary design concepts for the indoor recreation center at the Boys and Girls Club project site on Russell Way. Unfortunately, due to land ownership issues and building code requirements, the original design concept to co-join the City's new indoor recreation center to the existing Boys and Girls Clubhouse must be abandoned and a new freestanding facility designed.

Type of Action Requested: (check one)

☐ Resolution

☐ Ordinance

☒ Formal Action/Motion

☐ Other (Specify): Presentation

Does This Action Require A Business Impact Statement: ☐ Yes ☒ No

Recommended Board Action: I move to approve an Amendment No. 1 to the Original Contract 0708-134, "Architectural and Engineering Services for Carson City Indoor Recreation Center/Multi-Purpose Gym" with Valentiner Crane Architects to change the Scope of Work, extend the Completion Date to October 31, 2010, and increase the Contract Amount by \$92,000.00 and include a Contingency Amount of \$25,000.00 from the Q18 Account as provided in FY 2008/2009.

Explanation for Recommended Board Action: The new design concept is to separate and make a new freestanding facility that is separate from the Boys & Girls Club building. The original design concept for the recreation center had progressed through the schematic design phase and into the design development phase. It is anticipated that approximately 23% of the design work already completed in these two phases can be reused with the new design concept. Some of these design elements are the lighting study, traffic impact study, topographic map, water and sewer analysis, and sanitary sewer analysis. Unfortunately, by revising the original

design concept to create a new freestanding recreation center, the consultant team must work back through the schematic design phase for both the building and site design. This will require re-design of the site plan, utility and grading plans, on-site drainage analysis, and building floor plans and elevations.

Applicable Statute, Code, Policy, Rule or Regulation: 625.530

Fiscal Impact: \$818,900.00

Explanation of Impact: Approval of this request will increase the Original Contract Amount of \$701,900.00 by \$92,000.00 and include a \$25,000.00 Contingency.

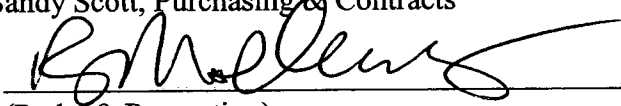
Funding Source: Q18-New Gymnasium Account 254-5046-452-7130 as provided in FY2008/200

Alternatives: Not approve amendment and provide other direction

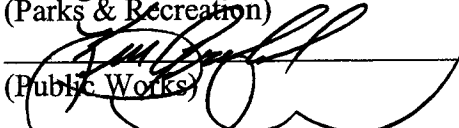
Supporting Material: Contract Amendment No. 1 and Exhibit A

Prepared By: Sandy Scott, Purchasing & Contracts

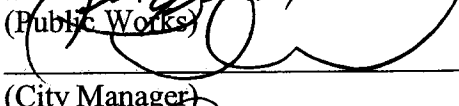
Reviewed By:


(Parks & Recreation)

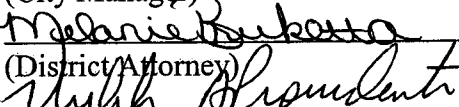
Date: 8/12/08


(Public Works)

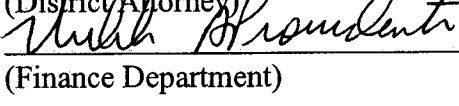
Date: 8/12/08


(City Manager)

Date: 8/12/08


(District Attorney)

Date: 8/12/08


(Finance Department)

Date: 8/12/08

Board Action Taken:

Motion: _____

1: _____

Aye/Nay

2: _____

(Vote Recorded By)

CONTRACT FOR SERVICES OF INDEPENDENT CONTRACTOR
AMENDMENT No. 1
Contract No. 0708-134

THIS AMENDMENT is made and entered into this 21st day of August, 2008, by and between the City and County of Carson City, a political subdivision of the State of Nevada, hereinafter referred to as the "**CITY**", and Valentiner Crane Architects, hereinafter referred to as the "**CONSULTANT**", and is made to amend the existing contract known as **CONTRACT # 0708-134 "Architectural and Engineering Services for Carson City Indoor Recreation Center/Multi-Purpose Gym"**.

