

**SPECIAL MEETING OF THE  
FLORIN RESOURCE CONSERVATION DISTRICT  
BOARD OF DIRECTORS**

**Agenda**

**Tuesday, July 13, 2021**

**6:00PM**

**8820 Elk Grove Blvd  
Elk Grove, CA 95624**

**Compliance with Government Code Section 54957.5**

The Board will discuss all items on the agenda, and may take action on any item listed as an "Action" item. The Board may discuss items that do not appear on the agenda, but will not act on those items unless there is a need to take immediate action and the Board determines by a two-thirds (2/3) vote that the need for action arose after posting of the agenda.

If necessary, the Meeting will be adjourned to Closed Session to discuss items on the agenda listed under "Closed Session." At the conclusion of the Closed Session, the meeting will reconvene to "Open Session."

**CALL TO ORDER, ROLL CALL AND PLEDGE OF ALLEGIANCE**

Public Comment – Please complete a Request to Speak Form if you wish to address the Board. Members of the audience may comment on matters that are not included on the agenda. Each person will be allowed three (3) minutes, or less if a large number of requests are received on a particular subject. No action may be taken on a matter raised under "Public Comment" until the matter has been specifically included on an agenda as an action item. Items listed on the agenda will be opened for public comment as they are considered by the Board of Directors.

**1. Administration Building Improvements Design Review**

(Bruce Kamilos, General Manager)

Associate Director Comment

Public Comment

**Recommended Action:           No action is required. This item is informational only.**

Adjourn to Regular Meeting – July 20, 2021

**COMPARISON OF SCHEDULE OF VALUES BUDGETS**  
Administration Building Tenant Improvements Project

7/10/2021

CSI CODE	DESCRIPTION	TOTAL VALUE 04/01/21	TOTAL VALUE 07/09/21	CHANGE IN VALUE	CHANGE IN PERCENT	
01930	Preconstruction Fees	\$ 19,900	\$ 19,900	\$ -	0%	■
01010	General Conditions	\$ 100,595	\$ 100,595	\$ -	0%	■
01090	General Requirements	\$ 13,095	\$ 13,095	\$ -	0%	■
02050	Demolition	\$ 69,560	\$ 69,560	\$ -	0%	■
02200	Site Work	\$ 75,929	\$ 155,801	\$ 79,872	105%	▲
02900	Landscaping	\$ 7,938	\$ 9,526	\$ 1,588	20%	▲
03300	Concrete	\$ 6,500	\$ 27,763	\$ 21,263	327%	▲
04200	Masonry	\$ 15,000	\$ 15,000	\$ -	0%	■
05050	Hand Rail	\$ -	\$ 4,875	\$ 4,875		▲
06100	Carpentry	\$ 3,500	\$ 2,000	\$ (1,500)	-43%	▼
06410	Cabinetry	\$ 71,682	\$ 92,910	\$ 21,228	30%	▲
07200	Insulation	\$ 17,780	\$ 24,167	\$ 6,387	36%	▲
07500	Roofing	\$ 4,500	\$ 8,695	\$ 4,195	93%	▲
07900	Waterproofing	\$ 6,500	\$ 10,750	\$ 4,250	65%	▲
08200	Doors, Frames & Hardware	\$ 51,667	\$ 63,975	\$ 12,308	24%	▲
08800	Glass & Glazing	\$ 44,298	\$ 65,054	\$ 20,756	47%	▲
09200	Exterior Finishes	\$ 17,500	\$ 17,500	\$ -	0%	■
09250	Drywall & Metal Studs	\$ 135,136	\$ 189,793	\$ 54,657	40%	▲
09300	Ceramic Tile & Stone	\$ 36,690	\$ 38,990	\$ 2,300	6%	▲
09500	Acoustic Treatment (ceiling only)	\$ 28,000	\$ 64,500	\$ 36,500	130%	▲
09680	Flooring	\$ 30,590	\$ 64,460	\$ 33,870	111%	▲
09900	Painting	\$ 16,820	\$ 22,515	\$ 5,695	34%	▲
10000	Specialties	\$ 23,825	\$ 28,038	\$ 4,213	18%	▲
11130	Audio Visual Equipment	\$ -	\$ -	\$ -		■
11450	Appliances	\$ -	\$ -	\$ -		■
12500	Window Treatments	\$ 2,689	\$ 6,460	\$ 3,771	140%	▲
13900	Fire Alarms	\$ 11,309	\$ 11,309	\$ -	0%	■
14000	Lifts & Elevators	\$ -	\$ -	\$ -		■
15300	Fire Sprinklers	\$ 21,404	\$ 21,404	\$ -	0%	■
15400	Plumbing	\$ 127,783	\$ 127,783	\$ -	0%	■
15500	HVAC	\$ 169,988	\$ 173,422	\$ 3,434	2%	▲
16600	Electrical	\$ 283,115	\$ 283,115	\$ -	0%	■
16700	Communications	\$ -	\$ -	\$ -		■
	Subtotal	\$ 1,413,293	\$ 1,732,955	\$ 319,662	23%	▲
	Liability Insurance & Warranty 1.0%	\$ 16,520	\$ 20,265	\$ 3,745	23%	▲
	Payment & Performance Bond 1.1%	\$ 18,172	\$ 22,292	\$ 4,120	23%	▲
	Subcontractor Payment & Performance Bond 3.0%	\$ 38,784	\$ 48,374	\$ 9,590	25%	▲
	Overhead 3.0%	\$ 49,559	\$ 60,796	\$ 11,237	23%	▲
	Profit 2.0%	\$ 33,039	\$ 40,531	\$ 7,492	23%	▲
	Project Contingency 5.0%	\$ 82,598	\$ 101,327	\$ 18,729	23%	▲
	<b>TOTAL PROJECT COST</b>	<b>\$ 1,651,965</b>	<b>\$ 2,026,540</b>	<b>\$ 374,575</b>	<b>23%</b>	<b>▲</b>

