



# County of San Mateo

## Inter-Departmental Correspondence

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**Department:** PUBLIC WORKS

**File #:** 24-228

Board Meeting Date: 3/26/2024

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**Special Notice / Hearing:** None  
**Vote Required:** Majority

**To:** Honorable Board of Supervisors

**From:** Ann M. Stillman, Director of Public Works

**Subject:** Increase the Not-to Exceed Amount of the Agreement with Rodan Builders, Inc. for the San Mateo Medical Center Prevent Self Harm and Ligature Project  
(Project No. P30F1)

**RECOMMENDATION:**

Adopt a resolution increasing the Director of Public Works' or Director's designee's authority to execute change orders to the Agreement with Rodan Builders, Inc. for the San Mateo Medical Center Prevent Self Harm and Ligature Project, to increase the not-to-exceed amount by an additional \$165,200 for a new not-to-exceed amount of \$3,806,398.

**BACKGROUND:**

On March 23, 2021 this Board adopted Resolution No. 078091 which authorized an agreement with Rodan Builders Inc. for the San Mateo Medical Center Prevent Self Harm and Ligature Project (Project) in an amount of \$3,310,180 and authorized the Director of Public Works to execute subsequent change orders to grant time extensions for project completion and payment up to the maximum aggregate amount not-to-exceed \$3,641,198.

**DISCUSSION:**

During Phase 1 and Phase 2 of construction, the Project encountered unforeseen building conditions which required corrections to meet building code requirements. Additional changes to lighting fixtures and material mitigations were necessary to comply with anti-ligature requirements.

Phase 3 of construction is anticipated to start in March 2024 in the 1<sup>st</sup> Floor Diagnostic and Treatment Building. The Department of Public Works (Department) has identified similar building conditions that will require corrections to meet building code requirements. The Department is recommending that the not-to-exceed of the agreement be increased by \$165,200 to resolve the current building conditions necessary to complete the Project.

Construction issues or conflicts often arise during construction projects, which must be addressed immediately to keep the Project moving forward. In some cases, these issues require additional compensation. The Department has worked diligently through the construction of this Project to

minimize additional costs and develop solutions that were timely, effective, and financially responsible. The Department recommends this Board consider the unanticipated building conditions for this Project and approve the recommended increase to facilitate completion of the Project.

County Attorney has reviewed and approved the resolution as to form.

**FISCAL IMPACT:**

The new not-to-exceed amount of the Agreement with Rodan Builders, Inc. for the Project is \$3,806,398 based on a recommended increase of \$165,200 to the Agreement. Funding for this increase is included in the Project's budget and is included in the Capital Projects FY 2023-24 Approved Budget.

There is no impact to the General Fund.