

44BOARD REPORT

NO. 26-092

DATE May 07, 2026

C.D. 3

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA SKATE FACILITY – RESEDA ICE SKATING AND ROLLER RINK (PRJ21167) (PRJ21326) (W.O. #E170121F) PROJECT – REQUEST TO INCREASE CONSTRUCTION CONTINGENCY – EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE 5, SECTION 15061(b)(3) [WHERE IT CAN BE SEEN WITH CERTAINTY THAT THERE IS NO POSSIBILITY THAT THE ACTIVITY IN QUESTION MAY HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT, THE ACTIVITY IS NOT SUBJECT TO CEQA] OF CALIFORNIA CEQA GUIDELINES AND ARTICLE II, SECTION 2(i) OF CITY CEQA GUIDELINE

B. Aguirre	_____	M. Rudnick	_____
B. Jones	_____	for* C. Santo Domingo	<u>DF</u>
C. Stoneham	_____	N. Williams	_____

General Manager

Approved _____ Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Approve an increase to the construction contract contingency amount for the Reseda Skate Facility – Reseda Ice Skating and Roller Rink (PRJ21167)(PRJ21326)(W.O. #E170121F) Project from the current amount of \$4,794,481, or 27% of the original contract amount, to a not-to-exceed amount of \$7,092,866, or 40% of the original contract amount.
2. Determine that the proposed Board of Recreation and Park Commissioners' (Board) action is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article 5, Section 15061(b)(3) [Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA] of California CEQA guidelines and Article II, Section 2(i) of City CEQA Guidelines, and direct staff to file a Notice of Exemption (NOE) with the Los Angeles County Clerk and the Governor's Office of Land Use and Climate Innovation.
3. Authorize RAP's Chief Accounting Employee to prepare a check to the Los Angeles County Clerk in the amount of \$25.00 for the purpose of filling an NOE,
4. Authorize the City Engineer to negotiate and approve future change orders up to the new construction contingency amount; and,

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5. Authorize RAP's Chief Accounting Employee to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

The Reseda Ice Skating and Roller Rink Project (Project) is located at 18128 and 18210 Sherman Way, in the Reseda area of the city, and includes the development of an ice-skating rink and a roller hockey rink. Due to the facilities and features proposed for the Project, the Project will meet the standards for a Community Park, as defined in the City's Public Recreation Plan.

The Project is currently in the Construction Phase; it is approximately 79% complete, with an anticipated substantial completion date of December 2026.

BACKGROUND

On July 21, 2022, the Board approved Report No. 22-197 awarding the Project's construction contract to Ford E.C., Inc. in the amount of \$17,732,165 with a construction contingency of \$1,773,491 for a total construction contract commitment of \$19,505,656. Due to funding availability, the construction contract was awarded with a funding shortfall of \$2,227,669, which included a funding clause that limits the City's contractual liability to the amount of available funds.

On April 20, 2023, the Board approved Report No. 23-078 committing an additional \$2,230,000 to this Project, filling the contractual funding gap. The total funding for the Project is \$19,507,987 with a construction contingency of \$1,773,491.

On January 4, 2024, the Board approved Report No. 24-003 approving an increased contingency amount to \$3,545,792, or 20% of the original contract amount. This contingency amount covered change orders due to unforeseen soil and vapor mitigation work and equipment capital investment needs.

On June 9, 2025, the Board approved Report No. 25-080 approving an increased contingency amount to \$4,794,481, or 27% of the original contract amount. This contingency amount covered change orders due to a revised design and its required supplemental plan check and testing.

Increase in Construction Contingency

As of February 1, 2026, one hundred thirty change orders have been executed in the amount of \$4,550,807, or 25.60% of the original contract amount. Of the construction contract contingency amount that was approved previously, \$243,674 remains. The following table summarizes the change orders issued to date by category and the attached Change Order Log (Attachment No. 5) provides a listing of all the change orders.

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Change Order Expenditure Summary as of February 1, 2026			
Change Order Type	Number of Change Orders	Cumulative Costs	Percentage (%) of Base Contract Amount
Unforeseen Conditions	45	\$2,185,382	12.32%
Errors & Omissions	68	\$1,892,837	10.67%
Change in Scope	17	\$472,588	2.67%
Total	130	\$4,550,807	25.66%
Contingency per BR 25-080		\$4,794,481	
Remaining Contingency		\$243,674	

By increasing the contingency by \$2,298,385 for a total construction contingency of \$7,092,866, or 40% of the original contract amount, it would allow the Bureau of Engineering (BOE) to address pending change orders and any additional change orders needed for the successful completion of the Project. Significant contributors to the change order amount were costs incurred due to unforeseen conditions, including past time impacts, material escalation, and labor rate escalations.

Unforeseen Conditions

The project incorporates design elements of the super structure which were provided by Ford E.C., the contractor, while the rest of the project design elements were provided by the project's architect of record. Due to the project having these two disparate design sources, the interfacing of these designs has created many unforeseen conditions. Some of these unforeseen conditions are: fence and gate modifications to meet operational and code requirements, structural modifications to foundation plates due to rebar conflicts, modifications of the steel structure to accommodate the entry portal, and modifications to the fire sprinkler system due to structural steel changes.

Errors and Omissions

Pending change orders to be processed in this category are centered on changes to the fence to provide non-conductive fencing for electrical grounding, duct modifications, additional signage, out of sequence scope and modifications to the CMU walls to accommodate the Zamboni charging infrastructure.

Owner Requested Additional Scope

Recent site visits from RAP's chosen operator of the facility resulted in a request that almost doubled the number of conduits needed to feed the AV system and scoreboard. This request also initiated a time impact change order that is currently being negotiated.

Time Impact

Ford, E.C. has submitted several additional Time Impact Analysis (TIA) for review and consideration by the Project Team. They center on delays incurred by steel structure modifications, additional conduit installation, delayed RFI responses, Sump Pump Pit redesign and installation modifications, LADWP power installation, and anticipated delays for the RFI's that will resolve other issues related to the AV and scoreboard sub-structure being supported by the

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super-structure. These time delays will probably result in a time impact change order that will be negotiated and that result in compensable time.

Compensable Delay

The Project team has acknowledged the need to reimburse the contractor for approximately 85 days of compensable time related to past approved change orders.

Schedule Acceleration

Due to the recent closure of a nearby LA Kings facility, the Council office and operator have requested the schedule be accelerated. The Project team and contractor are actively preparing an analysis to accelerate the schedule, which will undoubtedly have cost impacts.

The future change orders are currently being negotiated to ensure timely completion, but they cannot be executed until the revised contingency is approved.

PROJECT FUNDING

In Fiscal Year 25/26 the City Budget included an additional appropriation of \$3,000,000 dollars to the project to address the contingency needs. As indicated below, staff proposes allocating approximately \$2.34 million to this project to meet contingency needs.

FUNDING SOURCE MATRIX

The funds below have been used to award the contract and contingency for this Project.

Previously Approved Funding Table			
Funding Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	2.91%
Park Fees	302/89/89718H	\$7,439,891.99	33.10%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	11.41%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	4.70%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	19.09%
CIEP	100/54/00T785	\$1,000,000.00	4.45%
MICLA FY 21-22	298/50/50VPMB	\$1,000,000.00	4.45%
MICLA FY 22-23	298/50/50WPBB	\$1,500,000.00	6.67%
MICLA FY 23-24	298/50/50YPBB	\$1,722,301.00	7.66%
CIEP	100/54/00T785	\$1,248,689.00	5.55%
TOTAL		\$22,478,977.00	100%

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Revised Funding Table (Changes noted in Bold)			
Funding Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	2.64%
Park Fees	302/89/89718H	\$7,439,891.99	29.97%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	10.33%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	4.26%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	17.29%
CIEP	100/54/00T785	\$1,000,000.00	4.03%
MICLA FY 21-22	298/50/50VPMB	\$1,000,000.00	4.03%
MICLA FY 22-23	298/50/50WPBB	\$1,500,000.00	6.04%
MICLA FY 23-24	298/50/50YPBB	\$1,722,301.00	6.94%
CIEP	100/54/00T785	\$1,248,689.00	5.03%
MICLA FY 25-26	298/50/50CPBB	\$2,346,054.00	9.45%
TOTAL		\$24,825,031.00	100.00%

TREES AND SHADE

Per Report No. 22-197, a total of thirteen trees will be removed as part of the Project. The RAP arborist determined that all the trees are eligible to be removed. The Project includes the installation of ten new trees, including two Coastal Live Oak, five Red Push Pistache, and three Maverick Mesquite. All the trees will be in the outdoor roller rink and parking lot.

At the time of construction completion, the new trees will provide approximately 80 square feet of canopy coverage. Five years after construction, it is anticipated that those trees will provide approximately 145 square feet of canopy coverage.

ENVIRONMENTAL IMPACT STATEMENT

The Board approved the proposed Project on July 21, 2022 (BR. 22-197) and determined that the Project is exempt from the provisions of the CEQA. Supplemental funding to the Project with no changes to the Project scope that would cause significant direct or indirect impacts on the environment was added first on April 20, 2023 (BR. 23-078), January 3, 2024 (BR. 24-003) and June, 9 2025 (BR 25-080). The proposed Board action consists of an increase to the construction contract contingency amount and does not include any change to the Project that could imply additional significant direct or indirect impacts on the environment.

Based on these considerations, RAP Staff recommends that the Board determines that the proposed activity is exempt from the provisions of CEQA pursuant to Article 5, Section 15061(b)(3) of California CEQA Guidelines and Article II, Section 2(i) of City of Los Angeles CEQA Guidelines. RAP Staff will file a Notice of Exemption with the Los Angeles County Clerk and the Governor’s Office of Land Use Planning and Climate Innovation upon Board’s approval

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FISCAL IMPACT STATEMENT

The approval of this increase to the construction contract contingency amount (and related actions) for this Project will have no fiscal impact on RAP's General Fund. The maintenance of the proposed park improvements will be performed by the contracted facility operator with no overall impact on the Department's maintenance staff.

This Report was prepared by Ray Araujo P.E., Project Manager, Civil Engineer; and reviewed by Ohaji Abdallah, Prop K Program Manager, BOE Architectural Division.