**ALTERNATE ADDS**

					NOTES
01410	Permits & Fees	\$ -	\$ -	\$ -	
01500	Testing	\$ -	\$ -	\$ -	
01507	Air Quality Consultant	\$ 2,370	\$ 2,370	\$ 2,370	
02440	Aggregate Base Removal / Replacement & Overkote Per Plan		\$ 91,135	\$ -	Use orig. design?
02800	Trellis Allowance	\$ 17,780	\$ 17,780	\$ 17,780	
02830	Site Fencing & Gates	\$ 91,563	\$ 129,834	\$ 129,834	
02900	Landscaping as Designed in Lieu of Repairs		\$ 219,601	\$ -	Defer
08800	Level 1 Bullet Resistant Public Lobby Wall		\$ 25,979	\$ 25,979	
09250	Interior Walls Full Height with Acoustically Enhanced Drywall		\$ 392,033	\$ -	HR/GM Office only
11130	Audio Visual Scope of Work at Multipurpose / Board Chambers		\$ 264,394	?	Significantly reduce (TBD)
11130	Audio Visual Scope of Work at Conference Rooms & Break Area		\$ 32,685	?	Significantly reduce (TBD)
11140	Allowance for Appliances including Plumbing Requirements		\$ 17,000	?	TBD
13700	Video Surveillance Scope of Work		\$ 44,299	?	TBD
13700	Access Control Scope of Work		\$ 123,263	?	TBD
13950	Intrusion Detection Alarm		\$ 25,478	?	TBD
16600	Generator & Enclosure	\$ 138,732	\$ 152,236	\$ 152,236	
16600	Electric Vehicle Charger Upgrade & SMUD Panel		\$ 31,646	\$ -	SMUD Rebate zeroes out
16600	Infrastructure & Landscape Patching for Owner Provided Fiber Optic Cable		\$ 21,335	?	TBD
	Total Alternate Adds		\$ 1,591,068	\$ 328,199	



**A.P. THOMAS**  
Construction, Inc.

## SCHEDULE OF VALUES

Site, Shell and Tenant Improvement  
07/09/21

PROJECT: Elk Grove Water District

SQ FT: 8,285

LOCATION: 9829 Waterman Road, Elk Grove

SITE SQ FT: 144,619

CSI CODE	DESCRIPTION	BUDGET	TOTAL VALUE
01930	Preconstruction Fees		\$ 19,900
01010	General Conditions		\$ 100,595
01090	General Requirements		\$ 13,095
02050	Demolition		\$ 69,560
02200	Site Work		\$ 155,801
02900	Landscaping		\$ 9,526
03300	Concrete		\$ 27,763
04200	Masonry		\$ 15,000
05050	Hand Rail		\$ 4,875
06100	Carpentry		\$ 2,000
06410	Cabinetry		\$ 92,910
07200	Insulation		\$ 24,167
07500	Roofing		\$ 8,695
07900	Waterproofing		\$ 10,750
08200	Doors, Frames & Hardware		\$ 63,975
08800	Glass & Glazing		\$ 65,054
09200	Exterior Finishes		\$ 17,500
09250	Drywall & Metal Studs		\$ 189,793
09300	Ceramic Tile & Stone		\$ 38,990
09500	Acoustic Treatment		\$ 64,500
09680	Flooring		\$ 64,460
09900	Painting		\$ 22,515
10000	Specialties		\$ 28,038
11130	Audio Visual Equipment		\$ -
11450	Appliances		\$ -
12500	Window Treatments		\$ 6,460
13900	Fire Alarms		\$ 11,309
14000	Lifts & Elevators		\$ -
15300	Fire Sprinklers		\$ 21,404
15400	Plumbing		\$ 127,783
15500	HVAC		\$ 173,422
16600	Electrical		\$ 283,115
16700	Communications		\$ -
	Subtotal		\$ 1,732,954
	Liability Insurance & Warranty 1.0%		\$ 20,265
	Payment & Performance Bond 1.1%		\$ 22,292
	Subcontractor Payment & Performance Bond 3.0%		\$ 48,374
	Overhead 3.0%		\$ 60,796
	Profit 2.0%		\$ 40,531
	Project Contingency 5.0%		\$ 101,327
	<b>TOTAL PROJECT COST</b>		<b>\$ 2,026,539</b>



