



COUNTY OF HUMBOLDT

For the meeting of: 11/18/2025

File #: 25-1285

To: Board of Supervisors

From: Public Works

Agenda Section: Consent

Vote Requirement: 4/5th

SUBJECT:

Change Order 5.0 for the Ferndale Veterans Memorial Building HVAC Upgrades Project, Project Number 170250 in the amount of \$82,109.55 for Public Works Capital Projects Budget, 3562-170 (4/5 Vote Required)

RECOMMENDATION(S):

That the Board of Supervisors:

1. Authorize the Director of Public Works to execute attached Change Order 5.0 for the Ferndale Veterans Memorial Building HVAC Upgrades Project #170250 in the amount of \$82,109.55 for Public Works Capital Projects Budget 3562-170 (4/5 Vote Required).

STRATEGIC PLAN:

This action supports the following areas of your Board's Strategic Plan.

Area of Focus: Workforce & Operational Excellence

Strategic Plan Category: 3002 - Invest in county facilities

DISCUSSION:

The Ferndale Veterans Memorial Building is a county owned building built in 1948-49 in Ferndale which serves the Veteran community and the general public. The building has had several iterations of mechanical heating systems, including using a boiler, a propane burning forced air unit, and most recently fuel burning monitor heaters. These systems have each failed in turn. A new system has been designed to meet the buildings space conditioning need. In addition to this work, a number of related issues including power service, damaged interior finishes and lighting are included in the work

Plans for the work were prepared by Public Works and their engineering consultant Frontier Consulting Engineers. Following a bid released on Aug. 13, 2024, your Board awarded the Ferndale Veterans Memorial Building HVAC Upgrades Project to DCI Builders on Oct. 8, 2024.

During the course of work, leaks in several areas of the building were identified as serious issues that require immediate repair beyond simple patching to maintain the exterior envelope of the building and stop decay of the structure and finishes in the building. Change Order 5.0 in the amount of \$82,109.55 covers these repairs by replacing failing roofing, siding and drainage systems in the building.

SOURCE OF FUNDING:

Capital Project Fund (3562) and Deferred Maintenance Fund (3564)

FINANCIAL IMPACT:

Expenditures (3562170)	FY24-25	FY25-26
Budgeted Expenses	883,221	843,153
Additional Appropriation Requested		
Total Expenditures	883,221	843,153

**Projected amounts are estimates and are subject to change.*

Funding Sources (Fund, Budget Unit)	FY24-25	FY25-26
General Fund	275,466	
Deferred Maintenance	607,755	843,153
Total Funding Sources	883,221	843,153

**Projected amounts are estimates and are subject to change.*

Narrative Explanation of Financial Impact:

Currently the budgeted total project cost is \$1,075,947, which includes a contingency of \$87,525. Prior executed change orders on this project include Change Order 1.0 for \$27,105.75 and 5 days; Change Order 2.0 for 60 days; Change Order 3.0 for \$23,255 and 15 days; Change Order 4.0 for \$32,938.38 and 13 days leaving a contingency remainder of \$4,225.87. Change Order 5.0 totals \$82,109.55 and 112 days of time. Change Order 5.0 will use the remainder of the contingency. The remaining balance of \$77,884 will come from the Deferred Maintenance Fund (3564) and is included in the adopted 2025-26 budget for Capital Projects (3562-170). With the addition of this change order, total project costs are estimated to be \$1,153,831.

STAFFING IMPACT:**Narrative Explanation of Staffing Impact:**

Staffing will not be impacted due approval of this change order.

OTHER AGENCY INVOLVEMENT:

None

ALTERNATIVES TO STAFF RECOMMENDATIONS:

The Board could choose not to approve execution of change order 5.0. However, this is not recommended as it risks damage to the building in several areas due to existing leaks if not completed.

ATTACHMENTS:

170250 - Change Order 5.0

PREVIOUS ACTION/REFERRAL:

Meeting of: 08/13/2024; 10/8/2024

File No.: 24-1171; 24-1401