## REPORT OF GENERAL MANAGER

February 18, 2015 DATE

OARD OF RECREATION 1 PARK COMMISSIONER

NO	15-037	
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# BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: CENTRAL RECREATION CENTER – BUILDING REFURBISHMENT AND PARK DEVELOPMENT (W.O. #E170304F) **PROJECT** FINAL

**ACCEPTANCE** 

	R.	Adams
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<i>y</i>	H.	Fujita

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V.	Williams	

Approved	

MI General Manager

Disapproved	 Withdrawn	
Disapproved	 withdrawii	

### RECOMMENDATIONS:

#### That the Board:

- 1. Approve the final acceptance of the work performed for the renovation of Central Recreation Center – Building Refurbishment and Park Development (W.O. #E170304F) project, under the Memorandum of Understanding (MOU) with the Department of Recreation and Parks (Department), Department of Public Works, Bureau of Engineering (BOE), General Services Department (GSD), Construction Forces, as outlined in the Summary of this Report; and,
- 2. Authorize the Board Secretary to furnish GSD with a Letter of Completion for the subject project.

## SUMMARY:

Central Recreation Center is located at 1357 East 22<sup>nd</sup> Street, Los Angeles, California 90011 within Council District 9. The recreation center is highly utilized by the community and provides a variety of services such as indoor basketball games and classroom activities.

The project scope of work was to upgrade the general building and enhance the outdoor playground of the recreation center. Specifically, the building scope of work included the renovation of the existing restroom to disabled access compliance, the construction of a disabled access path of travel to the buildings main entrance, and the upgrade of the existing office to

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provide better visibility for staff. The park development work included the installation of a baseball backstop and a shade structure in the playground area.

The construction project was awarded to the Department of General Services (GSD) on April 4, 2012 (Report No. 12-093). Funds were obligated prior to the end of fiscal year 2011-2012 through an executed MOU in order to avoid loss of the Proposition K funds. The MOU amount of \$550,000.00 was a budgetary figure provided to GSD and was not based upon a cost estimate developed by GSD. At the time of award, it was recognized that the MOU would have to be amended to reflect the total construction cost following the completion of plans and specifications for the project. Therefore, upon completion of the plans and preparation of a detailed construction cost estimate by GSD, an additional amount of \$278,000.00 was approved for transfer to GSD on November 6, 2013 (Report No. 13-274), which totaled a not-to-exceed amount of \$828,000.00 including a 10% contingency in the amount of \$75,334.00.

GSD and its sub-contractors completed all of the project scope on November 30, 2013, except for the shade structure in the playground area. Department staff are satisfied with the quality of the work. The facility, through a future project, will have a new children's playground along with a new swimming pool and renovated bathhouse. Due to its proximity to the swimming pool project, the shade structure work will be installed following the swimming pool project.

The final invoice from GSD reflects a total project expenditure in the amount of \$508,807.97. The project had four (4) Change Orders issued in the amount of \$23,002.00 or 3.1% of the original award amount. The remaining amount of \$319,192.03 will be returned to the project funding accounts and will be used to pay for the shade structure at the playground.

BOE has been informed by the GSD Project Manager that there are no contract compliance or labor issues with the work performed under this MOU.

#### FISCAL IMPACT STATEMENT:

There is no fiscal impact to the Department. The Department currently operates the facility and operating budgets are in place.

This Report was prepared by Sean H. Phan, Project Manager, Recreational and Cultural Facilities Program, Bureau of Engineering, and reviewed by Neil Drucker, Program Manager, Recreational and Cultural Facilities Program; Deborah Weintraub, Chief Deputy City Engineer, Bureau of Engineering; and Cathie Santo Domingo, Superintendent, Planning, Construction and Maintenance Branch, Department of Recreation and Parks.

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1. Percentages of Change Order Types are based on approved dollar amounts.
2. Forecasted Change Orders = Unresolved + Negotiated