

RESOLUTION NO. _____

BOARD OF SUPERVISORS, COUNTY OF SAN MATEO, STATE OF CALIFORNIA

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RESOLUTION AUTHORIZING THE PRESIDENT OF THE BOARD OF SUPERVISORS TO EXECUTE AN AMENDMENT TO THE ARCHITECTURAL AND ENGINEERING SERVICES AGREEMENT WITH SMITHGROUP FOR THE SOUTH SAN FRANCISCO WELLNESS PROJECT ESTABLISHING A NEW NOT TO EXCEED CONTRACT AMOUNT OF \$6,423,464

RESOLVED, by the Board of Supervisors of the County of San Mateo, State of California, that

WHEREAS, The South San Francisco (SSF) Wellness Center (also referred to as North County Wellness Center) will be located at 1024 Mission Road, South San Francisco; and

WHEREAS, the 9.7-acre property currently houses the North County Superior Court Building and the North County Probation Building, which includes a County Tax Collector satellite office; and

WHEREAS, the Wellness Center Project includes demolition of the Probation Building, temporary relocation of the Probation and Tax Collector functions to modular units on site, permanent relocation of the Probation and Tax Collector functions to the North County Superior Court Building, and construction of a new Wellness Center.; and

WHEREAS, the SSF Wellness Center will provide numerous medical services including express care, primary care, specialty care, dental care, and optometry to an underserved part of the County; and

WHEREAS, The building will provide office space for San Mateo County Health System Aging and Adult Services, the District Attorney, and other County Departments; and

WHEREAS, the three-level facility will be approximately 77,000 square feet with adequate surface parking for public and staff; and

WHEREAS, in 2018 following a formal Request for Proposals, SmithGroup was selected to provide architectural and engineering services for the Wellness Center Project and on December 4, 2018, the Board adopted Resolution 076291 authorizing an agreement with SmithGroup; and

WHEREAS, the project was placed on hold due budgetary constraints for a period of three years; and

WHEREAS, prior to the project being placed on hold, SmithGroup did complete the project design to 90 percent in the event the County wished to move forward later; and

WHEREAS, in 2023, this Board approved the project to move forward. Modifications to the original design resulting from an increase to the overall project square footage from 45,000 to 77,000 sq. ft. and a change in project location from 1050 Mission Street to 1024 Mission Street; and

WHEREAS, the project team recommends this amendment that will authorize design scope changes necessary to allow the project team to proceed with the next phases of the project; and

WHEREAS, the authorized work includes, but is not limited to: (1) updates to the structural design and revisions to the parking layout design to provide EV capable stalls as required by California Building Code and CalGreen code; (2) completion of departmental programming changes, adjustments to dental clinic floor plans, and permitting; (3) added security and surveillance design plans, implementation of emergency generator load; (4) incorporate recommendations of Infection Prevention and Control within clinical space; and (5) multi-year construction administration to ensure timely execution and quality of building construction.

NOW, THEREFORE, IT IS HEREBY DETERMINED AND ORDERED that this Board of Supervisors authorizes the President of the Board of Supervisors to execute an amendment to the architectural and engineering services agreement with SmithGroup for the South San Francisco Wellness Project establishing a new not to exceed contract amount of \$6,423,464.

BE IT FURTHER RESOLVED that the Interim Director of the Project Development Unit, or designee, is authorized a standard owner's design allowance of 10 percent which allows the project team and client the flexibility to issue necessary design change orders to address, *inter alia*, owner-initiated design changes, design scope gaps, and unforeseen conditions impacting design that may arise during this complex multi-year project and the unused owner's contingency allowance is deducted from the contract at termination and fully credited to the County.

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