

- **Board of Directors**
Engineering and Capital Programs Committee

June 12, 2007 Board Meeting

8-4

Subject

Appropriate \$11.7 million; award a \$9.03 million contract to Brutoco Engineering & Construction, Inc. to construct the Weymouth Operations and Maintenance Building; and authorize amendment to an existing agreement with Tetra Design, Inc. (Approp. 15369)

Description

Background

The F. E. Weymouth Water Treatment Plant was placed into service in 1941 with an initial capacity of 100 million gallons per day (mgd). The plant was expanded twice to its current capacity of 520 mgd. The plant delivers a blend of waters from the Colorado River Aqueduct and State Water Project to Metropolitan's Central Pool portion of the distribution system.

The Weymouth plant relies on several maintenance support functions to ensure reliable and efficient operation of the water treatment process. The mechanical, electrical and control systems shops are located throughout the plant in former process buildings and sheds built in the 1940s and 1960s. These buildings would require structural upgrades in order to withstand a major seismic event, and additional modifications to comply with the current fire code. In addition, the mechanical shop must be relocated by December 2008 so that the planned Weymouth Oxidation Retrofit Program (ORP) contactor outlet pipeline may proceed. The existing mechanical shop facilities will be demolished during ORP construction. In order to address plant needs and provide more efficient and effective maintenance services, staff recommends combining the three distributed shops into a single facility. Metropolitan's Board authorized final design of a new centralized plant maintenance center in November 2005. The new center will include a welding/fabrication shop, parts cleaning facilities, a tool crib, test stations, workstation space, and storage areas for the mechanical, electrical, and control systems support functions.

Weymouth Operations and Maintenance Building – Construction (\$11.7 million)

Specifications No. 1559 for the Weymouth Operations and Maintenance Building was advertised for bids on February 15, 2007. As shown in [Attachment 2](#), three bids were received and opened on May 8, 2007. The low bid from Brutoco Engineering and Construction, Inc., in the amount of \$9.03 million, complies with the requirements of the specifications. For this contract, Metropolitan has established a Small Business Enterprise (SBE) participation level of at least 28 percent of the bid amount. Brutoco has committed to meet this level of participation. The engineer's estimate was \$8.5 million.

This action appropriates \$11.7 million in budgeted funds and awards a \$9.03 million contract to Brutoco Engineering and Construction, Inc. to construct the Weymouth Operations and Maintenance Building. In addition to the amount of the contract, the appropriated funds include \$917,000 for construction inspection, \$200,000 for installation of security-related equipment, \$868,000 for staff and consultant support, and \$685,000 for remaining budget. Support activities include project management, environmental monitoring, and technical support by the design consultant, Tetra Design, Inc. Tetra Design will review submittals received from the contractor, respond to requests for information, and advise inspection staff on technical issues as they may arise. Amendment of the existing Tetra Design agreement to perform this work is described below.

A specialty firm will install security-related equipment to integrate the new facility with the existing Weymouth plant security system. Installation of security-related equipment will be performed under a new comprehensive

security agreement which will address multiple Metropolitan facilities. Authority to enter into this new agreement will be requested from the Board in July 2007; funding for the work is included in this action.

Metropolitan staff will perform construction inspection of the contract. For this project, the anticipated cost of inspection and support is approximately 10 percent of the total construction cost. Engineering Services' goal for inspection of projects with construction cost greater than \$3 million is 9 to 12 percent.

Technical Support – Amendment to Existing Agreement

Tetra Design performed final design of the Weymouth Operations and Maintenance Building under a board-authorized agreement. As the architect of record, Tetra Design is recommended to provide technical support during construction. Amendment of the Tetra Design agreement is consistent with the agreement's scope of work and with the planned approach for project implementation.

This action authorizes an increase of \$105,000 to the existing agreement with Tetra Design, for a new not-to-exceed total of \$2,358,000, to provide technical support during construction of the Weymouth Operations and Maintenance Building. For this agreement, Metropolitan has established an SBE participation level of 20 percent. Tetra Design is an SBE firm and thus achieves 100 percent participation.

This project has been evaluated and recommended by Metropolitan's Capital Investment Plan Evaluation Team and funds have been included within the fiscal year 2006/07 capital budget. See [Attachment 1](#) for the Financial Statement, [Attachment 2](#) for the Abstract of Bids, and [Attachment 3](#) for the Location Maps.

Project Milestones

September 2008 – Completion of construction of the Weymouth Operations and Maintenance Building

Policy

Metropolitan Water District Administrative Code Section 5108: Appropriations

Metropolitan Water District Administrative Code Section 8121: General Authority of the General Manager to Enter Contracts

California Environmental Quality Act (CEQA)

CEQA determination for Option #1:

The environmental effects of funding, designing, constructing and operating the Weymouth Operations and Maintenance building was originally evaluated in the Final Environmental Impact Report (Final EIR) for the F. E. Weymouth Filtration Plant Ozonation Facilities and Site Improvements Program. The Final EIR was certified by the Board on April 12, 2005. The Board also approved the Findings of Fact (findings), the Statement of Overriding Considerations (SOC), and the Mitigation Monitoring and Reporting Program (MMRP). The current board actions are based on appropriation of funding and construction of the Weymouth Operations and Maintenance Building and not on any changes to the approved project. The previous environmental documentation acted on by the Board in conjunction with the proposed action fully complies with CEQA and the State CEQA Guidelines. No further CEQA documentation is necessary for the Board to act on the proposed action.