LIST OF ATTACHMENTS

1. Attachment No. 1 – Report No. 22-197
2. Attachment No. 2 – Report No. 23-078
3. Attachment No. 3 – Report No. 24-003
4. Attachment No. 4 – Report No. 25-080
5. Attachment No. 5 - Change Order Log Dated February 1, 2026

APPROVED

July 21 2022

BOARD OF RECREATION AND PARK COMMISSIONERS

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NO. 22-197

DATE July 21, 2022

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BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA SKATE FACILITY – RESEDA ICE SKATING AND ROLLER RINK (PRJ21167) (PRJ21326) (W.O. #E170121F) PROJECT – APPROVAL OF FINAL PLANS AND SPECIFICATIONS; COMMITMENT OF PARK FEES; AWARD OF CONTRACT; CATEGORICAL EXEMPTION FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) UNDER PUBLIC RESOURCES CODE SECTION 21080 AND ARTICLE 19, SECTIONS 15325 [TRANSFER OF OWNERSHIP OF INTEREST IN LAND IN ORDER TO PRESERVE OPEN SPACE, HABITAT OR HISTORICAL RESOURCES] AND 15332 [IN-FILL DEVELOPMENT] OF CALIFORNIA CEQA GUIDELINES

AP Diaz _____ M. Rudnick _____
 H. Fujita _____ *for* *C. Santo Domingo *DF* _____
 B. Jackson _____ N. Williams _____

Paul Dennis Williams for
 General Manager

Approved X Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Approve the final plans and specifications, substantially in the form on file with the Board of Recreation and Park Commissioners (Board) Office and attached as Attachment 1 to this Report, for the Reseda Skate Facility (PRJ21167) (PRJ21326) (W.O. #E170121F) Project (Project) (Attachment No. 1, Final Plans and Specifications);
2. Authorize Department of Recreation and Parks (RAP) staff to commit from the following fund and work order numbers, a total of Five Million Four Hundred Thousand Dollars (\$5,400,000.00) in Park Fees, for the proposed Project:

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP001068
Park Fees	302/89/89716H	QM174570
Park Fees	302/89/89718H	QP002114
Park Fees	302/89/89718H	QP001731
Park Fees	302/89/89716H	QM184978
Park Fees	302/89/89716H	QM195473
Park Fees	302/89/89718H	QP002466
Park Fees	302/89/89718H	QP002575

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<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP001068
Park Fees	302/89/89716H	QT082210
Park Fees	302/89/89718H	QP002354

3. Award the construction contract for the Project to Ford E.C., Inc., in the amount of Seventeen Million, Seven Hundred and Thirty-Two Thousand, One Hundred Sixty-Five Dollars (\$17,732,165), according to the Final Plans and Specifications, subject to the application of a “funding clause” under the construction contract for the Project limiting the City’s liability for construction contract payments for this Project to the amount of funding appropriated for such use, which is currently \$17,277,987 as authorized in this Report, and limiting Ford E.C., Inc’s obligation to perform under such construction contract award to the amount appropriated by the City for such use;
4. Authorize the Department of Recreation and Parks’ (RAP) Chief Accounting Employee to encumber funds for this Project in the amount of Seventeen Million, Two Hundred and Seventy-Seven Thousand, Nine Hundred Eighty-Seven Dollars (\$17,277,987) from the funding sources and account numbers noted in the summary of this Report;
5. Approve the authorization of change orders as authorized under Report No. 06-136, for the construction contract awarded in this Report for this Project in the construction budget contingency amount of One Million, Seven Hundred Seventy-Three Thousand, Four Hundred Ninety-One dollars (\$1,773,491);
6. Direct RAP staff to work with the Bureau of Engineering (BOE), Office of the Chief Administrative Officer (CAO), and other City staff to identify additional funds in the amount of Two Million, Two Hundred Twenty-Seven Thousand, Six Hundred Sixty Nine Dollars (\$2,227,669) to fully fund the construction of the Project under the construction contract award and the construction budget contingency authorized under this Report;
7. Determine that the proposed Project is categorically exempt from the California Environmental Quality Act (CEQA) under Public Resources Code Section 21080 and Article 19 Sections 15325 [Transfer of ownership of interest in land in order to preserve open space, habitat or historical resources] and 15332 [In-fill development] of State CEQA Guidelines;
8. Authorize RAP’s Chief Accounting Employee to prepare a check to the Los Angeles County Clerk in the amount of \$75.00 for the purpose of filing a Notice of Exemption (NOE); and,
9. Authorize the RAP Chief Accounting Employee or Designee to make technical corrections as necessary to carry out the intent of this Board Report.

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SUMMARY

The Reseda Ice Skating and Roller Rink (PRJ21167) (PRJ21326) (W.O. #E170121F) Project (Project) is located at 18128 and 18210 Sherman Way, in the Reseda area of the City, and is proposed to include the development of an ice-skating rink and a roller hockey rink, and a small parking area.

BACKGROUND

On January 17, 2018 the Board authorized RAP to proceed with the acquisition of four CRA/LA parcels, totaling 2.13 acres, for the construction of the Project (Report No. 18-014). The Board action included various requests for the Department of General Services to implement the property acquisition on behalf of RAP.

The Board also approved the proposed conceptual plan for the Project to locate the roller skate park and the ice rink facility at the two parcels on 18210 Sherman Way.

The approved conceptual plan for the Project included:

- A 60' x 120' roller hockey rink built on grade with a shade structure and 1,200 square-foot building to house related rink offices, restrooms and storage.
- An approximately 26,800 square-foot ice rink building with a 85' x 200' ice surface, cooling infrastructure, ice grooming equipment storage, Zamboni machine room, locker rooms for two teams, restrooms, office space, public seating, skate rental area, pro shop and concessions space, and other ancillary spaces required by ice hockey and figure skating.
- A 127-space parking lot with driveways, fencing, landscaping and security lighting

On October 1, 2020, the Board authorized RAP to proceed with preliminary acquisition activities for portions of two parcels located at 18214 Sherman Way (Magnolia Property) in order to facilitate the implementation of the Project (Report No. 20-195). Relatedly, on June 16, 2022, the Board gave final authorization to acquire the Magnolia Property on terms and conditions described in Report No. 22-171. As detailed in both reports, the purpose of the acquisition of the Magnolia Property is to provide additional space for the Project in order to achieve the optimal and most cost-efficient design for the Project; meet all the programming and operation and maintenance requirements; and meet other Project requirements without the need to construct a multi-story building on the current site. The acquisition of the Magnolia Property is still pending completion.

On February 17, 2022, the Board approved the Project in substantial conformance with the Final Plans and Specifications set forth in this report and authorized the Project to be bid and constructed through RAP's As-Needed Pre-Qualified General Contractors for Park Facilities Construction – New Facility Construction (PQGC) (Report No. 22-029). The Final Plans and Specifications submitted under this Report incorporates minor revisions to the previously

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approved Project plans to address Building and Safety Plan Check and BOE constructability review.

The proposed scope of work for the Project includes the following:

- Demolition and foundation work, as well as building the ice rink building (approximately 26,800 square feet in size), within a flexible membrane type structure designed to house an 85' x 200' ice surface with an electrical and machine room, four locker rooms, ADA compliant restrooms, office space, a skate rental area, a pro shop and concessions. The ice rink building (which will include four locker rooms and the bleacher seating areas) would be located at the back parcel of 18210 Sherman Way (which will incorporate the Magnolia Property).
- All necessary Fixtures, Furnishing and Equipment (FF&E) for the ice rink building, including all the related ice-making equipment, related sub-floor ice rink piping, dasher boards, dehumidifier equipment, score board and sound systems, specialty lighting, all building furnishings include benches, bleachers, scoreboard, skate racks, skate sharpeners and vending machines.
- Building the outdoor roller rink, with all the program components. The roller rink will be fenced all around with gates on the north side and south side to allow access for the Fire Department, visitors, and patrons of the ice-skating facility. The outdoor roller rink will be located in the front parcel of 18210 Sherman Way.

This Project is a Proposition K specified project. As required by the Proposition K - L.A. For Kids Program, four (4) Local Voluntary Neighborhood Oversight Committee (LVNOC) were conducted. Meetings were conducted on January 13, 2020, and virtually on January 14, 2021, May 12, 2022, and June 9, 2022 respectively. The community, the LVNOC and Council District 3 are in full support of the Project.

The City Engineer's estimate of the Project's construction cost was Seventeen Million, Three Hundred Thirty-Five Thousand Dollars (\$17,335,000).

The Project went out to bid on February 10, 2022, and on May 4, 2022, the Board office received a total of two (2) bids for the Project as follows:

<u>Bidders</u>	<u>Bid</u>
Ford E.C., Inc.	\$17,732,165
2H Construction, Inc.	\$20,833,350

The bid specification states the lowest bidder would be determined to be the responsible and responsive bidder submitting the lowest Bid. Ford E.C., Inc. (Ford E.C.) submitted the lowest bid

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in the amount of Seventeen Million, Seven Hundred Thirty-Two Thousand, One Hundred Sixty-Five Dollars (\$17,732,165).

Ford E.C. has successfully posted all the required Business Inclusion Program (BIP) outreach documentation on the Regional Alliance Marketplace for Procurement Los Angeles (RAMPLA) that demonstrate satisfactory effort to Minority Business Enterprise (MBE), Women Business Enterprise (WBE), Small Business Enterprise (SBE), Emerging Business Enterprise (EBE), Disabled Veteran Business Enterprise (DVBE), and Other Business Enterprise (OBE) for sub-bid or subcontracting businesses. Staff has evaluated the outreach documentation submitted by Ford E. C. and determined that it has passed all six indicators as required for the effort to obtain sub-bid/subcontracting participation by MBE, WBE, SBE, EBE, DVBE and OBE businesses, and is in compliance with the BIP outreach requirements. The outreach documentation package is on file in the Board Office, and a synopsis of the said package is attached to this Report (Attachment No. 3, BIP Evaluation Result for Ford E.C.).

City Staff has reviewed the bid submitted by Ford E.C. and found it to be in order. City Staff recommends that the Board find Ford E.C. to be the lowest responsive and responsible bidder, and award the construction contract for the Project to Ford E.C. for a total construction contract amount of Seventeen Million, Seven Hundred Thirty-Two Thousand, One Hundred Sixty-Five Dollars (\$17,732,165). The budgeted amount for construction contingency is One Million, Seven Hundred Seventy-Three Thousand, Four Hundred Ninety-One dollars (\$1,773,491). The total amount of the construction budget, which includes the construction contract amount and the construction budget contingency, is \$19,505,656.

The funds are available to award the contract for this Project in the following accounts:

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>AVAILABLE AMOUNT</u>
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00
Prop K – Gap	43K/10/10RPBM	\$4,291,668.00
CIEP	100/54/00T785	\$1,000,000.00
MICLA FY 21-22	298/50/MICLA	\$1,000,000.00
MICLA FY 22-23	298/50/MICLA	\$1,500,000.00
Park Fees	302/89/89716H	\$654,608.01
Park Fees	302/89/89718H	\$5,209,891.99
Total		\$17,277,987.00

Upon approval of this Report, Five Million, Four Hundred Thousand Dollars (\$5,400,000) in Park Fees can be committed to the Project. These Park Fees were collected within five (5) miles of

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Reseda Skate Park which is the standard distance for the commitment of Park Fees for community recreational facilities pursuant to Los Angeles Municipal Code Section 12.33 E.3

As noted above, the total construction budget for this Project (inclusive of contingency) is \$19,505,656. As the table of available funding sources above indicates, there is currently a shortfall in the construction budget of \$2,227,669. The BOE and the CAO are working together to identify funding sources to close this shortfall in the 2023-2024 Fiscal Year. This report directs RAP staff to work with BOE and CAO and other City staff to identify funds to close the shortfall. Once additional funds are identified, RAP staff will return to the Board for authorization to encumber and appropriate such funds to the construction of this Project.