WITNESSETH:

WHEREAS, the **CITY** and **CONSULTANT** desire to amend **CONTRACT No. 0708-134** to provide **CONSULTANT** authorization to change the Scope of Work and to compensate **CONSULTANT** for the additional work; and

WHEREAS, said amendment is at the request of both **CITY** and **CONSULTANT**, and that significant benefit will be derived by the **CITY** from said amendment;

WHEREAS, it is deemed that said amendment is both necessary and in the best interests of the **CITY**.

NOW, THEREFORE, in consideration of the mutual promises contained herein, **CITY** and **CONSULTANT**, by and through their respective authorized representatives hereby agree to:

1 Amend Paragraph 2.1 of **CONTRACT 0708-134** to provide in its entirety as follows:

This Contract shall be effective from March 6, 2008, subject to Carson City Board of Supervisors; approval (anticipated to be August 21, 2008, to October 31, 2010).

2 Amend Paragraph 4.1.1 of **CONTRACT 0708-134** to provide in its entirety as follows:

CONSULTANT shall abandon the initial design that had progressed through schematic design and into design development for the proposed new recreation center. The new design is to separate and make a freestanding new facility that is separate from the Boys and Girls Club building. The revised scope includes working back through schematic design for both the building and site plan. Work that will require being redone includes:

A new Structure Design and Submittal
Redesign of the Site Plan
Redesign of the Floor Plans
Redesign of the Utility and Grading Plans
Redesign of the Building Elevations
On site drainage analysis

CONTRACT FOR SERVICES OF INDEPENDENT CONTRACTOR
AMENDMENT No. 1
Contract No. 0708-134

Work that is anticipated that can be resused from the original design includes:

Lighting Study
Traffic Impact Study
Topo Map
Water & Sewer Analysis
Sanitary Sewer Analysis

A revised schedule is being developed by Metcalf Builders (the construction manager) with **CONSULTANTS'** input outlining the revised time frames associated with the revisions. The design fee for this change in scope is \$92,000.00. A copy of the hourly billing rate is attached as Exhibit A.

3 Amend Paragraph 5.1 of **CONTRACT 0708-134** to provide in its entirety as follows:

The parties agree that **CONSULTANT** will provide the **SERVICES** specified in **Section 4 Scope of Work** and **CITY** agrees to pay **CONSULTANT** the **CONTRACT SUM** based upon a not to exceed amount of One Hundred Seventeen Thousand Dollars and No Cents (\$92,000.00). With the inclusion of this Amendment No. 1 the revised total **CONTRACT SUM** is Eight Hundred Eighteen Thousand Dollars and No Cents (\$793,900.00).

1 **REQUIRED APPROVAL:**

1.1 This Amendment shall not become effective until and unless approved by the Carson City Board of Supervisors.

IT IS ALSO AGREED, that all unaffected conditions, requirements, and restrictions of the Original Contract document remain in full force and effect for the duration of the Contract term.

**CONTRACT FOR SERVICES OF INDEPENDENT CONTRACTOR
AMENDMENT No. 1
Contract No. 0708-134**

ACKNOWLEDGMENT AND EXECUTION:

In witness whereof, the parties hereto have caused this Amendment to be signed and intend to be legally bound thereby.

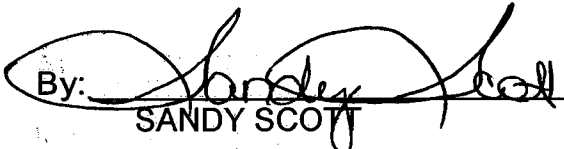
CARSON CITY

Finance Director
Attn: Sandy Scott, Purchasing &
Contracts Coordinator
201 North Carson Street Suite 11
Carson City, Nevada 89701
Telephone: 775-887-2133 ext. 30137
Fax: 775-887-2107
SScott@ci.carson-city.nv.us

CITY'S LEGAL COUNSEL

Neil A. Rombardo, District Attorney

I have reviewed this Contract and approve
as to its legal form.

