

84234

TO: Board of Acquisition and Contract
FROM: Hugh J. Greechan, Jr., PE
Commissioner of Public Works and Transportation
DATE: April 13, 2021
SUBJECT: First Amendment to Agreement No. 16-926 in the matter of Architectural and Engineering Services in connection with a New Equipment Storage Building, Fire Training Center, Valhalla Campus at Grasslands, Valhalla, New York

Consultant: DCAK – MSA Architecture and Engineering, P.C.
Amendment Amount: \$170,000.00
Subconsultant Approval: RCM Technologies USA, Inc.
Nasco Construction Services Inc. (WBE)

The County of Westchester (“County”), acting by and through its Department of Public Works and Transportation (“Department”), entered into Agreement Number 16-926 (“Agreement”), dated March 24, 2017, with DCAK – MSA Architecture and Engineering, P.C. (“Consultant”), 520 White Plains Road, Suite 500, Tarrytown, New York 10591, wherein the Consultant was to provide design services associated with a New Equipment Storage Building, Fire Training Center, Valhalla Campus at Grasslands, Valhalla, New York. The Agreement expires on December 31, 2021.

The architectural and engineering services included in the original Agreement have been in progress. The County has been satisfied with the quality of services provided to date. The project was in design in 2018, when the County put the project on hold. The County has decided to proceed with the project at this time. The Consultant has developed several options for the proposed work that have been reviewed by the County as the basis for final design. The following additional tasks have been identified that are not included in the existing Agreement: (1) new Con Edison gas service coordination related to current service moratorium; (2) a 3,000 square feet increase in building size to accommodate future growth; and (3) additional design services for changes requested by the County regarding photovoltaic panels, County standards, current equipment, and updating the design to meet current code requirements.

It is therefore requested that the existing Agreement be amended to provide for architectural and engineering services in connection with a New Equipment Storage Building, Fire Training Center, Valhalla Campus at Grasslands, Valhalla, New York. The Consultant shall provide additional design services associated with this project that is outside of the scope of work included in the existing Agreement. Additional design services shall include the preparation of construction contract documents (drawings and specifications), construction cost estimates, any required addenda, and a bid analysis including an evaluation of the bids to determine compliance with bidding requirements and whether the bidders are responsible so that the County may recommend award of the construction contracts. In addition, the Consultant shall provide additional design services during construction consisting of shop drawing and submittal review, attendance at project meetings, periodic site visits and preparation of as-built drawings.

The objective of this project will be to design and construct a New Equipment Storage Building at the Fire Training Center. The Westchester County Department of Emergency Services administers, coordinates and maintains a fire training program at the Fire Training Center in Valhalla that serves career and volunteer fire fighters from Westchester County's 58 fire departments. The Fire Training Center offers a diverse array of training props, equipment and buildings for hands-on skills training. Fire fighters get first-hand firefighting and rescue experience in every aspect of fire and rescue operations in a safe and supervised setting. Expensive deployable equipment such as trailers, generators, pumps, messaging signs, light towers, and sandbaggers are presently stored outdoors in an uncovered fenced-in area and various other locations around the Fire Training Center grounds. The equipment is exposed to harsh seasonal conditions that accelerate weather-related deterioration and reduce equipment life expectancy. In addition, the padlocked, fenced area provides limited security and the movement of equipment in an emergency situation is hindered during colder, snowy months of the year. Significant investment has been made in developing the capabilities and capacities of this deployable equipment and a dedicated new equipment storage building will enhance the overall longevity of the various stored assets. The new equipment storage building shall be constructed at the far end of the upper parking lot off Walker Road. The building will have the capacity to store vehicles, trailers, small pumps, generators, light towers, and variable message sign boards. This Agreement will benefit the public as it ensures that the facility meets ongoing operational needs and complies with current building codes.

The architectural and engineering discipline encompassed in this Amendment is not new, but rather, it is an integral part of the project that involves the same degree of skill, experience and complexity as the expertise generally described in the original project. Accordingly, this type of architectural and engineering discipline was originally contemplated in the Professional Prequalification Board and Professional Selection Board process.

The fee for the above services is for an amount of \$170,000.00 pursuant to an approved budget, bringing the total Agreement plus Amendment to \$418,000.00. The completion date of the Agreement shall be extended to December 31, 2024.

In addition, DCAK – MSA Architecture and Engineering, P.C. has requested the utilization of the following subconsultants: RCM Technologies USA, Inc., for Structural Engineering Services, 99 Bauer Drive, Suite 101, Oakland, New Jersey 07436; and Nasco Construction Services Inc., a WBE firm, for Cost Estimating Services, 200 Business Park Drive, Armonk, New York 10504.

The Department will track scheduling and accomplishments by the Consultant and perform on-site inspections to ensure the successful completion of this project.

Proposed form of Resolution to accomplish the foregoing is attached hereto.

HJG/AK/as

RESOLUTION

Upon communication from the Commissioner of Public Works and Transportation, be it hereby

RESOLVED, that the existing Agreement No. 16-926 (“Agreement”) between the County of Westchester (“County”) and DCAK – MSA Architecture and Engineering, P.C. (“Consultant”), 520 White Plains Road, Suite 500, Tarrytown, New York 10591, be amended to provide for architectural and engineering services in connection with a New Equipment Storage Building, Fire Training Center, Valhalla Campus at Grasslands, Valhalla, New York. The Consultant shall provide additional design services associated with this project that is outside of the scope of work included in the existing Agreement. Additional design services shall include the preparation of construction contract documents (drawings and specifications), construction cost estimates, any required addenda, and a bid analysis including an evaluation of the bids to determine compliance with bidding requirements and whether the bidders are responsible so that the County may recommend award of the construction contracts. In addition, the Consultant shall provide additional design services during construction consisting of shop drawing and submittal review, attendance at project meetings, periodic site visits and preparation of as-built drawings; and be it further

RESOLVED, that for the additional services rendered in accordance with the Consultant’s proposal, DCAK – MSA Architecture and Engineering, P.C. shall be paid a fee of \$170,000.00 pursuant to an approved budget, increasing the total maximum fee to \$418,000.00; and be it further

RESOLVED, that the use of the following subconsultants also be approved: RCM Technologies USA, Inc., for Structural Engineering Services, 99 Bauer Drive, Suite 101, Oakland, New Jersey 07436; and Nasco Construction Services Inc., a WBE firm, for Cost Estimating Services, 200 Business Park Drive, Armonk, New York 10504; and be it further

RESOLVED, that the completion date of the Agreement shall be extended to December 31, 2024; and be it further

RESOLVED, that all other provisions of the existing Agreement shall remain in full force and effect; and be it further

RESOLVED, that the County Executive or his duly authorized designee is hereby authorized and empowered to execute any and all documents necessary or appropriate to effectuate the purposes hereof.

Original Agreement	\$ 248,000.00	(Design Services)
This Amendment	<u>170,000.00</u>	(Additional Design Services)
TOTAL	\$ 418,000.00	

Agreement No. 16-926

Account to be Charged/Credited	Fund	Dept	Major Program, Program & Phase or Unit	Object/ Sub Object	Bond Act No.	Dollars
	311	11	BES14-01-E	6120-01	BA #55-2015	\$170,000.00

Budget Funding Year(s): 2021 Start Date: 3/24/17 End Date: 12/31/24
 (must match resolution)

Funding Source: Tax Dollars: 100% County Contractor Federal I.D. No./
 State Aid: _____ Social Security No.: _____
\$170,000.00 Federal Aid: _____ Vendor No.: _____
 (must match resolution) Other: _____ Encumbrance No.: _____