

**PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY**

Meeting Date: September 12, 2023

Consent

Regular

Workshop

Public Hearing

Department: Facilities Development & Operations

I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: Amendment No. 2 to the continuing Construction Manager (CM) at Risk Services contract (R2023-0139) with Lebolo Construction Management, Inc., establishing a Guaranteed Maximum Price (GMP) in the amount of \$510,753 for the Medical Records Storage Room Renovations project at the County's Criminal Justice Complex Building B for a period of 145 calendar days from notice to proceed.

Summary: On February 7, 2023, the Board of County Commissioners (Board) approved the continuing CM at Risk Services contract (R2023-0139) with Lebolo Construction Management, Inc. for various federal or state funded projects. Amendment No. 2 establishes a GMP in the amount of \$510,753 for the construction management services necessary for the Medical Records Storage Room Renovations project at the County's Criminal Justice Complex Building B located at 3228 Gun Club Road, West Palm Beach. The Medical Records Storage Room will be renovated to convert the approximately 1,366 square feet space from primarily storage to an office. The renovations include adding two (2) new offices, storage room, computer stations, an open conference room, new partition walls, doors, ceilings, flooring and mechanical, electrical and plumbing (MEP) systems. The CM will have 145 calendar days from notice to proceed to substantially complete the project. Liquidated damages for failure to achieve certification of substantial completion within the contract time or approved time extension thereof are \$120 per day. This continuing CM at Risk Services contract was selected through a competitive solicitation in accordance with the federal requirements. This continuing CM at Risk Services contract is exempt from the County's Equal Business Opportunity Ordinance pursuant to section 2-80.22 thereof. Grant funding under the State Criminal Alien Assistance Program (SCAAP) has been made available by the Palm Beach County Sheriff's Office (PBSO) to pursue this project and reimbursement to the County will be finalized upon completion of the Medical Records Storage Room Renovations project. Funding for this project is from the Public Building Improvement Fund. **(Capital Improvements Division) District 3 (MWJ)**

Background and Justification: CM at Risk is a project delivery method in which the CM provides design phase assistance, evaluation of cost, schedule and implications of alternate designs, systems and materials, and serves as the general contractor bidding the subcontracts for construction. Amendment No. 2 authorizes the construction management services necessary for the Medical Records Storage Room Renovations project.

Attachments:

1. Location Map
2. Budget Availability Statement
3. Amendment No. 2
4. CM at Risk Services History Sheet

Recommended by: *Donna L. Royal Colley* *8/18/23*
 Department Director Date

Approved by: *JCBaker* *8/28/23*
 County Administrator Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2023	2024	2025	2026	2027
Capital Expenditures	\$523,553	_____	_____	_____	_____
Operating Costs	_____	_____	_____	_____	_____
External Revenues	_____	_____	_____	_____	_____
Program Income (County)	_____	_____	_____	_____	_____
In-Kind Match (County)	_____	_____	_____	_____	_____
NET FISCAL IMPACT	<u>\$523,553</u>	<u>-0-</u>	<u>-0-</u>	<u>-0-</u>	<u>-0-</u>
# ADDITIONAL FTE POSITIONS (Cumulative)	_____	_____	_____	_____	_____

Is Item Included in Current Budget: Yes X No _____
 Does this item include use of federal funds? Yes X No _____

Budget Account Nos.:

Fund 3804 Dept 411 Unit B690-14 Object 4907 \$455,982.00
 Fund 3804 Dept 411 Unit B698-22 Object 4907 Balance

CONSTRUCTION	\$510,753.00
STAFF COSTS	\$ 12,800.00
CONTINGENCY	<u>\$ 0.00</u>
TOTAL	\$523,553.00

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

Funding for this project is from the Public Building Improvement Fund.

C. Departmental Fiscal Review: *Kyra Lopez*

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Development Comments:

<p><u><i>A. Della</i></u> 8/18/23 OFMB <i>JA 8/18</i> <i>QW 8-18-23</i></p>	<p><u><i>Ar. J. Jacobson</i></u> 8/23/23 Contract Development and Control <i>Trab 8/23/23</i></p>
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B. Legal Sufficiency:

[Signature] 8/28/23
 Assistant County Attorney

C. Other Department Review:

 Department Director