



**CHANGE ORDER(s)**

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**CONTRACT CHANGE ORDER AUTHORIZATION NO. 6**

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**DATED 2/27/1998**

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**FILED WITH CONTRACT # 23336**

**(MONTENAY PACIFIC POWER CORPORATION)**

**OFFICE OF THE CITY MANAGER  
CITY OF LONG BEACH  
LONG BEACH, CA 90802**

<b>Change Order No.6</b>	<b>Date: February 27, 1998</b>
<b>Contract No. 23336</b>	<b>Contractor: Montenay Pacific</b>
<b>Project: SERRF</b>	<b>Power Corporation</b>
	<b>Program No.: PWER02</b>
<b>This Change Order:</b>	<b>Prior Change Orders:</b>
<b>Capital Improvement</b> \$ 179,375	<b>1) Capital Improvement</b> \$500,000
<b>Base Operating Fee</b>	<b>2) Capital Improvement</b> \$ 86,000
<b>Increase</b> \$ 3,609	<b>3) Capital Improvement</b> \$ 29,000
<b>To the current Base</b>	<b>4) Capital Improvement</b> \$409,399
<b>Operating Fee of</b> \$1,113,117	<b>5) Spare Parts (Pass-thru)</b> \$108,816

**BACKGROUND**

This Contract Change Order is issued in accordance with provisions set forth in the subject Contract with reference to the following facts:

1. Section 4.2 of the Contract to operate provides for reimbursement for all costs of any capital improvements approved by change order.
2. The First Amendment to the SERRF Operations and Maintenance Contract provides for changes in the scope of operations and maintenance services to be provided by Operator, and the commensurate adjustment of the Base Operating Fee, as defined in the Agreement, for such changes in the scope of service.
3. The City has requested that the Contractor build and maintain a refuse drivers' restroom facility and to install asphalt in the parking areas at the North side.
4. Included in this budget is the cost to build a refuse truck drivers' restroom facility and to install asphalt in the parking area at the North side of the facility. This addition will be used by refuse truck drivers and contractors who service this facility.
5. The Base Operating Fee will result in an increase of \$3,609 per month for the maintenance of the refuse truck drivers' restroom facility by the Contractor effective the date the facility is placed in service and thereafter modified pursuant to Section 5.1(b) and adjusted in accordance with Exhibit A.
6. The Contractor solicited budgetary proposals for this work.

7. The Contractor has selected Hoover Architectural Group for the architectural and engineering services. A construction company will be selected after the design and drawings are completed and approved by the Building department.
8. In the past, Hoover Architectural Group has successfully performed work at SERRF.
9. These costs were anticipated and budgeted in the Energy Recovery Bureau Capital Improvement and Operations and Maintenance Budget for FY 1997/1998.

### CHANGE IN SCOPE

The Contractor shall provide all labor, materials, and equipment to build the refuse truck drivers' restroom facility and to install asphalt in the parking area of the North side at the SERRF facility, according to the scope of work listed under "Capital Improvement Cost." The Contractor shall also provide all labor, materials, and equipment to maintain the refuse truck drivers' restroom facility according to the scope of work listed under "Operating and Maintenance Costs."

### SCHEDULE

The Contractor has estimated the schedule as follows:

- |    |  |             |
|----|--|-------------|
| 1. | Architectural and engineering design:                  | 4-6 weeks   |
| 2. | Construction of the refuse drivers' restroom facility: | 10-12 weeks |
| 3. | Asphalt in the parking lot area and landscaping:       | 4 weeks     |

The work will be completed by August 1998.

### CAPITAL IMPROVEMENT COST

The Contractor has estimated the cost as follows:

1.	Architectural and engineering services	\$ 8,500	
2.	Building erection	\$ 85,000	
3.	Landscaping	\$ 10,000	
4.	Parking lot asphalt	<u>\$ 40,000</u>	
	<u>Subtotal</u>		\$143,500
5.	Contingency (15%)	<u>\$ 21,525</u>	
	<u>Total</u>		\$165,025
6.	MPPC Project management fee (10%)	<u>\$ 14,350</u>	
	<b><u>Grand Total</u></b>		<b><u>\$179,375</u></b>

**OPERATING AND MAINTENANCE COSTS**

The Contractor has estimated the annual Operating and Maintenance costs as follows:

	<u>Monthly Cost</u>	<u>Annual Cost</u>
1. Septic tank pumping of \$450/wk		\$23,400
2. Janitorial Services	\$900	\$10,800
3. Supplies (toilet paper, towels, light bulbs, etc.)	\$ 95	\$ 1,140
4. General Maintenance - landscaping, road, parking lot, building, area housekeeping, administrative, and management costs		<u>\$ 11,234</u>
	Subtotal:	\$46,574

