



COUNTY OF HUMBOLDT

For the meeting of: 5/13/2025

File #: 25-500

To: Board of Supervisors

From: County Administrative Office

Agenda Section: Consent

Vote Requirement: 4/5th

SUBJECT:

Change Order Authorization for the Ferndale Veterans Hall Americans with Disabilities Act Modification Project, Project No. 2022-802 (4/5 Vote Required)

RECOMMENDATION(S):

That the Board of Supervisors:

1. Approve, and authorize the Purchasing Agent, or a designee thereof, to execute, Change Order 3 for the Ferndale Veterans Hall Americans with Disabilities Act Project, Project No. 2022-802, in the amount of Thirty-Nine Thousand Ninety Dollars (\$39,090.00) (4/5 Vote Required); and
2. Direct the Clerk of the Board to provide the County Administrative Office with one (1) fully executed, certified copy of the Board order related to this item.

STRATEGIC PLAN:

The recommended actions support the following areas of the Board of Supervisors' Strategic Plan:

Area of Focus: Safe & Healthy Communities

Strategic Plan Category: 1001 -Support and sustain partnerships between public safety and partner agencies to enhance public safety in our communities

DISCUSSION:

On September 7, 2016, the County of Humboldt entered into a Consent Decree with the United States Department of Justice that required the commencement of the Humboldt County Americans with Disabilities Act ("ADA") Compliance Project. The purpose of the Humboldt County ADA Compliance Project is to bring all facilities owned and/or leased by the County of Humboldt that provide programs, services and activities to the public into compliance with the ADA. The Ferndale Veterans Hall ADA Modification Project is part of this compliance effort.

On August 27, 2020, the County of Humboldt entered into a consultant services agreement with Whitchurch Engineering to design ADA improvements for the Ferndale Veterans Hall. The construction project consists of proposed ADA and deferred maintenance improvements to the building which includes three (3) new accessible parking stalls, an accessible path of travel that links the public right of way to the facility's accessible entrance, a new accessible ramp, addition of accessible service counters inside both the lounge and the kitchen, new accessible doors and hardware in multiple locations within the facility, replacement of deteriorated hand railing and modifications to the mudroom flooring and doors.

On January 23, 2024, the Humboldt County Board of Supervisors awarded the Ferndale Veterans Hall ADA Modification Project to Del Biaggio Construction, Inc. for the base bid amount of Two Hundred Twelve Thousand Two Hundred Dollars (\$212,200.00) with the interior painting Add Alternate amount of Eighty-Seven Thousand Seven Hundred Fifty Dollars (\$87,750.00) for a total contract

value of Two Hundred Ninety-Nine Thousand Nine Hundred Fifty Dollars (\$299,950.00). At the time of bidding, Public Works Facilities Management was scoping improvements to the Ferndale Veterans Hall that included upgrades to the building electrical distribution systems, modernizing the heating and ventilation systems and seismic damage repair to the plaster wall and ceiling coverings that suffered from severe cracking resulting from the December 2022 earthquake. Because the ADA Compliance Project already included the interior painting scope in the project award, both Public Works and the ADA Compliance Team agreed that the additional seismic repair work and lead remediation should be included in the contract and scope of work for the ADA Compliance Project.

Change Order 1 was previously accepted in the amount of Thirteen Thousand Two Hundred Twenty Dollars and Seventy-Two Cents (\$13,220.72) to address repairs to existing tile, increased construction material costs and the removal of glass panels. Change Order 2 was also accepted, resulting in an increase of Five Thousand Three Hundred Fifty Dollars (\$5,350.00) and the addition of three (3) working days to the project schedule to accommodate modifications to bar lighting and the relocation of the ice maker.

Currently before the Board is Change Order 3 in the amount of Thirty-Nine Thousand Ninety Dollars (\$39,090.00). The change in scope encompasses the additional work required for seismic cracking repairs and lead based paint remediation to the interior of the facility that would have originally been part of the project scope. Change Order 3 adds fifteen (15) additional working days to the project timeline. Staff anticipates full reimbursement from the California Governor’s Office of Emergency Services (“CAL-OES”) for funds used to correct seismic related damages to the facility.

SOURCE OF FUNDING:

Deferred Maintenance Fund (3464); ADA Internal Service Fund (3552); 2020 Finance Plan; CAL-OES

FINANCIAL IMPACT:

Expenditures (3552-152)	FY24-25	FY25-26 Projected*
Budgeted Expenses	\$378,000.00	\$100,000.00
Total Expenditures	\$378,000.00	\$100,000.00
Funding Sources (3552-152)	FY24-25	FY25-26*
2020 Finance Plan	\$178,910.00	\$100,000.00
CAL-OES	\$39,090.00	\$0.00
Deferred Maintenance	\$160,000.00	\$0.00
Total Funding Sources	\$378,000.00	\$100,000.00

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

Expenditures for Change Order 3 will be reimbursed by Cal-OES for Thirty-Nine Thousand Ninety Dollars (\$39,090.00). The fiscal year 2024-2025 ADA Compliance budget (3552-152) has sufficient funds. The Ferndale Veterans Hall ADA Project is expected to continue into fiscal year 2025-2026 for closeout and release of retention, and the proposed fiscal year 2025-2026 budget includes enough funds to cover anticipated expenditures.

STAFFING IMPACT:

The recommended actions will not impact current staffing levels.

OTHER AGENCY INVOLVEMENT:

California Governor’s Office of Emergency Services

ALTERNATIVES TO STAFF RECOMMENDATIONS:

The Board may choose not to approve Change Order 3 for the Ferndale Veterans Hall Americans with Disabilities Act Project, Project No. 2022-802. However, this is not recommended as the seismic work is eligible for reimbursement from CAL-OES and failure to approve the change order could jeopardize the County of Humboldt’s ability to receive the anticipated Cal-OES funding for needed repairs.

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ATTACHMENTS:

1. Change Order 3 - Ferndale Veterans Hall

PREVIOUS ACTION/REFERRAL:

Meeting of: 10/20/20; 6/29/21, 10/3/23, 1/23/24, 10/8/24

File No.: 20-1318, 21-351, 23-1118, 23-1601, 24-1401