

PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY

Meeting Date: March 11, 2008

☒ Consent
☐ Workshop☐ Regular
☐ Public Hearing

Department: Facilities Development and Operations

I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: A contract with Saltz Michelson Architects in the amount of \$993,710 for professional architectural and engineering services, from programming verification through construction administration for the Four Points Renovations.

Summary: As part of the FY 08 CIP budget cuts, proceeding with this project allows for the elimination of \$20 million in FY 09 funding for the Emergency Operations Center expansion and the release of \$8 million in FY 07 funding from the countywide building hardening account. Specifically, the scope of the renovations includes: 1) hardening of the exterior envelope, including roof, windows and doors; (2) emergency power for the entire building; (3) replacement of the existing HVAC system; (4) office space for new occupants Head Start Administration, and provisions for the Emergency Operations Support Facility (EOCSF); (5) revision, as necessary, to the spaces of existing occupants Purchasing, Office of Small Business, Consumer Affairs, and Youth Affairs; (6) reconfiguration of core areas to accommodate expanded restrooms; and, (7) site work to meet current zoning requirements and to implement minor and necessary parking lot reconfiguration. The estimated construction cost is \$12M. The SBE goal for this project is 15%. Saltz Michelson's proposal includes participation of 25%. A consultant services authorization for renovations at the County's Cherry Road Complex will be forthcoming in the future to accommodate the remaining tenant originally slated for the Four Points Building prior to the project re-scoping. **(Capital Improvements Division) Countywide/District 2 (JM)**

Background and Justification: As part of the Facilities Master Plan, two large current occupants of Four Points, Fire-Rescue and Human Resources, will be relocating to other locations within the next year: Fire-Rescue to its Administration/Training Facility and Human Resources to the Airport Center. The vacated space will be utilized for new occupants Head Start Administration, Victim Services (evening use only), and provisions for the Emergency Operations Support Facility (EOCSF). The needs of the remaining occupants, Purchasing, Office of Small Business, Consumer Affairs, and Youth Affairs, will be reviewed and the areas expanded as necessary.

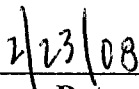
Attachments:

1. Location Map
2. Budget Availability Statement
3. Contract

**Contract is more than 50 pages;
may be viewed in Administration.**

Recommended by: 


Department Director


Date

Approved by: 

 County Administrator


Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2008	2009	2010	2011	2012
Capital Expenditures	<u>\$993,710</u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
Operating Costs	<u></u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
External Revenues	<u></u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
Program Income (County)	<u></u>	<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>
In-Kind Match (County)	<u></u>	<u></u>	<u></u>	<u></u>	<u></u>
NET FISCAL IMPACT	<u><u>\$993,710</u></u>	<u></u>	<u></u>	<u></u>	<u></u>
# ADDITIONAL FTE					
POSITIONS (Cumulative)	<u></u>	<u></u>	<u></u>	<u></u>	<u></u>

Is Item Included in Current Budget? Yes X No

Budget Account No: Fund 3803 Dept 411 Unit B381 Object 4907 \$500,000

Budget Account No: Fund 3804 Dept 411 Unit B381 Object 4907 \$494,710

Reporting Category _____

B. Recommended Sources of Funds/Summary of Fiscal Impact:

L. 29

III. REVIEW COMMENTS:

A. OFMB Fiscal and/or Contract Development and Control Comments:

The \$993,710 for this design project is currently budgeted. However, the \$12 million for construction will require a bond in FY 2009. The debt service for which is not included in DFMB estimates.