5. Annual Operating and Maintenance Costs Adjustment to June 1993 dollars:

$$\frac{\text{January 1998 CPI}}{\text{June 1993 CPI}} = \frac{161.0}{149.7} = 1.0755$$

$$\text{Annual 1998 Operating Costs Adjustment CPI} = \frac{\$46,574}{1.0755} = \$43,305 \text{ Annual June 1993 Operating Costs}$$

6. Adjustment to Base Operating Fee:  
 Annual June 1993 Operating Costs / 12 = Adjusted Monthly Operating Costs

$$\frac{\$43,305}{12} = \$3,609$$

7. The weekly pumping fee will be reviewed after one year and adjusted, if necessary, by change order.

NO OTHER CHANGES

- 1. Except as specifically enumerated above, all other terms and provisions of the subject contract shall remain unchanged. The execution and delivery of this Change Order by the Contractor and the City shall not in any manner prejudice the rights which the Owner, the City or the Contractor may have to pursue any other claims which such party may have against the other, other than those claims which are the subject of the Change Order.

Charles R. Tripp 3/16/98  
 Charlie R. Tripp Date  
 Energy Recovery  
 Bureau Manager

Stephen Passage 3-11-98  
 Steven Passage Date  
 MPPC President  
**EXECUTED PURSUANT  
 TO SECTION 301 OF  
 THE CITY CHARTER.**  
 LORRAINE L. FEXAS  
 Notary Public, State of New York  
 No. 24-4944301  
 Qualified in Kings County  
 Commission Expires November 21,  
 AT NEW YORK, NY

Raymond T. Holland 3/24/98  
 Raymond T. Holland Date  
 Director of Public Works

James C. Hankla 3-26-98  
 James C. Hankla Date  
 City Manager ASSISTANT CITY MANAGER

Approved as to form this 17<sup>th</sup> day of March, 1998

John R. Calhoun  
 City Attorney

By [Signature]  
 Deputy

Distribution:

- Original - City Clerk
- City Auditor
- City Attorney
- Manager, Energy Recovery Bureau
- Financial Management, Accounting
- Financial Management, Payments
- General Manager, SERRF Authority
- Plant Manager, MPPC, Long Beach



November 22, 1997

Mr. Jayver Luque  
Montenay Pacific Power Corp.  
100 Henry Ford Ave.  
Long Beach, CA 90801

Re: Truck drivers toilet room facilities  
100 Henry Ford Ave. L.B., CA

Subject: Proposal for Architectural /Engineering services

Dear Mr. Luque,

I am pleased to submit to you the following proposal/agreement for services in conjunction with the development as described above.

I. Scope of Services

A. Phase I Design Phase:

1. Review specific spatial requirements with owner.
2. Field measure existing conditions.
3. Verify all necessary code requirements with the city planning and building departments which may be applicable to the project.
4. Prepare schematic design drawings delineating the scope of work. Review drawings with owner, discuss alternative solutions, and make changes/revisions as mutually agreed by the owner and the architect.
5. Prepare preliminary drawings for submittal to the planning department(s).

B. Construction Drawings

1. Based upon the approved design drawings the Architect shall prepare construction documents (working drawings) delineating the scope of work which shall be suitable for contractor bidding, permits and construction. The work shall include the following;
  - a. Architectural , drafting, detailing ,and construction specifications for the new work.
  - b. Structural engineering design, detailing and calculations.

- c. Plumbing and Electrical Engineering, design, detailing, specifications, and calculations.
- d. State of California Title 24 Energy Calculations

C. Construction Phase

1. Provide clarifications to the drawings and assist the contractor with specific field conditions, when necessary.
2. Provide two job site inspections during construction to determine that the work conforms to the drawings and specifications.
3. Prepare "As-Built" drawings, as recorded by the contractor, at the completion of the project, submit and process "As-Built" drawings through The Port of Long Beach, Harbor Department as required by their conditions of approval.

D. Additional services provided by the Architect

Process plans through all normally required governing agencies, and attend all conferences, meetings hearings, etc. as required to obtain permits and/or documented approvals. The Permits and/or approvals will be obtained from the following agencies;

1. City of Long Beach Planning Department
2. California Coastal Commission
3. Port of Long Beach Harbor Department
  - a. Harbor Planning Department
  - b. Harbor Construction and Inspections Department
4. City of Long Beach Building Department, including
  - a. Architectural/Structural division
  - b. Plumbing division
  - c. Electrical divisions.
5. City of Long Beach Fire Department

II. Exclusion To Scope (by owner)

- A. All permits and agency fees to be paid by the owner
- B. All blueprint costs shall be paid for by the owner at 1.20 % times direct costs.
- C. Any required surveys, or soils reports, shall be provided by the owner.

