



**AGENDA
CARVER HEIGHTS/MONTCLAIR AREA COMMUNITY REDEVELOPMENT
AGENCY
COMMISSION CHAMBERS, CITY HALL
TUESDAY, MAY 27, 2014 5:10 PM**

1. CALL TO ORDER

INVOCATION

PLEDGE TO THE FLAG OF THE UNITED STATES OF AMERICA

2. APPROVE MINUTES:

- A. Meeting held April 23, 2012
- B. Meeting held March 25, 2013
- C. Meeting held January 27, 2014

3. RESOLUTIONS:

- A. Resolution authorizing amendment two for additional work related to electrical, plumbing and interior improvements to the Mispah/Simmons Apartment complex

4. ROLL CALL:

5. ADJOURN

CARVER HEIGHTS/MONTCLAIR AREA COMMUNITY DEVELOPMENT AGENCY

Item No: 3A.

Meeting Date: May 27, 2014

From: Ken Thomas, Director of Housing & Economic Development
Michael Cavanaugh, Project Manager

Subject: Resolution authorizing amendment two for additional work related to electrical, plumbing and interior improvements to the Mispah/Simmons Apartment Complex

Staff Recommendation:

Staff recommends approval of the resolution authorizing execution of amendment two to the existing construction services agreement with L&SF Engineering Consultant Corporation for an additional \$45,225.00.

Analysis:

The City of Leesburg issued a notice to proceed on November 4, 2013 to L&SF Engineering Consultants Corporation for the Mispah/Simmons Apartment Complex renovation project. The project is currently ahead of schedule and anticipates receiving a certificate of occupancy (CO) prior to contract close out date of July 7, 2014. However, based on some existing conditions, several improvements require a change order to facilitate project completion. The improvements were identified by the Project Manager, Lake County Representatives and the General Contractor as needed improvements to complete the project. The following is a list of items required to complete the project:

Remove drywall and replaced with new (not part of original scope)	
Material \$4,758.00 plus Labor \$6,480	= \$11,238.00
Supply and install new drainage copper lines for 12 a/c units	= \$ 6,300.00
Electrician add p-rings at washer/dryer area due to added framing	= \$ 368.00
Electrician made changes to exterior a/c disconnects (could not reuse)	= \$ 600.00
Electrician rewired and installed new boxes in bldg. 1 due to water damage	= \$ 691.00
Replace and rewire six bathrooms	= \$ 837.00
Install new hard-wired smoke detectors	= \$ 6,097.00
Add additional sod and fill to reduce flooding of complex (not in original scope)	= \$ 5,500.00
Paint sections of the existing ceiling; ceiling is stained in certain areas	\$ 2,800.00
Sub-Total =	\$ 34,431.00
General Contractor overhead and profit	\$ 3,443.00
Leesburg Electric Department (cost associated with reconnecting bldg)	\$ <u>7,351.00</u>
Total =	\$ 45,225.00

Options:

1. Approve the resolution authorizing execution of the contract amendment with L&SF Engineering Consultant Corporation; and/or
2. Such alternative action as the Commission may deem appropriate

Fiscal Impact:

Funds are available in the Carver Heights CRA note. However, the \$7,351.00 to reconnect services will be paid by Electric Department.

Submission Date and Time: 5/22/2014 3:13 PM

Department: _____ Prepared by: _____ Attachments: Yes___ No ___ Advertised: ___Not Required ___ Dates: _____ Attorney Review : Yes___ No ___ Revised 6/10/04	Reviewed by: Dept. Head _____ Finance Dept. _____ Deputy C.M. _____ Submitted by: _____ City Manager _____	Account No. <u>017-6190-559-6210</u> <u>041-1099-531-6310</u> Project No. <u>1701NV</u> <u>410004</u> WF No. <u>Various</u> <u>727790</u> Budget _____ Available _____
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RESOLUTION NO. _____

RESOLUTION OF THE COMMISSION OF THE
CARVER HEIGHTS/MONTCLAIR AREA
AUTHORIZING AMENDMENT TWO FOR
ADDITIONAL WORK RELATED TO ELECTRICAL,
PLUMBING AND INTERIOR IMPROVEMENTS
TO THE MISPAH/SIMMONS APARTMENT
COMPLEX; AND PROVIDING AN EFFECTIVE
DATE.

BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF LEESBURG,
FLORIDA:

THAT the Chairperson and City Clerk are hereby authorized to execute amendment two of an agreement with L&SF Engineering Consultant Corporation whose address is Post Office Box 2083, Palm Harbor, Florida 34682 for electrical, plumbing and interior improvements at Mispah/Simmons Apartment complex.

THAT this resolution shall become effective immediately.

PASSED AND ADOPTED by the City Commission of the City of Leesburg, Florida, at a regular meeting held the 27th day of May, 2014.

Chairperson

ATTEST:

Secretary/City Clerk