

**APPROVED**  
FEB 21 2007

REPORT OF GENERAL MANAGER

NO. 07-39

DATE February 21, 2007

**BOARD OF RECREATION  
and PARK COMMISSIONERS**

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BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA RECREATION CENTER - BATHHOUSE RENOVATION (#1300P) (W.O. #E170250F) - MEMORANDUM OF UNDERSTANDING BETWEEN THE DEPARTMENT OF RECREATION AND PARKS, THE BUREAU OF ENGINEERING OF THE DEPARTMENT OF PUBLIC WORKS, AND THE DEPARTMENT OF GENERAL SERVICES FOR CONSTRUCTION OF THE BATHHOUSE RENOVATION - FINAL ACCEPTANCE

R. Adams	_____	J. Kolb	_____
J. Combs	_____	F. Mok	_____
H. Fujita	_____	K. Regan	_____
S. Huntley	_____	*M. Shull	<i>[Signature]</i>

*[Signature]*  
General Manager

Approved \_\_\_\_\_ Disapproved \_\_\_\_\_ Withdrawn \_\_\_\_\_

RECOMMENDATION:

That the Board:

1. Approve the final acceptance of the work performed under the Memorandum of Understanding with the Department of General Services for the Reseda Recreation Center - Bathhouse Renovation (#1300P) (W.O. #E170250F) project, as outlined in the body of this report; and,
2. Authorize the Board Secretary to furnish the Department of General Services with a Letter of Completion for the project.

SUMMARY:

The Reseda Recreation Center – Bathhouse Renovation (#1300P) (W. O. #E170250F) project is located at 18411 Victory Boulevard, Reseda. The project included renovating the existing restrooms to current ADA standards, installing air conditioning units in the upstairs recreation room, repainting the building’s interior and exterior walls, and installing upgrades for the Department of Water and Power electrical service.

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The project was completed on June 30, 2006, and the pool and bathhouse are open to the public for use.

### Background - Original MOU and First Amendment

On June 4, 2004, the Board approved a Memorandum of Understanding (MOU) between the Department of Recreation and Parks (RAP), the Bureau of Engineering (BOE) and the Department of General Services (GSD) for the renovation and retrofit of the existing bathhouse and associated site work, with a construction budget of \$765,360 (Board Report No. 04-184). In June 2005, the City Council approved an additional \$100,000 increasing the budget to \$865,360 when termite damage and unforeseen rot damage were encountered (Council File No. 04-0600-S56). The GSD later reported that the extent of the damage was significantly more than first anticipated and that additional funds were needed to address the termite damage and to complete the repairs. The resulting construction shortfall was \$545,422 for a revised project construction budget of \$1,410,782. On October 19, 2005, the Board approved a MOU Amendment and authorized a revised project construction budget of \$1,410,782 to complete the project (Board Report No. 05-287).

### Background - Second Amendment

On April 1, 2004, the Department of Water and Power (DWP) had requested that Recreation and Parks install a centralized metering station and a centralized electrical vault for the entire park. BOE had indicated to DWP the project did not have the funding necessary to provide a centralized electrical service. With Council Office help DWP compromised their requirement in March 2005, and had only requested that we provide an electrical vault for the Bath House, Senior Center and Tennis Courts. GSD was requested to open the pool for public operation in July 2005 and work related to electrical vault and HVAC installation would resume after the summer pool season had been completed by September 5, 2005. In November 2005, GSD informed the BOE that an additional \$300,000 was needed for the construction of an electrical vault, HVAC installations, and completion of the bathhouse public restrooms. GSD indicated that \$190,000 of the \$300,000 was for the Department of Water and Power to provide electrical service to the bathhouse building's upstairs air conditioner. The City Council as part of the Mid-Year Adjustment and Financial Status Report approved in March, 2006, an additional \$300,000 to complete renovation and retrofit work (Council File No. 05-0600-S56).

The MOU has been revised to reflect this new cost ceiling (Board Report 06-168) and this Amendment No. 2 brought the total approved funding for the project to \$1,710,782 as noted in the following table, as instructed on March 2, 2006, by the LA for Kids Steering Committee.

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Funding Source	Fund/Dept/Acct No.	MOU Approved (Board Report No. 04-184)	Appropriations Increased (Council File No. 04-0600-S56)	MOU Amendment Approved (Board Report No. 05-287)	Appropriations Increased & Bid Amendment (Council File No. 05-0600-S56)
Prop K-3	43L/10/P290	\$ -	\$ -	\$ -	\$ -
Prop K-6	43K/10/T431	\$ -	\$ -	\$ -	\$ -
Prop K-7	43K/10/V431	\$ 765,360	\$ -	\$ -	\$ -
Sites & Facilities	209/88/V200	\$ -	\$ 100,000	\$ -	\$ -
Quimby	302/88/460K	\$ -	\$ -	\$ 545,422	\$ -
General Fund	RE/440K-RE	\$ -	\$ -	\$ -	\$ -
	Reserved for Economic Uncertainties	\$ -	\$ -	\$ -	\$ 300,000
<b>TOTAL</b>		\$ 765,360	\$ 100,000	\$ 545,422	\$ 300,000

No Office of Contract Compliance (OCC) issues exist because the project was done by GSD.

FISCAL IMPACT STATEMENT:

The budgeted operating and maintenance costs for the Reseda Recreation Center are already included in the Department's annual budget.

Prepared by Ray Araujo, Project Manager. Reviewed by Neil Drucker, Program Manager, Recreational and Cultural Facilities Program; Bradley M. Smith, P.E., Bureau of Engineering.