Ford E.C. Inc., as a PQGC, has already executed a contract with RAP which governs construction projects that may be awarded to it by RAP. In order to protect the City in instances of projects that are awarded but that may be underfunded at the time of the construction award, a “funding clause” has been included in the contract which limits the City’s liability for an awarded project to the amount of funding appropriated by the City for the project. The language is as follows:

“Notwithstanding the foregoing, the CITY’s liability for each Awarded Project shall be limited to the amount of funding then appropriated for the Awarded Project, which may be less than the Awarded Amount. If the CITY appropriates additional funds to the Awarded Project, the City’s liability shall be to the extent of such appropriation(s), subject to the terms and conditions of this Contract and the Bid Documents for the Awarded Project. CONTRACTOR shall not be required to perform any work on an Awarded Project in excess of the amount appropriated for the Awarded Project.”

The Board’s award of the construction contract for this Project to Ford E.C., Inc. under this Report will be subject to the application of the above funding clause to this Project. The Notice to Proceed to Ford E.C., Inc. for this Project will identify the currently appropriated amount for this Project. As noted previously, the acquisition of the Magnolia Property is still pending completion. The Notice to Proceed will not be issued until the acquisition of the Magnolia Property is completed.

TREES AND SHADE

A total of thirteen (13) trees is proposed to be removed (seven (7) palm trees, three (3) unprotected trees, and three (3) newly installed trees) as part of this Project. The RAP arborist determined that all of the trees are eligible to be removed. All trees needed to be removed in order to build the ice skate facility. The Project will be installing ten (10) new trees, including two (2) Coastal Live Oak, five (5) Red Push Pistache, and three (3) Maverick Mesquite. All of the trees will be in the roller skate parking lot.

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At the time of construction completion, the new trees would provide approximately 80 square feet of canopy coverage. At five (5) years after construction, it is anticipated that those trees will provide 145 square feet of canopy coverage.

ENVIRONMENTAL IMPACT

The proposed Project consists of transfers of ownership of interests in land in order to preserve open space and of an infill development.

The Project was evaluated for environmental impact in accordance with the CEQA on January 17, 2018 and the Board determined that the proposed Project is categorically exempt from CEQA pursuant to the State CEQA Guidelines Article 19, Section 15325 and 15332 (Report No 18-014). A Notice of Exemption (NOE) for the project was filed with the Los Angeles County Clerk Registrar/Recorder on January 24, 2018.

However, subsequent to the filing of the NOE, the Project scope was modified to include the acquisition of a portion of the adjacent parcel to the west of the Project Site (18214 Sherman Way, (Assessor Parcel Number: (APN:) 2125-036-105 and 2125-036-106) to accommodate the ice rink facility. Additionally, at the time the Project was initially evaluated, the City used volume-to-capacity (V/C) ratios and levels of services (LOS) for the traffic impact analysis and the City has since moved to evaluation based on Vehicle Miles Traveled. A new traffic analysis was therefore due.

The Project still qualifies for a Class 32 "Infill" Categorical Exemption for the following reasons.

- ❖ It is consistent with the planning policies of the City of Los Angeles which establish open space zones and grant RAP special authority to control the use of specific types of City land and facilities, thus exempting RAP from the regulations of Chapter 1 of the LAMC and General Provisions and Zoning chapters that may be adopted in the future.
- ❖ It is located within the City of Los Angeles developed on a 2.2 acres site, smaller than 5 acres, and is surrounded by urban uses
- ❖ The Project site has no value as habitat for endangered, rare or threatened species.
- ❖ As part of the evaluation and in consultation with the Los Angeles Department of Transportation, City staff determined the Project is a local serving, low traffic and low VMT-generating land use. No significant effects relating to traffic, noise, air quality, or water quality were identified.

Appropriate best management practices are included in the proposed Project to control its potential significant effect due to unusual circumstances.

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As of June 7, 2022, the State Department of Toxic Substances Control (DTSC) (Envirostor at www.envirostor.dtsc.ca.gov) and the State Water Resources Control Board (SWCB) (Geotracker at <https://geotracker.waterboards.ca.gov/>) have not listed the Project site or any contaminated sites near the Project area (within 500 feet). A *Phase II Environmental Site Assessment* for the project dated December 28, 2017, found that a vapor encroachment condition (VEC) exists on the northeastern portion of the site due to its proximity to several dry-cleaning establishments. A Soil Management Plan, dated July 21, 2021 provides means to identify, manage, and legally remove any soil with detectable concentrations of constituents above applicable residential soil human health screening levels, and requires verification/confirmation sampling after final excavation depths have been reached. Due to the presence of volatile organic compounds in the soil, in accordance with applicable local and State regulations, the proposed Project also includes the installation of vapor barrier underneath the enclosed ice-skating rink and appurtenant features to offset potential vapor intrusion from off-site chemicals.

According to the Caltrans Scenic Highway Map there is no scenic highway located within the vicinity of the proposed Project or within its site. Furthermore, the proposed Project is not located in proximity of a known historical resources and will not cause a substantial adverse change in the significance of any historical resource.

Based on this information, staff recommends that the Board determines that the proposed Project is categorically exempt pursuant to State CEQA Guidelines Article 19, Section 15325 and 15332. Staff will file a NOE with the Los Angeles County Clerk upon Board's approval.

FISCAL IMPACT

The Project will be funded by the aforementioned funding sources. RAP will determine if the Project will add to RAP's staffing and budget needs, and will request additional staff and budget in a future year budget request as needed.

STRATEGIC PLAN INITIATIVES AND GOALS

Approval of this Board Report advances RAP's Strategic Plan by supporting:

Goal No. 3: Create and Maintain World Class Parks and Facilities

Outcome No. 1: Newly developed open space park projects and the redesign of signature City Parks

Result: This Project would allow for the construction of the most cost-efficient design for the new Reseda Skate Facility that also meets all the programming and operation and maintenance requirements. The new Reseda Skate Facility will serve approximately 5,563 City residents.

This Report was prepared by Ray Araujo P.E., Project Manager, Civil Engineer, David Wang, Architect, Project Manager, BOE Architectural Division; and reviewed by Ohaji Abdallah,

BOARD REPORT

PG. 9 NO. 22-197

Architect, Interim Prop K Program Manager, BOE Architectural Division, Steven Fierce, Principal Architect, BOE Architectural Division; Deborah Weintraub A.I.A., BOE, Chief Deputy City Engineer; and Darryl Ford, Superintendent, Planning, Maintenance, and Construction Branch.

LIST OF ATTACHMENTS

1. Final Plans and Specifications
2. CEQA NOE Finding
3. Ford EC BIP Evaluation Result

APPROVED

APR 20 2023

BOARD OF RECREATION AND PARK COMMISSIONERS

BOARD REPORT

NO. 23-078

DATE April 20, 2023

C.D. 3

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA SKATE FACILITY – RESEDA ICE SKATING AND ROLLER RINK (PRJ21167) (PRJ21326) (W.O. #E170121F) PROJECT – COMMITMENT OF PARK FEES – STATUTORY EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE II, SECTION 2(i) [ANY ACTIVITY (APPROVAL OF BIDS, EXECUTION OF CONTRACTS, ALLOCATION OF FUNDS, ETC.) FOR WHICH THE UNDERLYING PROJECT HAS PREVIOUSLY BEEN EVALUATED FOR ENVIRONMENTAL SIGNIFICANCE AND PROCESSED ACCORDING TO THE REQUIREMENTS OF THESE GUIDELINES] OF CITY CEQA GUIDELINES AND SECTION 21084(a) OF CALIFORNIA PUBLIC RESOURCES CODE (PRC)

B. Aguirre	_____	M. Rudnick	_____
		<i>for</i> C. Santo Domingo	<u>DF</u>
B. Jackson	_____	N. Williams	_____

General Manager

Approved X Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Authorize Department of Recreation and Parks (RAP) staff to commit from the following fund and work order numbers a maximum of Two Million, Two Hundred Thirty Thousand Dollars (\$2,230,000.00) in Park Fees, for the proposed Reseda Ice Skating and Roller Rink Project (Project):

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP002920
Park Fees	302/89/89718H	QP002354

2. Determine that the Project is statutorily exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article II, Section 2(i) [Any activity (approval of bids, execution of contracts, allocation of funds, etc.) for which the underlying project has previously been evaluated for environmental significance and processed according to the requirements of these Guidelines] of City CEQA Guidelines and Section 21084(a) of California Public Resources Code (PRC) and direct RAP Staff to file a Notice of Exemption (NOE) with the Los Angeles County Clerk.
3. Authorize RAP's Chief Accounting Employee to prepare a check to the Los Angeles County Clerk in the amount of \$75.00 for the purpose of filing a NOE; and,

BOARD REPORT

PG. 2 NO. 23-078

4. Authorize RAP staff to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

The Project is located at 18128 and 18210 Sherman Way, in the Reseda area of the City, and is proposed to include the development of an ice-skating rink and a roller hockey rink, and a small parking area. On July 21th, 2022, the Board of Recreation and Parks Commissioners (Board) approved Report No. 22-197 which approved the final plans and specifications for the Project, and awarded the construction contract to Ford E.C., Inc. Due to the facilities and features proposed for the Project, the Project will meet the standards for a Community Park, as defined in the City's Public Recreation Plan.

PROJECT SCOPE

The proposed scope of work for the Project includes the following:

- Demolition and foundation work, as well as building the ice rink building (approximately 26,800 square feet in size), within a flexible membrane type structure designed to house an 85' x 200' ice surface with an electrical and machine room, four locker rooms, ADA compliant restrooms, office space, a skate rental area, a pro shop and concessions.
- All necessary Fixtures, Furnishing and Equipment (FF&E) for the ice rink building, including all the related ice-making equipment, related sub-floor ice rink piping, dasher boards, dehumidifier equipment, score board and sound systems, specialty lighting, all building furnishings include benches, bleachers, scoreboard, skate racks, skate sharpeners and vending machines.
- Building the outdoor roller rink, with all the program components. The roller rink will be fenced all around with gates on the north side and south side to allow access for the Fire Department, visitors, and patrons of the ice-skating facility. The outdoor roller rink will be located in the front parcel of 18210 Sherman Way.

PROJECT FUNDING

The construction contract amount and the construction budget contingency is Nineteen Million, Five Hundred Five Thousand, Six Hundred Fifty-Six Dollars (\$19,505,656.00) (Report No. 22-197).

As noted in Report No. 22-197, only Seventeen Million, Two Hundred Seventy-Seven Thousand, Nine Hundred Eighty-Seven Dollars (\$17,277,987.00) was available to award to the contract.

BOARD REPORT

PG. 3 NO. 23-078

Report No. 22–197 directed RAP staff to work with the Department of Public Works, Bureau of Engineering (BOE), the Office of the Chief Administrative Officer (CAO), and other City staff to identify additional funds in the amount of Two Million, Two Hundred Twenty-Seven Thousand, Six Hundred Sixty-Nine Dollars (\$2,227,669) to fully fund the construction of the Project under the construction contract award and the construction budget contingency authorized under Report No. 22-197.

Upon approval of this Report, an additional Two Million, Two Hundred Thirty Thousand Dollars (\$2,230,000.00) in Park Fees can be committed to the proposed Project to cover the funding shortfall.

The total amount of funding available for the construction of the proposed Project is Nineteen Million, Five Hundred Seven Thousand, Nine Hundred Eight-Seven Dollars (\$19,507,987.00), which will be the total budget for this Project, which includes \$1,773,491 set aside as the construction budget contingency amount.