Atwillhite 3.4.08
OFMB

Contract Administrator

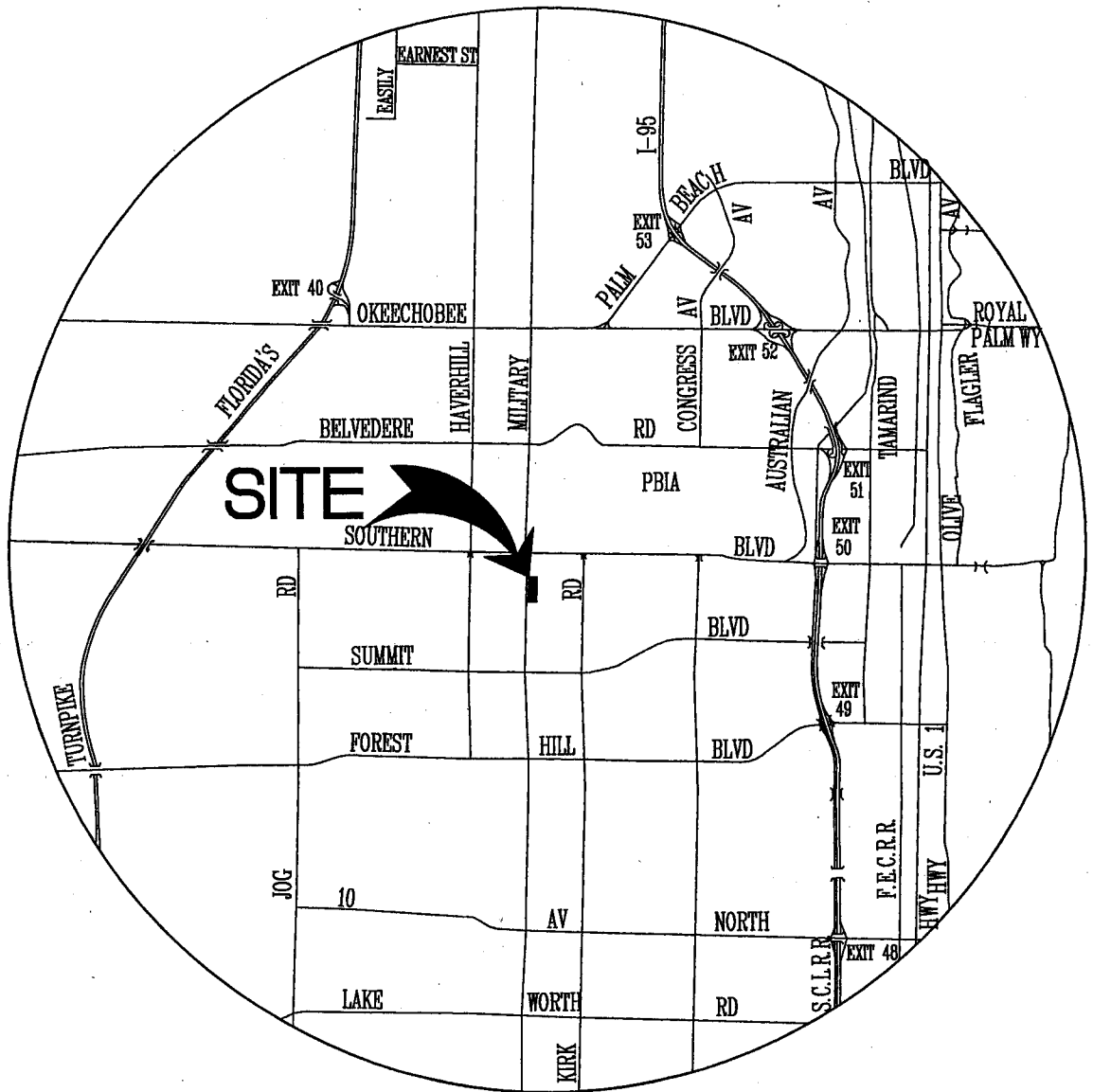
B. Legal Sufficiency:

This Contract complies with our contract review requirements.

Assistant County Attorney

Department Director

This summary is not to be used as a basis for payment.



LOCATION MAP

N.T.S.

ATTACHMENT # 1

FACILITIES DEVELOPMENT & OPERATIONS
BUDGET AVAILABILITY STATEMENT

REQUEST DATE: 02/22/08

REQUESTED BY: Frank Coutts

PHONE: 233-0258
FAX: 233-0270

PROJECT TITLE: Four Points Renovation

PROJECT NO.: 07216

ORIGINAL CONTRACT AMOUNT:

RECEIVED
CAPITAL IMPROVEMENTS DIV.

BCC RESOLUTION#:

REQUESTED AMOUNT: \$1,094,710

FEB 22 2008

DATE:

CSA or CHANGE ORDER NUMBER:

FILE: #07216-A
CC:

CONSULTANT/CONTRACTOR: Saltz Michelson Architects

PROVIDE A BRIEF STATEMENT OF THE SCOPE OF SERVICES TO BE PROVIDED BY THE CONSULTANT/CONTRACTOR:

Professional Consulting Services for Renovations & Improvements plus Staff Costs

Construction.....	0
Professional Services.....	994,710
Staff Costs** (Design/Construction Phase)	100,000 - Hold
Miscellaneous (permits, prints, advertising, etcetera)	0
TOTAL	\$1,094,710

** By signing this BAS your department agrees to these staff costs and your account will be charged upon receipt of this BAS by FD&O. Unless there is a change in the scope of work, no additional staff charges will be billed.

BUDGET ACCOUNT NUMBER (IF KNOWN)

FUND:

DEPT:

UNIT:

OBJ:

3803

411

13381

4907 500,000

3804

411

13381

4907 494,710

FUNDING SOURCE (CHECK ALL THAT APPLY):

☒ AD VALOREM

☒ OTHER

☐ FEDERAL/DAVIS BACON

BAS APPROVED BY:



DATE:

2.22.08

ENCUMBRANCE NUMBER:

022208-1117

Revised 03/30/04

1.C-109975

ATTACHMENT #2