By:  _____

SANDY SCOTT

DATED 8/12/08

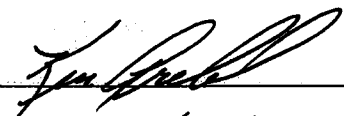
By:  _____

Deputy District Attorney

DATED 8-12-08

CITY'S ORIGINATING DEPARTMENT

BY: Carson City Public Works Department
Andrew Burnham, PW Director
3505 Butti Way
Carson City, NV 89701
Telephone: 775-887- 2355 Ext. 1001
Fax: 775-887-2112
ABurnham@ci.carson-city.nv.us

By:  _____

DATED 8/12/08

**SERVICES OF INDEPENDENT CONTRACTOR
AMENDMENT No. 1
Contract No. 0708-134**

Brent R. Tippetts, AIA, deposes and says: That he is the **CONSULTANT** or authorized agent of the **CONSULTANT**; that he has read the foregoing Amendment; and that he understands the terms, conditions, and requirements thereof.

CONTRACTOR

BY: Brent R. Tippetts, A.I.A.

TITLE: Partner

FIRM: Valentine Crane Architects

CARSON CITY BUSINESS LICENSE #: 08-21489

Address: 524 South 600 East

City: Salt Lake City State: Utah Zip Code: 84102

Telephone: 801-575-8800/ Fax #: 801-531-9850

E-mail Address: btippets@vcbo.com

(Signature of **CONTRACTOR**)

DATED _____

STATE OF _____)
) ss
County of _____)

Signed and sworn (or affirmed) before me on this ____ day of August, 2008, by

(Signature of Notary)

(Notary Stamp)

CONTRACT FOR SERVICES OF INDEPENDENT CONTRACTOR
AMENDMENT No. 1
Contract No. 0708-134

CONTRACT ACCEPTANCE AND EXECUTION:

The Board of Supervisors for Carson City, Nevada at their publicly noticed meeting of approved Amendment No. 1 for **CONTRACT No. 0708-134**. Further, the Board of Supervisors authorizes the Mayor of Carson City, Nevada to set his hand to this document and record his signature for the execution of this contract in accordance with the action taken.

CARSON CITY, NEVADA

MARV TEIXEIRA, MAYOR

DATED this 21st day of August, 2008

ATTEST:

ALAN GLOVER, CLERK-RECORDER

DATED this 21st day of August, 2008

July 21, 2008
(Updated August 6, 2008)

Tom Grundy
Carson City Public Works Department
3505 Butti Way
Carson City, Nevada 89701

Nels E. Valentiner, AIA

Steve H. Crane, FAIA

Sean Oryon, AIA

**Re: Carson City Recreation Center
Scope Change to Contract 0708-134 for Planning, Architectural & Engineering
Services**

Dear Tom:

As requested we are providing a scope change to our original contract 0708-134, dated February 26, 2008, requesting that we abandon the initial design that had progressed through schematic design and into design development for the proposed new recreation center. The new design is to separate and make a freestanding new facility that is separate from the Boys & Girls Club building. This revised scope includes working back through the schematic design for both the building and parking lot area. Work that will require being redone includes:

- A new Schematic Design and submittal
- Redesign of the Site Plan
- Redesign of the Floor Plans
- Redesign of the Utility and Grading plans
- Redesign of the Building Elevations
- On site drainage analysis

Work that is anticipated that can be reused from the original design includes:

- Lighting Study
- Traffic Impact Study
- Topo Map
- Water & Sewer Analysis
- Sanitary Sewer Analysis

A revised schedule is being developed by Metcalf Builders (the construction manager) with our input outlining the revised time frames associated with the revisions. The design fee for this change in scope is \$92,000.00. A copy of our hourly billing rates is also attached for your convenience.

Thank you for the opportunity to submit this proposal.

Sincerely,

Brent R. Tippetts, A.I.A.
Partner

Salt Lake Office

524 South 600 East

Salt Lake City

Utah 84102

fax 801.531.9850

phone 801.576.8800

VCBO Billing Rates 2008

Principal:	\$245 / hr
Project Manager:	\$175 / hr
Graphic Designer:	\$150 / hr
Project Architect	\$132 / hr
Project Coordinator:	\$120 / hr
Senior Drafter	\$100 / hr