These Park Fees were collected within five (5) miles of Reseda Skate Facility, which is the standard distance for the commitment of Park Fees for community recreational facilities pursuant to Los Angeles Municipal Code Section 12.33 E.3.

FUNDING SOURCE MATRIX

The funds below have been used to award the contract and contingency for this Project.

Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	3%
Park Fees	302/89/89718H	\$7,439,891.99	39%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	13%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	5%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	22%
CIEP	100/54/00T785	\$1,000,000.00	5%
MICLA FY 21-22	298/50/MICLA	\$1,000,000.00	5%
MICLA FY 22-23	298/50/MICLA	\$1,500,000.00	8%
Total		\$19,507,987.00	100%

PROJECT CONSTRUCTION

Construction for the proposed Project began in July 2022.

TREES AND SHADE

Per Report No. 22-197, a total of thirteen (13) trees are proposed to be removed as part of the Project. The RAP arborist determined that all of the trees are eligible to be removed. The Project includes the installation of ten (10) new trees, including two (2) Coastal Live Oak, five (5) Red Push Pistache, and three (3) Maverick Mesquite. All of the trees will be in the roller skate parking lot. The Project will have no impact to shade at the park.

BOARD REPORT

PG. 4 NO. 23-078

ENVIRONMENTAL IMPACT

The proposed Project consists of the allocation of funds, for which the underlying project has previously been evaluated for environmental significance and processed according to the requirements of City of Los Angeles CEQA Guidelines

RAP Staff recommends that the Board determine that the proposed activity is statutorily exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article II, Section 2(i) of City of Los Angeles CEQA Guidelines and Section 21084(a) of California Public Resources Code (PRC). RAP Staff will file a NOE with the Los Angeles County Clerk upon the Board's approval.

FISCAL IMPACT

The approval of this commitment of Park Fees for this Project will have no fiscal impact on RAP's General Fund. The estimated costs for the design, development, and construction of the proposed park improvements are anticipated to be funded by Park Fees or funding sources other than RAP's General fund. The maintenance of the proposed park improvements can be performed by current staff with no overall impact to existing maintenance service at this facility.

STRATEGIC PLAN INITIATIVES AND GOALS

Approval of this Board Report advances RAP's Strategic Plan by supporting:

Goal No. 1: Provide Safe and Accessible Parks

Outcome No. 2: All parks are safe and welcoming

Result: This Project would allow for the construction of the most cost-efficient design for the new Reseda Skate Facility that also meets all the programming and operation and maintenance requirements. The new Reseda Skate Facility will serve approximately 5,563 City residents.

This Report was prepared by Ajmal Noorzayee, Management Analyst, Planning, Maintenance and Construction Branch.

APPROVED

JAN 04 2024

BOARD OF RECREATION AND PARK COMMISSIONERS

BOARD REPORT

NO. 24-003

DATE January 04, 2024

C.D. 3

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA SKATE FACILITY – RESEDA ICE SKATING AND ROLLER RINK (PRJ21167) (PRJ21326) (W.O. #E170121F) PROJECT – REQUEST TO INCREASE CONSTRUCTION CONTINGENCY

B. Aguirre M. Rudnick
B. Jones for C. Santo Domingo DF
B. Jackson N. Williams

[Signature]
General Manager

Approved X With corrections Disapproved Withdrawn

RECOMMENDATIONS

- 1. Authorize the City Engineer to negotiate and issue a change order in an amount not to exceed Two Hundred Fifty Thousand Dollars (\$250,000.00), which will result in a cumulative total dollar amount for change orders of \$1,405,985, or 7.92% of the original contract award amount;
2. Approve an increase to the construction contract contingency amount for the Reseda Skate Facility – Reseda Ice Skating and Roller Rink (PRJ21167) (PRJ21326) (W.O. #E170121F) from the current amount of \$1,773,491, or 10% of the original contract amount, to a not to exceed amount of \$3,545,792, or 20% of the original contract amount.
3. Authorize the City Engineer to negotiate and approve future change orders up to the new construction contingency amount; and,
4. Authorize RAP's General Manager or Designee to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

The Reseda Ice Skating and Roller Rink Project (Project) is located at 18128 and 18210 Sherman Way, in the Reseda area of the City, and includes the development of an ice-skating rink and a roller hockey rink. Due to the facilities and features proposed for the Project, the Project will meet the standards for a Community Park, as defined in the City's Public Recreation Plan.

The Project is currently in the Construction Phase and is approximately 20% complete. The anticipated completion date is within the first quarter of 2025.

BOARD REPORT

Page 2 NO. 24-003

BACKGROUND

On July 21, 2022, the Department of Recreation and Park Commissioners (Board) approved Report No. 22-197 awarding the Project's construction contract to Ford E.C., Inc. (Ford) in the amount of \$17,732,165 with a construction contingency of \$1,773,491 for a total construction contract commitment of \$19,505,656. Due to funding availability, the construction contract was awarded with a funding shortfall of \$2,227,669, which included a funding clause that limits the City's contractual liability to the amount of available funds.

On April 20, 2023, the Board approved Report No. 23-078 committing an additional \$2,230,000 to this Project, filling the contractual funding gap. The total funding for the Project is \$19,507,987 with a construction contingency of \$1,773,491.

The Geotechnical Report and subsequent Soils Management Plan (SMP) identified and provided protocol for the abatement of the previously discovered contamination (pesticides) on site. The SMP requires Ford to develop a Health and Safety Plan (HASP), which includes identifying any potential hazards for workers at the site. The SMP and HASP require the testing of all exported soil and upon testing, it was discovered that the site contained previously unforeseen Petroleum Hydrocarbons. This discovery required a Phase 2 site assessment and testing, requiring Ford to stockpile soil for further testing and to design and install a vapor barrier and monitoring system. A total of thirteen (13) change orders were negotiated for work related to the soil and vapor mitigation, totaling approximately \$1,000,000.

The total amount of executed change orders is \$1,155,985, which is 65% of the contingency, leaving \$617,506 to address any future change orders. Considering that the Project is at 20% construction completion, it is recommended that the contingency be increased by \$1,772,301, for a total construction contingency of \$3,545,792 (20% of the bid amount).

During the design phase, the design team consulted with the potential facility operator (Operator) on equipment related to operating the ice rink. The Operator recommended the use of a propane-fuel Zamboni machine, which was originally intended to be procured at no cost to the Project as part of their financial contribution to the Project's Furniture, Fixture, and Equipment cost. However, after the construction contract was awarded, the agreement executed between RAP and the Operator is for the Operator to manage the facility on behalf of RAP without any capital investment from the Operator (Report No. 23-166).

The Project design was approved prior to the passing of the City's Electrification Ordinance, in which new buildings in Los Angeles are generally required to be entirely electric. To voluntarily comply with the City's Electrification Ordinance, the Zamboni machine was changed to the electric model, and the additional work to install the electric conduits and the charger resulted in a change order in the amount of Two Hundred Fifty Thousand Dollars (\$250,000).

PROJECT FUNDING

An additional \$1,800,000 is available from Council Approval of MICLA FY 23-24 to cover the additional contingency request.

BOARD REPORT

FUNDING SOURCE MATRIX

The funds below have been used to award the contract and contingency for this Project.

Previously Approved Funding Table			
Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	3%
Park Fees	302/89/89718H	\$7,439,891.99	39%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	13%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	5%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	22%
CIEP	100/54/00T785	\$1,000,000.00	5%
MICLA FY 21-22	298/50/50VPMB	\$1,000,000.00	5%
MICLA FY 22-23	298/50/50WPBB	\$1,500,000.00	8%
Total		\$19,507,987.00	100%

Revised Funding Table			
Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	3%
Park Fees	302/89/89718H	\$7,439,891.99	35%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	12%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	5%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	20%
CIEP	100/54/00T785	\$1,000,000.00	5%
MICLA FY 21-22	298/50/50VPMB	\$1,000,000.00	5%
MICLA FY 22-23	298/50/50WPBB	\$1,500,000.00	7%
MICLA FY 23-24	298/50/50YPBB	\$1,722,301.00	8%
Total		\$21,280,288.00	100%

TREES AND SHADE

Per Report No. 22-197, a total of thirteen (13) trees will be removed as part of the Project. The RAP arborist determined that all of the trees are eligible to be removed. The Project includes the installation of ten (10) new trees, including two (2) Coastal Live Oak, five (5) Red Push Pistache, and three (3) Maverick Mesquite. All of the trees will be located in the outdoor roller rink and parking lot.

At the time of construction completion, the new trees will provide approximately 80 square feet of canopy coverage. Five (5) years after construction, it is anticipated that those trees will provide approximately 145 square feet of canopy coverage.

ENVIRONMENTAL IMPACT

The Board of Recreation and Parks Commissioners approved the proposed Project on July 21, 2022 (Report No. 22-197) and determined that the Project is exempt from the provisions of the California Environmental Quality Act (CEQA). The proposed Board action consists of an increase to the construction contract contingency amount (and related actions), for which the underlying

BOARD REPORT

Page 4 NO. 24-003

Project has previously been evaluated for environmental significance and processed according to the requirements of City of Los Angeles CEQA Guidelines, with small changes to the original Project that do not cause any additional significant impact on the environment.

Based on these considerations, RAP Staff recommends that the Board determines that the proposed activity is exempt from the provisions of CEQA pursuant to Article 5, Section 15061(b)(3) of California CEQA Guidelines and Article II, Section 2(i) of City of Los Angeles CEQA Guidelines. RAP Staff will file a Notice of Exemption with the Los Angeles County Clerk upon the Board's approval.

FISCAL IMPACT

The approval of this increase to the construction contract contingency amount (and related actions) for this Project will have no fiscal impact on RAP's General Fund. The estimated costs for the design, development, and construction of the proposed park improvements are anticipated to be funded by Park Fees or funding sources other than RAP's General fund. The maintenance of the proposed park improvements will be performed by the contracted facility operator with no overall impact on the Department's maintenance staff.

STRATEGIC PLAN INITIATIVES AND GOALS

Approval of this Board Report advances RAP's Strategic Plan by supporting:

Goal No. 3: Create and Maintain World Class Parks and Facilities

Outcome No. 1: Newly developed open space park projects and the redesign of signature City Parks

Result: This Project would allow for the construction of the most cost-efficient design for the new Reseda Skate Facility that also meets all the programming and operation and maintenance requirements. The new Reseda Skate Facility will serve approximately 5,563 City residents.

This Report was prepared by Ray Araujo P.E., Project Manager, Civil Engineer, David Wang, Architect, Project Manager, BOE Architectural Division; and reviewed by Ohaji Abdallah, Interim Prop K Program Manager, BOE Architectural Division, and Darryl Ford, Superintendent, Planning, Maintenance, and Construction Branch.

