



BAY AREA HEADQUARTERS AUTHORITY

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Agenda Item 2b

TO: Bay Area Headquarters Authority

DATE: June 18, 2014

FR: Executive Director

W. I. 9130

RE: Contract Amendment - Architectural and Engineering Services: Perkins + Will (\$50,000)

This item would authorize the Executive Director or his designee to negotiate and enter into a contract amendment with Perkins + Will (“P+W”) in an amount not to exceed \$50,000 to make various design changes at the request of, and to be reimbursed by, the Bay Area Air Quality Management District (“Air District”).

Background

In December 2011, the Authority awarded a contract to P+W for design services for the renovation and seismic retrofit of 375 Beale Street. P+W’s current contract includes \$8,350,000 for seismic retrofit, core and shell renovation, tenant improvements, and furniture design, along with construction administration, which includes responding to requests for information, reviewing submittals, making design revisions when necessitated by construction, and performing site observations. The three agencies, Association of Bay Area Governments (“ABAG”), Air District, and the Metropolitan Transportation Commission (“MTC”), approved the floor plans in February 2013. These plans have received regulatory approval, been bid on by subcontractors, and are being used for construction changes.

The Air District has requested minor revisions to the design, such as the addition of new offices in specific locations. These changes will cause additional design work, regulatory review, and construction costs to be incurred.

BAHA will enter into two funding agreements with Air District (one for design changes, the other for construction changes) as necessary that will allow Air District to reimburse BAHA as BAHA pays its consultants and contractors. Once the Funding Agreements are in place and the design work is completed by P+W and accepted by the Air District, staff will seek BAHA’s approval to amend the construction contract with McCarthy Building Companies, Inc.

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Recommendation:

Staff recommends that the Authority authorize the Executive Director or his designee to negotiate and enter into a contract amendment with P+W in an amount not to exceed \$50,000 for design revisions related to the renovation and seismic retrofit of 375 Beale Street, subject to the execution of a funding agreement between BAHA and Air District to reimburse BAHA for design changes.



Steve Heminger

Attachment
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REQUEST FOR AUTHORITY APPROVAL

Summary of Proposed Contract Amendment

Consultant: Perkins + Will (San Francisco)

Work Project Title: 375 Beale Street Renovation and Retrofit

Purpose of Project: Renovate 375 Beale Street

Brief Scope of Work: Provide Architecture / Engineering redesign services for the BAHA Facility renovation and retrofit

Project Cost Not to Exceed: \$50,000 (this amendment) – Air District Redesign Work

Total Contract before this amendment: \$8,350,000

Total Authorized Contract after this amendment: \$8,400,000

Funding Source: BAHA FY 2013-14 Budget
• Air District Funds Transfer on a Reimbursement basis

Fiscal Impact: Funding included in BAHA's FY 2013-14 Budget and to be reimbursed from Air District Funds.

Motion by Committee: That the Executive Director or his designee is authorized to negotiate and enter into a contract amendment with Perkins + Will to provide the Architecture/Engineering services described above and in the Executive Director's memorandum dated June 11, 2014 and the Treasurer and Auditor is directed to set aside funds in the amount of \$50,000 for such contract amendment, subject to the execution of a funding adjustment between BAHA and the Air District to reimburse BAHA for design changes

BAHA Chair:

Amy Rein Worth

Approved:

Date: June 25, 2014