III. Fees and Fee Schedule

- A. Work related to the Scope of Services, item I, shall be compensated based on a fixed sum of \$8,500
- B. Fee schedule shall be as follows;
  1. \$ 2000 Retainer
  2. \$ 1500 Upon approvals from City Planning and Harbor Planning departments (at beginning of construction drawings)
  3. \$ 3000 At 100% completion of construction drawings.  
(at submittal to city for permit processing and contractor bidding)

4. \$ 1,000 Upon Building Department Approval or 30 days following 100% completion date, whichever occurs first.
5. \$ 1,000 End of construction, approval/acceptance of as-built drawings by the Harbor Department.

Conditions:

- Any requested "major" design changes to the drawings by the owner, while the Architect is progressing in the working drawing phase, shall be considered an extra service.
- The Architect does not guarantee that the "scope of work" will meet within any prescribed or set budget for construction costs.
- Should the project be abandoned or delayed for more than 30 days, due to no fault of the Architect, payment to the Architect shall due and payable for that percentage of the work completed as determined by the Architect and confirmed by the building department.

Thank you for giving us the opportunity to be of service. Should you have any questions regarding any of the above, please do not hesitate to call.

Respectfully submitted,



Rex A. Hoover AIA, Architect  
Hoover Architectural Group



# PERRY MANESS INDUSTRIES, INC.

1101 EAST SPRING ST. • P.O. BOX 91477 • LONG BEACH, CA 90809-1477  
310/595-4555 FAX 310/427-8380

## BUDGETARY PROPOSAL

# 8845

November 21, 1997

Montenay Pacific Power Corp.  
100 Henry Ford Ave.  
Long Beach, Ca. 90802

Attention: Mr. Jayver Luque

The following goutation is as per your request a budget figure to construct a permanent block restroom facility across from the cities offices.

This budget includes all necessary excavation and grading to dig necessary 24" X 24" concrete footings and foundation per city code. Run all necessary plumbing and electrical. Install in men's restroom 2 toilets, 2 urinals, 1 Bradley hand wash station -SS and 1 sink with mirror. Install in women's restroom 1 toilet, 1 sink with mirror and 1 bench. All restroom fistures to be stainless steel. Install floor drains in both restrooms. Install block wall partitions with doors. Both restrooms to meet handicap standards per code.

Install epoxy coating on concrete floor for easy cleaning. Supply and install a <sup>5000 Gallons</sup> 1500 gallon septic tank with proper leech lines buried to appropriate depth North of the building. Install standard A-Frame roof with 20 year asphalt shingles. Doors to be steel Timely solid doors with locks and closers.

Total Budget Price \$ ~~75,000.00~~

Building gustomerated to be approximately 20' X 30' in size. \$ ~~85,000~~

Note if Standard Unified School District non-graffitti partitions are to be used in place of Block add \$ 3,500.00 to Price.

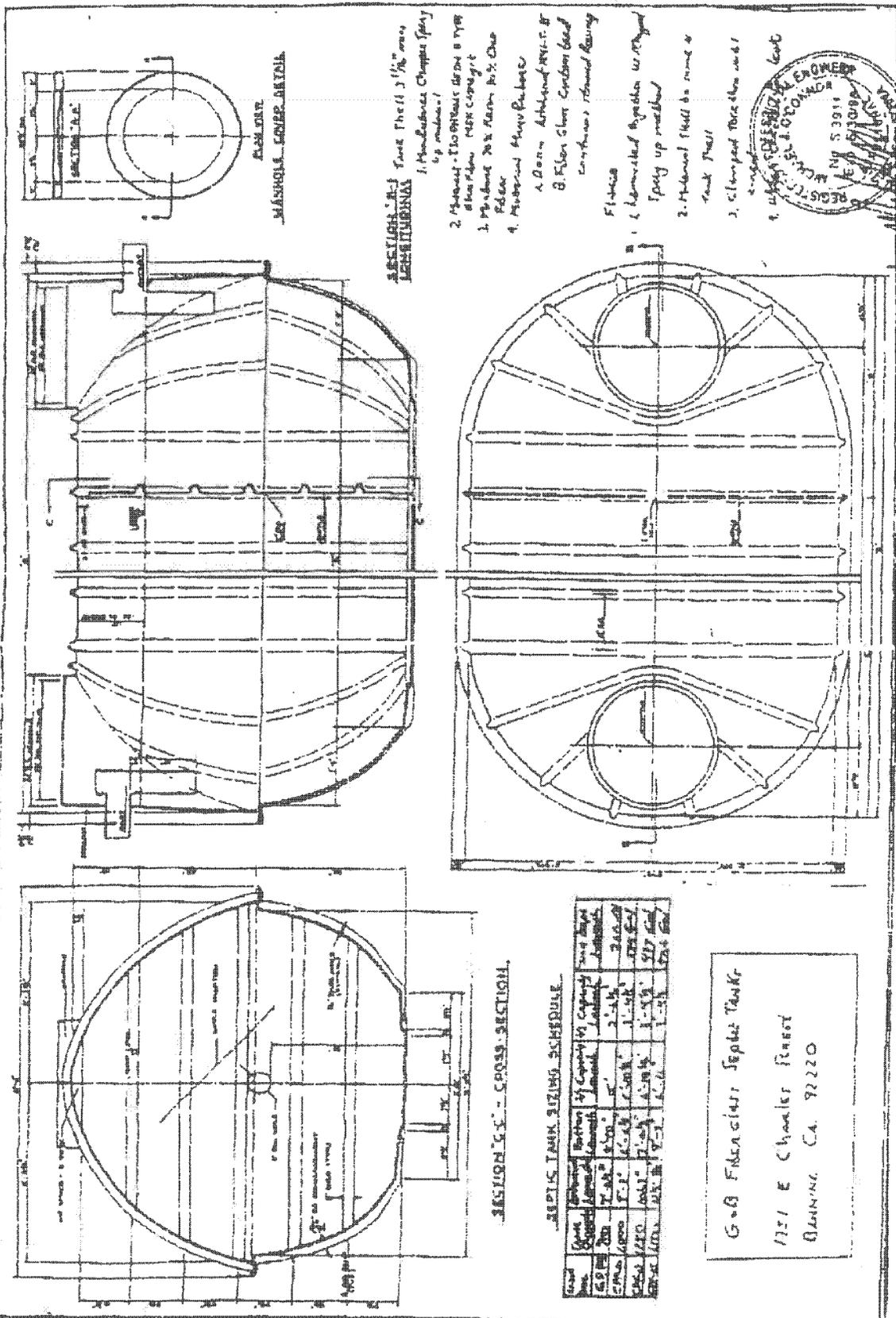
Excludes: Architectural drawings, plans, permits or inspection fees.