APPROVED

June 09, 2025

BOARD OF RECREATION AND PARK COMMISSIONERS

BOARD REPORT

NO. 25-080

DATE June 09, 2025

C.D. 3

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA SKATE FACILITY – RESEDA ICE SKATING AND ROLLER RINK (PRJ21167) (PRJ21326) (W.O. #E170121F) PROJECT – REQUEST TO INCREASE CONSTRUCTION CONTINGENCY – EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE 5, SECTION 15061(b)(3) [WHERE IT CAN BE SEEN WITH CERTAINTY THAT THERE IS NO POSSIBILITY THAT THE ACTIVITY IN QUESTION MAY HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT, THE ACTIVITY IS NOT SUBJECT TO CEQA] OF CALIFORNIA CEQA GUIDELINES AND ARTICLE II, SECTION 2(i) OF CITY CEQA GUIDELINES

B. Aguirre	_____	M. Rudnick	_____
B. Jones	_____	for* C. Santo Domingo	<u>DF</u>
C. Stoneham	_____	N. Williams	_____

General Manager

Approved X

Disapproved _____

Withdrawn _____

RECOMMENDATIONS

1. Approve an increase to the construction contract contingency amount for the Reseda Skate Facility – Reseda Ice Skating and Roller Rink (PRJ21167) (PRJ21326) (W.O. #E170121F) Project from the current amount of \$3,545,792, or 20% of the original contract amount, to a not-to-exceed amount of \$4,794,481, or 27% of the original contract amount.
2. Determine that the proposed Board of Recreation and Park Commissioners (Board) action is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article 5, Section 15061(b)(3) [Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA] of California CEQA Guidelines and Article II, Section 2(i) of City CEQA Guidelines, and direct staff to file a Notice of Exemption (NOE) with the Los Angeles County Clerk and the Governor’s Office of Land Use and Climate Innovation;
3. Authorize RAP’s Chief Accounting Employee to prepare a check to the Los Angeles County Clerk in the amount of \$75.00 for the purpose of filing an NOE;
4. Authorize the City Engineer to negotiate and approve future change orders up to the new construction contingency amount; and,

BOARD REPORT

PG. 2 NO. 25-080

- 5. Authorize RAP's General Manager or Designee to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

The Reseda Ice Skating and Roller Rink Project (Project) is located at 18128 and 18210 Sherman Way, in the Reseda area of the City, and includes the development of an ice-skating rink and a roller hockey rink. Due to the facilities and features proposed for the Project, the Project will meet the standards for a Community Park, as defined in the City's Public Recreation Plan.

The Project is currently in the Construction Phase; it is approximately 60% complete, with an anticipated substantial completion date of January 2026.

BACKGROUND

On July 21, 2022, the Board approved Report No. 22-197 awarding the Project's construction contract to Ford E.C., Inc. in the amount of \$17,732,165 with a construction contingency of \$1,773,491 for a total construction contract commitment of \$19,505,656. Due to funding availability, the construction contract was awarded with a funding shortfall of \$2,227,669, which included a funding clause that limits the City's contractual liability to the amount of available funds.

On April 20, 2023, the Board approved Report No. 23-078 committing an additional \$2,230,000 to this Project, filling the contractual funding gap. The total funding for the Project is \$19,507,987 with a construction contingency of \$1,773,491.

On January 4, 2024, the Board approved Report No. 24-003 approving an increased contract contingency amount to \$3,545,792, or 20% of the original contract amount. This contingency amount covered change orders due to unforeseen soil and vapor mitigation work and equipment capital investment needs.

Increase in Construction Contingency

As of March 10, 2025, eighty nine change orders have been executed in the amount of \$3,186,542, or 18% of the original contract award amount. Of the construction contract contingency amount that was approved previously, \$359,250 remains. The following table summarizes the change orders issued to date by category and the attached Change Order Log (Attachment No. 4) provides a listing of all the change orders.

Change Order Expenditure Summary as of March 10, 2025			
Change Order Type	Number of Change Orders	Cumulative Costs	Percent of Base Contract Amount
Unforeseen Conditions	28	\$1,300,484	7.33%
Errors & Omissions	50	\$1,500,999	8.46%
Change in Scope	11	\$385,059	2.17%
Total	89	\$3,186,542	17.97%
Contingency per BR 24-003		\$3,545,792	
Remaining Contingency		\$359,250	

BOARD REPORT

PG. 3 NO. 25-080

Due to the cumulative dollar amount of the change orders issued to date for this Project and with consideration that the Project is at 60% completion, the issuance of anticipated change orders will cause the total change order costs to exceed 25% of the original Contract amount. By increasing the contingency by \$1,248,689, for a total construction contingency of \$4,794,481 (27% of the bid amount), it would allow the Bureau of Engineering (BOE) to address pending change orders and any additional change orders needed for the successful completion of the Project. Supplemental Agreement Change Order No. 102 was drafted to confirm the Contractor's commitment to complete the Project, despite the fact that the Project will issue change orders surpassing the 25% change order threshold (Attachment No. 5). All other components of the Contract shall remain unchanged.

Significant contributors to the change order amount were costs incurred due to errors and omissions in the contract document as well as unforeseen conditions. The Project's bid document included a design for a steel structure and an option to use a prefabricated aluminum structure and membrane, but the Department of Building and Safety deemed it infeasible for permanent structures. Thus, the Contractor submitted a design-build substitution for a simplified steel system and building membrane that meets the design criteria using a system they have experience constructing and materials that can be sourced from a qualified local steel fabricator. Currently, the revised steel system and building membrane is undergoing supplemental plan check, and delays have occurred due to the testing required to obtain approval. Excluding the delays related to soils and vapor mitigation, approximately \$530,000 has been negotiated in total for compensable time delays incurred to address the unforeseen conditions and design errors. Additional time impact delays are being negotiated and will be finalized towards the end of construction.

The BOE is working with the City Administrative Officer and Council District 3 to identify additional funding sources to cover anticipated contingency needed for the Final Project Closeout Change Order.

PROJECT FUNDING

To cover the contingency increase request, an additional \$190,000 was made available from RAP Sites and Facilities approved in FY 24-25 City Budget, and was made available to the Project in the FY 24/ 25 2nd Construction Project Report. An additional \$1,058,689 was also made available by Council District 3 from their Redevelopment Projects Services Account. Per Council File No. 14-1174-S31, funds will be transferred into an existing account as noted in the revised funding table below.

FUNDING SOURCE MATRIX

The funds below have been used to award the contract and contingency for this Project:

BOARD REPORT

PG. 4 NO. 25-080

Previously Approved Funding Table			
Funding Source	Fund/ Dept. / Acct.	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	3%
Park Fees	302/89/89718H	\$7,439,891.99	35%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	12%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	5%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	20%
CIEP	100/54/00T785	\$1,000,000.00	5%
MICLA FY 21-22	298/50/50VPMB	\$1,000,000.00	5%
MICLA FY 22-23	298/50/50WPBB	\$1,500,000.00	7%
MICLA FY 23-24	298/50/50YPBB	\$1,722,301.00	8%
TOTAL		*\$21,230,288.00	100%

*Board Report No 24-003, incorrectly listed the total as \$21,280,288.00, which has been corrected above.

Revised Funding Table			
Funding Source	Fund/ Dept. / Acct.	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	2.91%
Park Fees	302/89/89718H	\$7,439,891.99	33.10%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	11.41%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	4.70%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	19.09%
CIEP FY 21-22	100/54/00T785	\$1,000,000.00	4.45%
MICLA FY 21-22	298/50/50VPMB	\$1,000,000.00	4.45%
MICLA FY 22-23	298/50/50WPBB	\$1,500,000.00	6.67%
MICLA FY 23-24	298/50/50YPBB	\$1,722,301.00	7.66%
CIEP FY 24-25	100/54/00T785	\$1,248,689.00	5.55%
TOTAL		\$22,478,977.00	100%

TREES AND SHADE

Per Report No. 22-197, a total of thirteen trees will be removed as part of the Project. The RAP arborist determined that all of the trees are eligible to be removed. The Project includes the installation of ten new trees, including two Coastal Live Oak, five Red Push Pistache, and three Maverick Mesquite. All of the trees will be located in the outdoor roller rink and parking lot.

At the time of construction completion, the new trees will provide approximately 80 square feet of canopy coverage. Five years after construction, it is anticipated that those trees will provide approximately 145 square feet of canopy coverage.

BOARD REPORT

PG. 5 NO. 25-080

ENVIRONMENTAL IMPACT

The Board approved the proposed Project on July 21, 2022 (Report No. 22-197) and determined that the Project is exempt from the provisions of the CEQA. Supplemental funding to the Project with no changes to the Project that would cause significant direct or indirect impacts on the environment was added first on April 20, 2023 (Report No. 23-078) and later on January 3, 2024 (Report No. 24-003). The proposed Board action consists of an increase to the construction contract contingency amount and does not include any change to the Project that could imply additional significant direct or indirect impacts on the environment.

Based on these considerations, RAP Staff recommends that the Board determines that the proposed activity is exempt from the provisions of CEQA pursuant to Article 5, Section 15061(b)(3) of California CEQA Guidelines and Article II, Section 2(i) of City of Los Angeles CEQA Guidelines. RAP Staff will file a Notice of Exemption with the Los Angeles County Clerk and the Governor's Office of Land Use Planning and Climate Innovation upon Board's approval.

FISCAL IMPACT

The approval of this increase to the construction contract contingency amount (and related actions) for this Project will have no fiscal impact on RAP's General Fund. The maintenance of the proposed park improvements will be performed by the contracted facility operator with no overall impact on the Department's maintenance staff.

This Report was prepared by Ray Araujo P.E., Project Manager, Civil Engineer; and reviewed by Ohaji Abdallah, Interim Prop K Program Manager, BOE Architectural Division.

LIST OF ATTACHMENTS

- 1) Attachment No. 1 – Report No. 22-197
- 2) Attachment No. 2 – Report No. 23-078
- 3) Attachment No. 3 – Report No. 24-003
- 4) Attachment No. 4 – Change Order Log Dated March 10, 2025
- 5) Attachment No. 5 – Supplement Agreement Change Order No. 102

APPROVED

July 21 2022

BOARD OF RECREATION
AND PARK COMMISSIONERS

BOARD REPORT

NO. 22-197

DATE July 21, 2022

C.D. 3

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA SKATE FACILITY – RESEDA ICE SKATING AND ROLLER RINK (PRJ21167) (PRJ21326) (W.O. #E170121F) PROJECT – APPROVAL OF FINAL PLANS AND SPECIFICATIONS; COMMITMENT OF PARK FEES; AWARD OF CONTRACT; CATEGORICAL EXEMPTION FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) UNDER PUBLIC RESOURCES CODE SECTION 21080 AND ARTICLE 19, SECTIONS 15325 [TRANSFER OF OWNERSHIP OF INTEREST IN LAND IN ORDER TO PRESERVE OPEN SPACE, HABITAT OR HISTORICAL RESOURCES] AND 15332 [IN-FILL DEVELOPMENT] OF CALIFORNIA CEQA GUIDELINES

AP Diaz _____ M. Rudnick _____
 H. Fujita _____ *for* *C. Santo Domingo *DF* _____
 B. Jackson _____ N. Williams _____

