



# COUNTY OF HUMBOLDT

For the meeting of: 1/27/2026

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File #: 26-67

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**To:** Board of Supervisors

**From:** Public Works

**Agenda Section:** Consent

**Vote Requirement:** Majority

**SUBJECT:**

Award of Consultant Services Agreement to Vanir Construction Management Inc. Regarding the Provision of Project Management / Owner's Representative / Construction Administration Services for the Sempervirens Replacement Project, #170261

**RECOMMENDATION(S):**

That the Board of Supervisors:

1. Approve the attached Consultant Evaluation Sheet for Request for Qualifications No. DPW2025-003; and
2. Approve, and authorize Chair of the Board to execute, the attached consultant services agreement with Vanir Construction Management, Inc. regarding provision of project management/ owner's representative / construction administration services in the amount of \$1,666,366 through Dec. 31, 2029; and
3. Authorize the Public Works Director, or a designee thereof, to execute any and all subsequent amendments to the attached consultant services agreement with Vanir Construction Management, Inc., after review and approval by the Department of Health and Human Services Behavioral Health, County Counsel, Risk Management and the County Administrative Office; and
4. Direct the Clerk of the Board to return one (1) fully executed original copy of the attached consultant services agreement with Vanir Construction Management, Inc. to the Department of Public Works for further processing.

**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:**

On Oct. 7, 2025, your Board authorized Public Works to issue the Request for Qualifications (RFQ) No. DPW2025-003 regarding the provision of project management / owner's representative / construction administration services for the Sempervirens Addressing Crisis Care with Dignity: Psychiatric Health Facility and Crisis Stabilization Unit Project #170261.

Upon receipt of proposals in response to this project-specific RFQ, the selection committee reviewed the proposals and ranked them utilizing criteria set to assess each consultant's qualifications and experience with relevant projects. The attached Consultant Evaluation Sheet lists the results of the evaluation. Vanir Construction Management, Inc. was determined to be the most qualified to provide the needed services. Following this determination, Public Works entered into the contract development phase of the RFQ process to ensure that the scope and fee for the proposed project is accurate and appropriate.

Accordingly, Public Works recommends that the Board of Supervisors approve the results of RFQ No. DPW2025-003, and approve, and authorize the Chair to execute the attached consultant services agreement with Vanir Construction Management, Inc. regarding

the provision of Project Management / Owner's Representative / Construction Administration Services for the Sempervirens Replacement project through Dec. 31, 2029. Staff also recommends that the Board authorize the Public Works Director to execute any and all subsequent amendments to the attached consultant services agreement with Vanir Construction Management, Inc., after review and approval by the Department of Health and Human Services Behavioral Health County Counsel, Risk Management and the County Administrative Office, in order to avoid any unnecessary delays in the provision of the consultant's services.

**SOURCE OF FUNDING:**

Amended 2020 Finance Plan

Behavioral Health Continuum Infrastructure Program Grant Proceeds

**FINANCIAL IMPACT:**

<b>Expenditures (1170170)</b>	<b>FY25-26</b>	<b>FY26-27 Projected*</b>	<b>FY27-28 Projected*</b>
<b>Budgeted Expenses</b>	<u>\$175,000</u>	<u>\$1,150,000</u>	<u>\$300,000</u>
<b>Additional Appropriation Requested</b>			
<b>Total Expenditures</b>	<u>\$175,000</u>	<u>\$1,150,000</u>	<u>\$300,000</u>

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

<b>Funding Sources (1170170)</b>	<b>FY25-26</b>	<b>FY26-27 Projected*</b>	<b>FY27-28 Projected*</b>
<b>General Fund</b>			
<b>Finance Plan</b>	<u>\$175,000</u>	<u>\$1,150,000</u>	<u>\$300,000</u>
<b>Contingencies</b>			
<b>Total Funding Sources</b>	<u>\$175,000</u>	<u>\$1,150,000</u>	<u>\$300,000</u>

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

**Narrative Explanation of Financial Impact:**

The maximum amount payable for the proposed services rendered under this agreement, and costs and expenses incurred, pursuant to the terms and conditions of the consultant services agreement as negotiated is \$1,666,366. The project is funded by the Proposition 1 Behavioral Health Continuum Infrastructure Program Grant awarded to the County and cash match funding from the Amended 2020 Finance Plan approved by the Board under item 24-689 on 12/16/2025. Funds are available for the anticipated costs for this fiscal year and will be incorporated into the budgets for the following fiscal years, 2026-27, 2027-28 and 2028-29 for Behavioral Health budget 1170170.

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

There is no anticipated impact to current staffing levels related to the award of this consultant services agreement regarding the provision of project management / owner's representative / construction administration services for the Sempervirens Replacement Project. The award of this agreement will provide appropriate supplemental administration and management for the project through design and construction.

**OTHER AGENCY INVOLVEMENT:**

California Department of Health Care Services

**ALTERNATIVES TO STAFF RECOMMENDATIONS:**

The Board of Supervisors could choose not to approve the agreement or allow the Chair to sign such agreements. However, this alternative is not recommended as it will delay the design and construction of the project.

**ATTACHMENTS:**

1. Consultant Evaluation Sheet for RFQ No. DPW 2025-003
2. Consultant Services Agreement with Vanir Construction Management, Inc.

**PREVIOUS ACTION/REFERRAL:**

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**File #: 26-67**

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Meeting of: 9/10/24; 10/7/25; 12/16/25  
File No.: 24-1337; 25-1184; 26-689