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02440	Aggregate Base Removal / Replacement & Overkote Per Plan	\$ 91,135
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11130	Audio Visual Scope of Work at Multipurpose / Board Chambers	\$ 264,394
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11140	Allowance for Appliances Including Plumbing Requirements	\$ 17,000
13700	Video Surveillance Scope of Work	\$ 44,299
13700	Access Control Scope of Work	\$ 123,263
13950	Intrusion Detection Alarm	\$ 25,478
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16600	Electric Vehicle Charger Upgrade & SMUD Panel	\$ 31,646
16600	Infrastructure & Landscape Patching for Owner Provided Fiber Optic Cable	\$ 21,335



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03300	Concrete		\$ 6,500
04200	Masonry		\$ 15,000
05100	Steel		\$ -
06100	Carpentry		\$ 3,500
06410	Cabinetry		\$ 71,682
07200	Insulation		\$ 17,780
07500	Roofing		\$ 4,500
07900	Waterproofing		\$ 6,500
08200	Doors, Frames & Hardware		\$ 51,667
08800	Glass & Glazing		\$ 44,298
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Subtotal			\$ 1,413,292
Liability Insurance & Warranty 1.0%			\$ 16,520
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Overhead 3.0%			\$ 49,559
Profit 2.0%			\$ 33,039
Project Contingency 5.0%			\$ 82,598
<b>TOTAL PROJECT COST</b>			<b>\$ 1,651,964</b>



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01507	Air Quality Consultant	\$ 2,370
01508	Generator & Enclosure	\$ 138,732
	Trellis Allowance	\$ 17,780
	Site Fencing & Gates	\$ 91,563
	Lighting Package VE	\$ (38,513)
		\$ -

**Administration Building Budget Summary (orig.)**

4/6/2021

	Est. Total	Est. Paid FY20/21	Bal. Needed FY21/22
MFDB Architects	\$ 192,500.00	\$ 145,000.00	\$ 47,500.00
Bob Earl	\$ 65,000.00	\$ 35,000.00	\$ 30,000.00
Murphy Austin	\$ 32,718.00	\$ 32,718.00	\$ -
 Initial Bldg. Estimate	 \$ 1,902,409.00	 (includes pre-con, generator, site fencing costs)	
 FY21/22 Bldg (All Costs)			
A.P. Thomas	\$ 1,902,409.00		
MFDB Architects	\$ 47,500.00		
Bob Earl	\$ 30,000.00		
Bldg Permit Fees	\$ 3,353.00		
Furniture	\$ 200,000.00		
Telephone System	\$ 30,000.00	(per Thomas Dainat)	
Security	\$ 30,000.00	(\$1,500 per camera x 20 cameras)	
Audio Visual System	\$ 10,000.00		
Repaving	\$ 50,000.00		
Total	\$ 2,303,262.00		
 Total Admin. Bldg. FY 21/22 Budget	 <b>\$ 2,300,000.00</b>		

**Administration Building Budget Summary (rev.)**

7/10/2021

	Est. Total	Est. Paid FY20/21	Bal. Needed FY21/22
MFDB Architects	\$ 192,500.00	\$ 145,000.00	\$ 47,500.00
Bob Earl	\$ 65,000.00	\$ 35,000.00	\$ 30,000.00
Murphy Austin	\$ 32,718.00	\$ 32,718.00	\$ -
 Initial Bldg. Estimate	 \$ 2,500,000.00		
 FY21/22 Bldg (All Costs)			
A.P. Thomas	\$ 2,500,000.00		
MFDB Architects	\$ 47,500.00		
Bob Earl	\$ 30,000.00		
Bldg Permit Fees	\$ 3,353.00		
Furniture	\$ 163,000.00	(provided by MFDB subconsultant)	
Telephone System	\$ 30,000.00	(per Thomas Dainat)	
Total	\$ 2,773,853.00		
 Total Admin. Bldg. FY 21/22 Budget (Rev.)	 <b>\$ 2,775,000.00</b>	 (revised estimate)	