Paul Dennis Williams for

 General Manager

Approved X Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Approve the final plans and specifications, substantially in the form on file with the Board of Recreation and Park Commissioners (Board) Office and attached as Attachment 1 to this Report, for the Reseda Skate Facility (PRJ21167) (PRJ21326) (W.O. #E170121F) Project (Project) (Attachment No. 1, Final Plans and Specifications);
2. Authorize Department of Recreation and Parks (RAP) staff to commit from the following fund and work order numbers, a total of Five Million Four Hundred Thousand Dollars (\$5,400,000.00) in Park Fees, for the proposed Project:

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP001068
Park Fees	302/89/89716H	QM174570
Park Fees	302/89/89718H	QP002114
Park Fees	302/89/89718H	QP001731
Park Fees	302/89/89716H	QM184978
Park Fees	302/89/89716H	QM195473
Park Fees	302/89/89718H	QP002466
Park Fees	302/89/89718H	QP002575

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<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP001068
Park Fees	302/89/89716H	QT082210
Park Fees	302/89/89718H	QP002354

3. Award the construction contract for the Project to Ford E.C., Inc., in the amount of Seventeen Million, Seven Hundred and Thirty-Two Thousand, One Hundred Sixty-Five Dollars (\$17,732,165), according to the Final Plans and Specifications, subject to the application of a “funding clause” under the construction contract for the Project limiting the City’s liability for construction contract payments for this Project to the amount of funding appropriated for such use, which is currently \$17,277,987 as authorized in this Report, and limiting Ford E.C., Inc’s obligation to perform under such construction contract award to the amount appropriated by the City for such use;
4. Authorize the Department of Recreation and Parks’ (RAP) Chief Accounting Employee to encumber funds for this Project in the amount of Seventeen Million, Two Hundred and Seventy-Seven Thousand, Nine Hundred Eighty-Seven Dollars (\$17,277,987) from the funding sources and account numbers noted in the summary of this Report;
5. Approve the authorization of change orders as authorized under Report No. 06-136, for the construction contract awarded in this Report for this Project in the construction budget contingency amount of One Million, Seven Hundred Seventy-Three Thousand, Four Hundred Ninety-One dollars (\$1,773,491);
6. Direct RAP staff to work with the Bureau of Engineering (BOE), Office of the Chief Administrative Officer (CAO), and other City staff to identify additional funds in the amount of Two Million, Two Hundred Twenty-Seven Thousand, Six Hundred Sixty Nine Dollars (\$2,227,669) to fully fund the construction of the Project under the construction contract award and the construction budget contingency authorized under this Report;
7. Determine that the proposed Project is categorically exempt from the California Environmental Quality Act (CEQA) under Public Resources Code Section 21080 and Article 19 Sections 15325 [Transfer of ownership of interest in land in order to preserve open space, habitat or historical resources] and 15332 [In-fill development] of State CEQA Guidelines;
8. Authorize RAP’s Chief Accounting Employee to prepare a check to the Los Angeles County Clerk in the amount of \$75.00 for the purpose of filing a Notice of Exemption (NOE); and,
9. Authorize the RAP Chief Accounting Employee or Designee to make technical corrections as necessary to carry out the intent of this Board Report.

BOARD REPORT

PG. 3 NO. 22-197

SUMMARY

The Reseda Ice Skating and Roller Rink (PRJ21167) (PRJ21326) (W.O. #E170121F) Project (Project) is located at 18128 and 18210 Sherman Way, in the Reseda area of the City, and is proposed to include the development of an ice-skating rink and a roller hockey rink, and a small parking area.

BACKGROUND

On January 17, 2018 the Board authorized RAP to proceed with the acquisition of four CRA/LA parcels, totaling 2.13 acres, for the construction of the Project (Report No. 18-014). The Board action included various requests for the Department of General Services to implement the property acquisition on behalf of RAP.

The Board also approved the proposed conceptual plan for the Project to locate the roller skate park and the ice rink facility at the two parcels on 18210 Sherman Way.

The approved conceptual plan for the Project included:

- A 60' x 120' roller hockey rink built on grade with a shade structure and 1,200 square-foot building to house related rink offices, restrooms and storage.
- An approximately 26,800 square-foot ice rink building with a 85' x 200' ice surface, cooling infrastructure, ice grooming equipment storage, Zamboni machine room, locker rooms for two teams, restrooms, office space, public seating, skate rental area, pro shop and concessions space, and other ancillary spaces required by ice hockey and figure skating.
- A 127-space parking lot with driveways, fencing, landscaping and security lighting

On October 1, 2020, the Board authorized RAP to proceed with preliminary acquisition activities for portions of two parcels located at 18214 Sherman Way (Magnolia Property) in order to facilitate the implementation of the Project (Report No. 20-195). Relatedly, on June 16, 2022, the Board gave final authorization to acquire the Magnolia Property on terms and conditions described in Report No. 22-171. As detailed in both reports, the purpose of the acquisition of the Magnolia Property is to provide additional space for the Project in order to achieve the optimal and most cost-efficient design for the Project; meet all the programming and operation and maintenance requirements; and meet other Project requirements without the need to construct a multi-story building on the current site. The acquisition of the Magnolia Property is still pending completion.

On February 17, 2022, the Board approved the Project in substantial conformance with the Final Plans and Specifications set forth in this report and authorized the Project to be bid and constructed through RAP's As-Needed Pre-Qualified General Contractors for Park Facilities Construction – New Facility Construction (PQGC) (Report No. 22-029). The Final Plans and Specifications submitted under this Report incorporates minor revisions to the previously

BOARD REPORT

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approved Project plans to address Building and Safety Plan Check and BOE constructability review.

The proposed scope of work for the Project includes the following:

- Demolition and foundation work, as well as building the ice rink building (approximately 26,800 square feet in size), within a flexible membrane type structure designed to house an 85' x 200' ice surface with an electrical and machine room, four locker rooms, ADA compliant restrooms, office space, a skate rental area, a pro shop and concessions. The ice rink building (which will include four locker rooms and the bleacher seating areas) would be located at the back parcel of 18210 Sherman Way (which will incorporate the Magnolia Property).
- All necessary Fixtures, Furnishing and Equipment (FF&E) for the ice rink building, including all the related ice-making equipment, related sub-floor ice rink piping, dasher boards, dehumidifier equipment, score board and sound systems, specialty lighting, all building furnishings include benches, bleachers, scoreboard, skate racks, skate sharpeners and vending machines.
- Building the outdoor roller rink, with all the program components. The roller rink will be fenced all around with gates on the north side and south side to allow access for the Fire Department, visitors, and patrons of the ice-skating facility. The outdoor roller rink will be located in the front parcel of 18210 Sherman Way.

This Project is a Proposition K specified project. As required by the Proposition K - L.A. For Kids Program, four (4) Local Voluntary Neighborhood Oversight Committee (LVNOC) were conducted. Meetings were conducted on January 13, 2020, and virtually on January 14, 2021, May 12, 2022, and June 9, 2022 respectively. The community, the LVNOC and Council District 3 are in full support of the Project.

The City Engineer's estimate of the Project's construction cost was Seventeen Million, Three Hundred Thirty-Five Thousand Dollars (\$17,335,000).

The Project went out to bid on February 10, 2022, and on May 4, 2022, the Board office received a total of two (2) bids for the Project as follows:

<u>Bidders</u>	<u>Bid</u>
Ford E.C., Inc.	\$17,732,165
2H Construction, Inc.	\$20,833,350

The bid specification states the lowest bidder would be determined to be the responsible and responsive bidder submitting the lowest Bid. Ford E.C., Inc. (Ford E.C.) submitted the lowest bid

BOARD REPORT

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in the amount of Seventeen Million, Seven Hundred Thirty-Two Thousand, One Hundred Sixty-Five Dollars (\$17,732,165).

Ford E.C. has successfully posted all the required Business Inclusion Program (BIP) outreach documentation on the Regional Alliance Marketplace for Procurement Los Angeles (RAMPLA) that demonstrate satisfactory effort to Minority Business Enterprise (MBE), Women Business Enterprise (WBE), Small Business Enterprise (SBE), Emerging Business Enterprise (EBE), Disabled Veteran Business Enterprise (DVBE), and Other Business Enterprise (OBE) for sub-bid or subcontracting businesses. Staff has evaluated the outreach documentation submitted by Ford E. C. and determined that it has passed all six indicators as required for the effort to obtain sub-bid/subcontracting participation by MBE, WBE, SBE, EBE, DVBE and OBE businesses, and is in compliance with the BIP outreach requirements. The outreach documentation package is on file in the Board Office, and a synopsis of the said package is attached to this Report (Attachment No. 3, BIP Evaluation Result for Ford E.C.).

City Staff has reviewed the bid submitted by Ford E.C. and found it to be in order. City Staff recommends that the Board find Ford E.C. to be the lowest responsive and responsible bidder, and award the construction contract for the Project to Ford E.C. for a total construction contract amount of Seventeen Million, Seven Hundred Thirty-Two Thousand, One Hundred Sixty-Five Dollars (\$17,732,165). The budgeted amount for construction contingency is One Million, Seven Hundred Seventy-Three Thousand, Four Hundred Ninety-One dollars (\$1,773,491). The total amount of the construction budget, which includes the construction contract amount and the construction budget contingency, is \$19,505,656.

The funds are available to award the contract for this Project in the following accounts:

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>AVAILABLE AMOUNT</u>
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00
Prop K – Gap	43K/10/10RPBM	\$4,291,668.00
CIEP	100/54/00T785	\$1,000,000.00
MICLA FY 21-22	298/50/MICLA	\$1,000,000.00
MICLA FY 22-23	298/50/MICLA	\$1,500,000.00
Park Fees	302/89/89716H	\$654,608.01
Park Fees	302/89/89718H	\$5,209,891.99
Total		\$17,277,987.00

Upon approval of this Report, Five Million, Four Hundred Thousand Dollars (\$5,400,000) in Park Fees can be committed to the Project. These Park Fees were collected within five (5) miles of

BOARD REPORT

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Reseda Skate Park which is the standard distance for the commitment of Park Fees for community recreational facilities pursuant to Los Angeles Municipal Code Section 12.33 E.3

As noted above, the total construction budget for this Project (inclusive of contingency) is \$19,505,656. As the table of available funding sources above indicates, there is currently a shortfall in the construction budget of \$2,227,669. The BOE and the CAO are working together to identify funding sources to close this shortfall in the 2023-2024 Fiscal Year. This report directs RAP staff to work with BOE and CAO and other City staff to identify funds to close the shortfall. Once additional funds are identified, RAP staff will return to the Board for authorization to encumber and appropriate such funds to the construction of this Project.

Ford E.C. Inc., as a PQGC, has already executed a contract with RAP which governs construction projects that may be awarded to it by RAP. In order to protect the City in instances of projects that are awarded but that may be underfunded at the time of the construction award, a “funding clause” has been included in the contract which limits the City’s liability for an awarded project to the amount of funding appropriated by the City for the project. The language is as follows:

“Notwithstanding the foregoing, the CITY’s liability for each Awarded Project shall be limited to the amount of funding then appropriated for the Awarded Project, which may be less than the Awarded Amount. If the CITY appropriates additional funds to the Awarded Project, the City’s liability shall be to the extent of such appropriation(s), subject to the terms and conditions of this Contract and the Bid Documents for the Awarded Project. CONTRACTOR shall not be required to perform any work on an Awarded Project in excess of the amount appropriated for the Awarded Project.”

