

COUNTY OF YOLO
General Services Department

WORK AUTHORIZATION
ARCHITECTURAL/ENGINEERING SERVICES

Amendment #1

Agreement Number: 24-07

BOS Agreement Number: 24-07

General Services Number: 5292

Project: Bathroom/breakroom remodel, New Training Room and Carport at
Community Services Department-Roads/Fleets Division

Contractor. Comstock Johnson

Contact Person: David Helms **Phone:** 916-362-6303

Project Description: Comstock Johnson will provide schematic design, construction documents, bidding, and construction phase consulting support for the project.

Task Definition, Assumptions and Deliverables: See Attached document for addition scope of work

Original Work Order Authorization:	\$59,600
Amendment #1:	<u>\$49,441</u>
Total Work Authorization:	\$109,041

Start Date: 8/30/2024

Completion Date: 12/31/2024

Approval: _____ Date: _____
Ryan Pistochini, Director of General Services

Account: Acct Unit:



June 17, 2024

Chris Rice
Capital Projects Division Manager
Yolo County General Services Department
120 W. Main St., Suite G
Woodland, CA 95695

Re: Proposal for: A & E Services - Fleet Services Building Renovations
Additional Scope – New Training Room & Carport
284 W. Beamer St.
Woodland, CA
Work Authorization Agreement Number: 20-140
BOS Agreement Number: 20-140
General Services Number: 3919
CJA Project #22232

Dear Chris:

Thank you for the opportunity to continue to offer our professional services. The task consists of additional services to include designing the new training room and designing the carport on the west side of the building per tenant request. The design work is for architectural, mechanical, plumbing, electrical and additional technical specification sections only.

Task .10- Add'l Services – Training Room & Carport Schematic Design Architectural Only

Fixed Fee of \$1,750

- Field visit to verify the existing conditions and update the provided CAD file
- Draft site plan & floor plan
- Design a pre-engineered steel carport approximately 20' x 125' with metal roof & lighting for County vehicle parking
- Convert an existing unconditioned room into a new training room with HVAC, lighting, power receptacles and replace the existing roll-up door with a double door and infill the opening with metal studs, insulation and plaster. The walls and underside of the roof will be insulated to meet Title 24 energy standards. County standard finishes will be used on floor, walls and ceilings.
- PDF Deliverables include:
 - Schematic building floor plan
 - Schematic building reflected ceiling plan
 - Schematic site plan
- Acquire County approval

Task .11- Add'l Services – Training Room & Carport Construction Documents for Architectural, Mechanical, Plumbing and Electrical Design

Fixed Fee of \$37,321

- Based on the approved schematic design plans from Task .10 above
- Provide PDF Plans at 50% and 90% complete for County to review
- Prepare PDF construction documents including plans and technical specifications
- Acquire County approval
- Plan review corrections from AHJ (Authorities Having Jurisdiction)
- Provide a construction cost estimate and preliminary construction schedule at the end of the construction document phase

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Principals:

Daniel P. Eriksson
Architect

Kevin L. Wilcox
Architect



Task .12- Add'l Services – Training Room & Carport Bidding

Fixed Fee of \$1,800

- Pre-bid meeting on site (architect attending only)
- Answer Bid questions
- Preparation of up to two PDF Addenda
- The County will manage the bidding including noticing, collecting the bids, contractor selection and any bid disputes.

Task .13- Add'l Services – Training Room & Carport Construction Phase Services

Fixed Fee of \$7,380

- Review of Shop Drawings and Submittals
- Responses to RFIs
- Telephone support during construction

Task .20- Add'l Services – Training Room & Carport Additional Reimbursibles

Fixed Fee of \$1,190

- Large format printing (in-house coordination and permit review sets only, no contractor sets)
- Deliveries
- Mileage
- Travel time

Total of fees from above: \$49,441

Qualifications

- Structural analysis of the new rooftop HVAC units is not included as it has not been determined the number of units or their weight.
- Structural roof strengthening detailing is not included. Once the units, the weights and the locations can be identified we can prepare a proposal for structural analysis and design.
- Structural design and calculations for the footing reactions for the proposed carport foundation are not included.

The above fees represent our understanding of the scope of work requested. If your view of the scope or fees is different from that outlined above, please contact our office and we will make any appropriate adjustment to our scope and/or fees.

We look forward to working with you on this project.

Respectfully Submitted,

COMSTOCK JOHNSON ARCHITECTS, INC.

A handwritten signature in black ink, appearing to read 'David Helms', is written over a light blue horizontal line.

David Helms, AIA
Architect
Ca. License #C-28687

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Principals:

Daniel P. Eriksson
Architect

Kevin L. Wilcox
Architect



ACCEPTED

Sign

Print Name

Date

Principals:

Daniel P. Eriksson
Architect

Kevin L. Wilcox
Architect



EXHIBIT A

FEE SCHEDULE

Hourly Rates:

Principal	\$180.00
Sr. Architect	\$165.00
Project Architect	\$150.00
Project Manager	\$135.00
Architect	\$125.00
Project Coordinator	\$120.00
Interior Designer/Space Planner	\$105.00
Job Captain	\$100.00
Designer II	\$85.00
Designer I	\$70.00
Intern	\$50.00
Administration/Clerical	\$60.00

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