Terms; To be negotiated upon signing of final contract.

These prices are good for 60 days.

Sincerely,

K. Perry Maness, Jr.  
President



SECTION 65 - CROSS SECTION

SECTION 66 - MANHOLE COVER DETAIL

1. Material: Fiberglass  
 2. Thickness: 3/16" min.  
 3. Reinforcement: Glass Fiber  
 4. Finish: Smooth

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SECTION 65 - CROSS SECTION

SECTION 66 - MANHOLE COVER DETAIL

Item	Quantity	Unit	Description
1	1	EA	1500 Gallon Fiberglass Tank
2	1	EA	Manhole Cover

G & B Fiberglass, Inc.  
 1751 E Chamber Street  
 Banning, CA 92220

1500 GALLON FIBERGLASS TANK FOR SEWERAGE STORAGE: DELIVERED TO LONG BEACH



# PERRY MANESS INDUSTRIES, INC.

1101 EAST SPRING ST. • P.O. BOX 91477 • LONG BEACH, CA 90809-1477  
310/595-4555 FAX 310/427-8380

PROPOSAL & CONTRACT

# 8848

TO: Montenay Pacific Power Corp.  
100 Henry Ford Ave.  
Long Beach, Ca. 90802

DATE: 11/26/97  
PHONE: (562) 436-0636

ATTN: Jayver Luque

RE: Asphalt Parking Lot

I/We agree to complete in good workmanlike manner, the work described hereunder:

1. Rough Grade and compact approximately 40,000 sq. ft. for proper drainage
2. Install 2' X 2' catch basin.
3. Install catch basin traffic grate.
4. Install approximately 250 LF of 4" ABS Drain pipe.
5. Install 255 LF of 2" X 3" redwood header.
6. Fine grade, apply weed killer and pave approximately 40,000 sq. ft. area with 3" of asphalt - laid in one course.
7. Work to be completed during the week during regular business hours.

Total Price \$ 38,750.00

Option: Stripe parking lot

1. Layout and paint all parking stalls and markings per plans and specifications.
2. work to be completed in one day during the week.

Total Price \$ 950.00

Note: Stops and Arrows requiring 2 coats not included in above, price to be determined when final layout is designed.

TOTAL COST: \$ 39,700.00

TERMS: Net 10 days

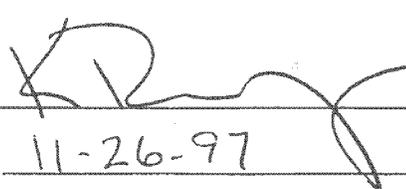
1 move(s). Prices are firm through 1/26/97 if proposal accepted within 30 days.

I/We accept this proposal. You are authorized to perform the work described above and agree to pay the said amount in accordance with the above referenced payment schedule.

COMPANY NAME \_\_\_\_\_

ACCEPTED BY \_\_\_\_\_

DATE \_\_\_\_\_

BY  \_\_\_\_\_

DATE 11-26-97 \_\_\_\_\_