The Board’s award of the construction contract for this Project to Ford E.C., Inc. under this Report will be subject to the application of the above funding clause to this Project. The Notice to Proceed to Ford E.C., Inc. for this Project will identify the currently appropriated amount for this Project. As noted previously, the acquisition of the Magnolia Property is still pending completion. The Notice to Proceed will not be issued until the acquisition of the Magnolia Property is completed.

TREES AND SHADE

A total of thirteen (13) trees is proposed to be removed (seven (7) palm trees, three (3) unprotected trees, and three (3) newly installed trees) as part of this Project. The RAP arborist determined that all of the trees are eligible to be removed. All trees needed to be removed in order to build the ice skate facility. The Project will be installing ten (10) new trees, including two (2) Coastal Live Oak, five (5) Red Push Pistache, and three (3) Maverick Mesquite. All of the trees will be in the roller skate parking lot.

BOARD REPORT

PG. 7 NO. 22-197

At the time of construction completion, the new trees would provide approximately 80 square feet of canopy coverage. At five (5) years after construction, it is anticipated that those trees will provide 145 square feet of canopy coverage.

ENVIRONMENTAL IMPACT

The proposed Project consists of transfers of ownership of interests in land in order to preserve open space and of an infill development.

The Project was evaluated for environmental impact in accordance with the CEQA on January 17, 2018 and the Board determined that the proposed Project is categorically exempt from CEQA pursuant to the State CEQA Guidelines Article 19, Section 15325 and 15332 (Report No 18-014). A Notice of Exemption (NOE) for the project was filed with the Los Angeles County Clerk Registrar/Recorder on January 24, 2018.

However, subsequent to the filing of the NOE, the Project scope was modified to include the acquisition of a portion of the adjacent parcel to the west of the Project Site (18214 Sherman Way, (Assessor Parcel Number: (APN:) 2125-036-105 and 2125-036-106) to accommodate the ice rink facility. Additionally, at the time the Project was initially evaluated, the City used volume-to-capacity (V/C) ratios and levels of services (LOS) for the traffic impact analysis and the City has since moved to evaluation based on Vehicle Miles Traveled. A new traffic analysis was therefore due.

The Project still qualifies for a Class 32 "Infill" Categorical Exemption for the following reasons.

- ❖ It is consistent with the planning policies of the City of Los Angeles which establish open space zones and grant RAP special authority to control the use of specific types of City land and facilities, thus exempting RAP from the regulations of Chapter 1 of the LAMC and General Provisions and Zoning chapters that may be adopted in the future.
- ❖ It is located within the City of Los Angeles developed on a 2.2 acres site, smaller than 5 acres, and is surrounded by urban uses
- ❖ The Project site has no value as habitat for endangered, rare or threatened species.
- ❖ As part of the evaluation and in consultation with the Los Angeles Department of Transportation, City staff determined the Project is a local serving, low traffic and low VMT-generating land use. No significant effects relating to traffic, noise, air quality, or water quality were identified.

Appropriate best management practices are included in the proposed Project to control its potential significant effect due to unusual circumstances.

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As of June 7, 2022, the State Department of Toxic Substances Control (DTSC) (Envirostor at www.envirostor.dtsc.ca.gov) and the State Water Resources Control Board (SWCB) (Geotracker at <https://geotracker.waterboards.ca.gov/>) have not listed the Project site or any contaminated sites near the Project area (within 500 feet). A *Phase II Environmental Site Assessment* for the project dated December 28, 2017, found that a vapor encroachment condition (VEC) exists on the northeastern portion of the site due to its proximity to several dry-cleaning establishments. A Soil Management Plan, dated July 21, 2021 provides means to identify, manage, and legally remove any soil with detectable concentrations of constituents above applicable residential soil human health screening levels, and requires verification/confirmation sampling after final excavation depths have been reached. Due to the presence of volatile organic compounds in the soil, in accordance with applicable local and State regulations, the proposed Project also includes the installation of vapor barrier underneath the enclosed ice-skating rink and appurtenant features to offset potential vapor intrusion from off-site chemicals.

According to the Caltrans Scenic Highway Map there is no scenic highway located within the vicinity of the proposed Project or within its site. Furthermore, the proposed Project is not located in proximity of a known historical resources and will not cause a substantial adverse change in the significance of any historical resource.

Based on this information, staff recommends that the Board determines that the proposed Project is categorically exempt pursuant to State CEQA Guidelines Article 19, Section 15325 and 15332. Staff will file a NOE with the Los Angeles County Clerk upon Board's approval.

FISCAL IMPACT

The Project will be funded by the aforementioned funding sources. RAP will determine if the Project will add to RAP's staffing and budget needs, and will request additional staff and budget in a future year budget request as needed.

STRATEGIC PLAN INITIATIVES AND GOALS

Approval of this Board Report advances RAP's Strategic Plan by supporting:

Goal No. 3: Create and Maintain World Class Parks and Facilities

Outcome No. 1: Newly developed open space park projects and the redesign of signature City Parks

Result: This Project would allow for the construction of the most cost-efficient design for the new Reseda Skate Facility that also meets all the programming and operation and maintenance requirements. The new Reseda Skate Facility will serve approximately 5,563 City residents.

This Report was prepared by Ray Araujo P.E., Project Manager, Civil Engineer, David Wang, Architect, Project Manager, BOE Architectural Division; and reviewed by Ohaji Abdallah,

BOARD REPORT

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Architect, Interim Prop K Program Manager, BOE Architectural Division, Steven Fierce, Principal Architect, BOE Architectural Division; Deborah Weintraub A.I.A., BOE, Chief Deputy City Engineer; and Darryl Ford, Superintendent, Planning, Maintenance, and Construction Branch.

LIST OF ATTACHMENTS

1. Final Plans and Specifications
2. CEQA NOE Finding
3. Ford EC BIP Evaluation Result

APPROVED

APR 20 2023

BOARD OF RECREATION AND PARK COMMISSIONERS

BOARD REPORT

NO. 23-078

DATE April 20, 2023

C.D. 3

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA SKATE FACILITY – RESEDA ICE SKATING AND ROLLER RINK (PRJ21167) (PRJ21326) (W.O. #E170121F) PROJECT – COMMITMENT OF PARK FEES – STATUTORY EXEMPTION FROM THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO ARTICLE II, SECTION 2(i) [ANY ACTIVITY (APPROVAL OF BIDS, EXECUTION OF CONTRACTS, ALLOCATION OF FUNDS, ETC.) FOR WHICH THE UNDERLYING PROJECT HAS PREVIOUSLY BEEN EVALUATED FOR ENVIRONMENTAL SIGNIFICANCE AND PROCESSED ACCORDING TO THE REQUIREMENTS OF THESE GUIDELINES] OF CITY CEQA GUIDELINES AND SECTION 21084(a) OF CALIFORNIA PUBLIC RESOURCES CODE (PRC)

B. Aguirre	_____	M. Rudnick	_____
		<i>for</i> C. Santo Domingo	<u>DF</u>
B. Jackson	_____	N. Williams	_____

General Manager

Approved X Disapproved _____ Withdrawn _____

RECOMMENDATIONS

1. Authorize Department of Recreation and Parks (RAP) staff to commit from the following fund and work order numbers a maximum of Two Million, Two Hundred Thirty Thousand Dollars (\$2,230,000.00) in Park Fees, for the proposed Reseda Ice Skating and Roller Rink Project (Project):

<u>FUNDING SOURCE</u>	<u>FUND/DEPT./ACCT. NO.</u>	<u>WORK ORDER NO.</u>
Park Fees	302/89/89718H	QP002920
Park Fees	302/89/89718H	QP002354

2. Determine that the Project is statutorily exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article II, Section 2(i) [Any activity (approval of bids, execution of contracts, allocation of funds, etc.) for which the underlying project has previously been evaluated for environmental significance and processed according to the requirements of these Guidelines] of City CEQA Guidelines and Section 21084(a) of California Public Resources Code (PRC) and direct RAP Staff to file a Notice of Exemption (NOE) with the Los Angeles County Clerk.
3. Authorize RAP's Chief Accounting Employee to prepare a check to the Los Angeles County Clerk in the amount of \$75.00 for the purpose of filing a NOE; and,

BOARD REPORT

PG. 2 NO. 23-078

4. Authorize RAP staff to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

The Project is located at 18128 and 18210 Sherman Way, in the Reseda area of the City, and is proposed to include the development of an ice-skating rink and a roller hockey rink, and a small parking area. On July 21th, 2022, the Board of Recreation and Parks Commissioners (Board) approved Report No. 22-197 which approved the final plans and specifications for the Project, and awarded the construction contract to Ford E.C., Inc. Due to the facilities and features proposed for the Project, the Project will meet the standards for a Community Park, as defined in the City's Public Recreation Plan.

PROJECT SCOPE

The proposed scope of work for the Project includes the following:

- Demolition and foundation work, as well as building the ice rink building (approximately 26,800 square feet in size), within a flexible membrane type structure designed to house an 85' x 200' ice surface with an electrical and machine room, four locker rooms, ADA compliant restrooms, office space, a skate rental area, a pro shop and concessions.
- All necessary Fixtures, Furnishing and Equipment (FF&E) for the ice rink building, including all the related ice-making equipment, related sub-floor ice rink piping, dasher boards, dehumidifier equipment, score board and sound systems, specialty lighting, all building furnishings include benches, bleachers, scoreboard, skate racks, skate sharpeners and vending machines.
- Building the outdoor roller rink, with all the program components. The roller rink will be fenced all around with gates on the north side and south side to allow access for the Fire Department, visitors, and patrons of the ice-skating facility. The outdoor roller rink will be located in the front parcel of 18210 Sherman Way.

PROJECT FUNDING

The construction contract amount and the construction budget contingency is Nineteen Million, Five Hundred Five Thousand, Six Hundred Fifty-Six Dollars (\$19,505,656.00) (Report No. 22-197).

As noted in Report No. 22-197, only Seventeen Million, Two Hundred Seventy-Seven Thousand, Nine Hundred Eighty-Seven Dollars (\$17,277,987.00) was available to award to the contract.

BOARD REPORT

PG. 3 NO. 23-078

Report No. 22–197 directed RAP staff to work with the Department of Public Works, Bureau of Engineering (BOE), the Office of the Chief Administrative Officer (CAO), and other City staff to identify additional funds in the amount of Two Million, Two Hundred Twenty-Seven Thousand, Six Hundred Sixty-Nine Dollars (\$2,227,669) to fully fund the construction of the Project under the construction contract award and the construction budget contingency authorized under Report No. 22-197.

Upon approval of this Report, an additional Two Million, Two Hundred Thirty Thousand Dollars (\$2,230,000.00) in Park Fees can be committed to the proposed Project to cover the funding shortfall.

The total amount of funding available for the construction of the proposed Project is Nineteen Million, Five Hundred Seven Thousand, Nine Hundred Eight-Seven Dollars (\$19,507,987.00), which will be the total budget for this Project, which includes \$1,773,491 set aside as the construction budget contingency amount.