The CEQA determination is: Determine that the proposed action had been previously addressed in the certified 2005 Final EIR, findings, SOC, and MMRP and that no further environmental analysis or documentation is required.

CEQA determination for Option #2:

None required

CEQA determination for Option #3

None required

Board Options

Option #1

Adopt the CEQA determination and

- a. Appropriate \$11.7 million in budgeted funds;
- b. Award a \$9.03 million contract to Brutoco Engineering and Construction, Inc. to construct the Weymouth Operations and Maintenance Building; and
- c. Authorize an increase of \$105,000 to the existing agreement with Tetra Design, for a new not-to-exceed total of \$2,358,000.

Fiscal Impact: \$11.7 million of budgeted funds under Approp. 15369

Business Analysis: Under this option, all of the plant maintenance shop functions, which are now distributed throughout the Weymouth site, would be combined into a single building to increase plant maintenance efficiency. This new building will be designed and constructed in accordance with the current seismic and building code requirements. This project is scheduled in coordination with the planned major construction of the Weymouth ORP.

Option #2

Do not award the construction contract and re-advertise in an attempt to receive more favorable bids; and do not amend the existing agreement with Tetra Design until a construction contract is awarded.

Fiscal Impact: Unknown, but potentially higher than current bid.

Business Analysis: This option may or may not result in more favorable bids and would delay demolition of the mechanical shop and subsequent construction of the Weymouth ORP contactor outlet conduit.

Option #3

Do not award the construction contract and re-advertise after the Weymouth ORP is constructed to reduce the number of contractors working at the site; and do not amend the existing agreement with Tetra Design until a construction contract is awarded.

Fiscal Impact: Deferral of this project to a later date would likely result in higher construction costs due to increases in labor, fuel, and materials costs. Additional costs and inefficiencies would result with the temporary relocation of mechanical shop staff and equipment until after completion of Weymouth ORP construction.

Business Analysis: This option would reduce the number of contractors working simultaneously at the Weymouth Plant, while plant maintenance staff and shop equipment would need to be temporarily relocated so that the existing mechanical shop could be demolished. This would result in less efficient mechanical shop operations until the new building is constructed. This option would also defer an opportunity to house staff and key treatment plant maintenance functions in a seismically sound, code-compliant facility.

Staff Recommendation

Option #1

 _____ Roy L. Wolfe Manager, Corporate Resources	5/18/2007 Date
 _____ Jeffrey Nightlinger General Manager	5/25/2007 Date

Attachment 1 – Financial Statement

Attachment 2 – Abstract of Bids

Attachment 3 – Location Maps

Financial Statement for Weymouth Improvements Program

A breakdown of Board Action No. 23 for Appropriation No. 15369 is as follows:

	Previous Total Appropriated Amount (Apr. 2007)	Current Board Action No. 23 (Jun. 2007)	New Total Appropriated Amount
Labor			
Studies and Investigations	\$ 1,281,477	\$ -	\$ 1,281,477
Final Design	4,826,000	-	4,826,000
Owner Costs (Program management, contract administration)	3,590,000	487,000	4,077,000
Construction Inspection and Support	2,756,000	917,000	3,673,000
Metropolitan Force Construction	1,553,000	11,000	1,564,000
Materials and Supplies	1,105,000	261,000	1,366,000
Incidental Expenses	133,000	4,000	137,000
Professional/Technical Services	6,330,000		6,330,000
Tetra Design	-	105,000	105,000
Security Firm	-	200,000	200,000
Equipment Use	-		-
Contracts	38,055,685	9,030,000	47,085,685
Remaining Budget	6,039,838	685,000	6,724,838
Total	\$ 65,670,000	\$ 11,700,000	\$ 77,370,000

Funding Request

Program Name:	Weymouth Improvements Program		
Source of Funds:	Revenue Bonds, Replacement and Refurbishment or General Funds		
Appropriation No.:	15369	Board Action No.:	23
Requested Amount:	\$ 11,700,000	Capital Program No.:	15369-I
Total Appropriated Amount:	\$ 77,370,000	Capital Program Page No.:	E-70
Total Program Estimate:	\$ 163,000,000	Program Goal:	I-Infrastructure & Reliability

The Metropolitan Water District of Southern California

Abstract of Bids Received on May 8, 2007 at 2:00 P.M.

Specifications No. 1559

**F. E. Weymouth Water Treatment Plant
Operations and Maintenance Building**

The project consists of construction of the Operations and Maintenance Building at the Weymouth plant.

Engineer's Estimate: \$8,500,000

Bidder and Location	Total	SBE \$	SBE %	Met SBE*
Brutoco Engineering & Construction, Inc., Fontana, CA	\$9,030,000	\$3,166,293	35.09%	Yes
G-2000 Construction Inc., Agoura Hills, CA	\$9,995,200	-	-	-
EMMA Corporation, Santa Monica, CA	\$10,718,000	-	-	-

*SBE (Small Business Enterprise) participation set at 28 percent