These Park Fees were collected within five (5) miles of Reseda Skate Facility, which is the standard distance for the commitment of Park Fees for community recreational facilities pursuant to Los Angeles Municipal Code Section 12.33 E.3.

FUNDING SOURCE MATRIX

The funds below have been used to award the contract and contingency for this Project.

Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	3%
Park Fees	302/89/89718H	\$7,439,891.99	39%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	13%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	5%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	22%
CIEP	100/54/00T785	\$1,000,000.00	5%
MICLA FY 21-22	298/50/MICLA	\$1,000,000.00	5%
MICLA FY 22-23	298/50/MICLA	\$1,500,000.00	8%
Total		\$19,507,987.00	100%

PROJECT CONSTRUCTION

Construction for the proposed Project began in July 2022.

TREES AND SHADE

Per Report No. 22-197, a total of thirteen (13) trees are proposed to be removed as part of the Project. The RAP arborist determined that all of the trees are eligible to be removed. The Project includes the installation of ten (10) new trees, including two (2) Coastal Live Oak, five (5) Red Push Pistache, and three (3) Maverick Mesquite. All of the trees will be in the roller skate parking lot. The Project will have no impact to shade at the park.

BOARD REPORT

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ENVIRONMENTAL IMPACT

The proposed Project consists of the allocation of funds, for which the underlying project has previously been evaluated for environmental significance and processed according to the requirements of City of Los Angeles CEQA Guidelines

RAP Staff recommends that the Board determine that the proposed activity is statutorily exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Article II, Section 2(i) of City of Los Angeles CEQA Guidelines and Section 21084(a) of California Public Resources Code (PRC). RAP Staff will file a NOE with the Los Angeles County Clerk upon the Board's approval.

FISCAL IMPACT

The approval of this commitment of Park Fees for this Project will have no fiscal impact on RAP's General Fund. The estimated costs for the design, development, and construction of the proposed park improvements are anticipated to be funded by Park Fees or funding sources other than RAP's General fund. The maintenance of the proposed park improvements can be performed by current staff with no overall impact to existing maintenance service at this facility.

STRATEGIC PLAN INITIATIVES AND GOALS

Approval of this Board Report advances RAP's Strategic Plan by supporting:

Goal No. 1: Provide Safe and Accessible Parks

Outcome No. 2: All parks are safe and welcoming

Result: This Project would allow for the construction of the most cost-efficient design for the new Reseda Skate Facility that also meets all the programming and operation and maintenance requirements. The new Reseda Skate Facility will serve approximately 5,563 City residents.

This Report was prepared by Ajmal Noorzayee, Management Analyst, Planning, Maintenance and Construction Branch.

APPROVED

JAN 04 2024

BOARD OF RECREATION AND PARK COMMISSIONERS

BOARD REPORT

NO. 24-003

DATE January 04, 2024

C.D. 3

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: RESEDA SKATE FACILITY – RESEDA ICE SKATING AND ROLLER RINK (PRJ21167) (PRJ21326) (W.O. #E170121F) PROJECT – REQUEST TO INCREASE CONSTRUCTION CONTINGENCY

B. Aguirre M. Rudnick
B. Jones for C. Santo Domingo DF
B. Jackson N. Williams

[Signature]
General Manager

Approved X With corrections Disapproved Withdrawn

RECOMMENDATIONS

- 1. Authorize the City Engineer to negotiate and issue a change order in an amount not to exceed Two Hundred Fifty Thousand Dollars (\$250,000.00), which will result in a cumulative total dollar amount for change orders of \$1,405,985, or 7.92% of the original contract award amount;
2. Approve an increase to the construction contract contingency amount for the Reseda Skate Facility – Reseda Ice Skating and Roller Rink (PRJ21167) (PRJ21326) (W.O. #E170121F) from the current amount of \$1,773,491, or 10% of the original contract amount, to a not to exceed amount of \$3,545,792, or 20% of the original contract amount.
3. Authorize the City Engineer to negotiate and approve future change orders up to the new construction contingency amount; and,
4. Authorize RAP's General Manager or Designee to make technical corrections as necessary to carry out the intent of this Report.

SUMMARY

The Reseda Ice Skating and Roller Rink Project (Project) is located at 18128 and 18210 Sherman Way, in the Reseda area of the City, and includes the development of an ice-skating rink and a roller hockey rink. Due to the facilities and features proposed for the Project, the Project will meet the standards for a Community Park, as defined in the City's Public Recreation Plan.

The Project is currently in the Construction Phase and is approximately 20% complete. The anticipated completion date is within the first quarter of 2025.

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BACKGROUND

On July 21, 2022, the Department of Recreation and Park Commissioners (Board) approved Report No. 22-197 awarding the Project's construction contract to Ford E.C., Inc. (Ford) in the amount of \$17,732,165 with a construction contingency of \$1,773,491 for a total construction contract commitment of \$19,505,656. Due to funding availability, the construction contract was awarded with a funding shortfall of \$2,227,669, which included a funding clause that limits the City's contractual liability to the amount of available funds.

On April 20, 2023, the Board approved Report No. 23-078 committing an additional \$2,230,000 to this Project, filling the contractual funding gap. The total funding for the Project is \$19,507,987 with a construction contingency of \$1,773,491.

The Geotechnical Report and subsequent Soils Management Plan (SMP) identified and provided protocol for the abatement of the previously discovered contamination (pesticides) on site. The SMP requires Ford to develop a Health and Safety Plan (HASP), which includes identifying any potential hazards for workers at the site. The SMP and HASP require the testing of all exported soil and upon testing, it was discovered that the site contained previously unforeseen Petroleum Hydrocarbons. This discovery required a Phase 2 site assessment and testing, requiring Ford to stockpile soil for further testing and to design and install a vapor barrier and monitoring system. A total of thirteen (13) change orders were negotiated for work related to the soil and vapor mitigation, totaling approximately \$1,000,000.

The total amount of executed change orders is \$1,155,985, which is 65% of the contingency, leaving \$617,506 to address any future change orders. Considering that the Project is at 20% construction completion, it is recommended that the contingency be increased by \$1,772,301, for a total construction contingency of \$3,545,792 (20% of the bid amount).

During the design phase, the design team consulted with the potential facility operator (Operator) on equipment related to operating the ice rink. The Operator recommended the use of a propane-fuel Zamboni machine, which was originally intended to be procured at no cost to the Project as part of their financial contribution to the Project's Furniture, Fixture, and Equipment cost. However, after the construction contract was awarded, the agreement executed between RAP and the Operator is for the Operator to manage the facility on behalf of RAP without any capital investment from the Operator (Report No. 23-166).

The Project design was approved prior to the passing of the City's Electrification Ordinance, in which new buildings in Los Angeles are generally required to be entirely electric. To voluntarily comply with the City's Electrification Ordinance, the Zamboni machine was changed to the electric model, and the additional work to install the electric conduits and the charger resulted in a change order in the amount of Two Hundred Fifty Thousand Dollars (\$250,000).

PROJECT FUNDING

An additional \$1,800,000 is available from Council Approval of MICLA FY 23-24 to cover the additional contingency request.

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FUNDING SOURCE MATRIX

The funds below have been used to award the contract and contingency for this Project.

Previously Approved Funding Table			
Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	3%
Park Fees	302/89/89718H	\$7,439,891.99	39%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	13%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	5%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	22%
CIEP	100/54/00T785	\$1,000,000.00	5%
MICLA FY 21-22	298/50/50VPMB	\$1,000,000.00	5%
MICLA FY 22-23	298/50/50WPBB	\$1,500,000.00	8%
Total		\$19,507,987.00	100%

Revised Funding Table			
Source	Fund/Dept/Acct	Amount	Percentage
Park Fees	302/89/89716H	\$654,608.01	3%
Park Fees	302/89/89718H	\$7,439,891.99	35%
Prop K – Specified	43K/10/10SPAS	\$2,565,288.00	12%
Prop K - Inflation	43K/10/10SIBF	\$1,056,531.00	5%
Prop K - Gap	43K/10/10RPBM	\$4,291,668.00	20%
CIEP	100/54/00T785	\$1,000,000.00	5%
MICLA FY 21-22	298/50/50VPMB	\$1,000,000.00	5%
MICLA FY 22-23	298/50/50WPBB	\$1,500,000.00	7%
MICLA FY 23-24	298/50/50YPBB	\$1,722,301.00	8%
Total		\$21,280,288.00	100%

TREES AND SHADE

Per Report No. 22-197, a total of thirteen (13) trees will be removed as part of the Project. The RAP arborist determined that all of the trees are eligible to be removed. The Project includes the installation of ten (10) new trees, including two (2) Coastal Live Oak, five (5) Red Push Pistache, and three (3) Maverick Mesquite. All of the trees will be located in the outdoor roller rink and parking lot.

At the time of construction completion, the new trees will provide approximately 80 square feet of canopy coverage. Five (5) years after construction, it is anticipated that those trees will provide approximately 145 square feet of canopy coverage.

ENVIRONMENTAL IMPACT

The Board of Recreation and Parks Commissioners approved the proposed Project on July 21, 2022 (Report No. 22-197) and determined that the Project is exempt from the provisions of the California Environmental Quality Act (CEQA). The proposed Board action consists of an increase to the construction contract contingency amount (and related actions), for which the underlying

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Project has previously been evaluated for environmental significance and processed according to the requirements of City of Los Angeles CEQA Guidelines, with small changes to the original Project that do not cause any additional significant impact on the environment.

Based on these considerations, RAP Staff recommends that the Board determines that the proposed activity is exempt from the provisions of CEQA pursuant to Article 5, Section 15061(b)(3) of California CEQA Guidelines and Article II, Section 2(i) of City of Los Angeles CEQA Guidelines. RAP Staff will file a Notice of Exemption with the Los Angeles County Clerk upon the Board's approval.

FISCAL IMPACT

The approval of this increase to the construction contract contingency amount (and related actions) for this Project will have no fiscal impact on RAP's General Fund. The estimated costs for the design, development, and construction of the proposed park improvements are anticipated to be funded by Park Fees or funding sources other than RAP's General fund. The maintenance of the proposed park improvements will be performed by the contracted facility operator with no overall impact on the Department's maintenance staff.

STRATEGIC PLAN INITIATIVES AND GOALS

Approval of this Board Report advances RAP's Strategic Plan by supporting:

Goal No. 3: Create and Maintain World Class Parks and Facilities

Outcome No. 1: Newly developed open space park projects and the redesign of signature City Parks

Result: This Project would allow for the construction of the most cost-efficient design for the new Reseda Skate Facility that also meets all the programming and operation and maintenance requirements. The new Reseda Skate Facility will serve approximately 5,563 City residents.

This Report was prepared by Ray Araujo P.E., Project Manager, Civil Engineer, David Wang, Architect, Project Manager, BOE Architectural Division; and reviewed by Ohaji Abdallah, Interim Prop K Program Manager, BOE Architectural Division, and Darryl Ford, Superintendent, Planning, Maintenance, and Construction Branch.

City of Los Angeles - Department of Public Works - Bureau of Engineering
 Reseda Skate Facility
 W.O. No. E170121D
 CHANGE ORDER LOG

CO No.	COR No.	Subject	Payment Type	CO Cat.	COIN Date	COIN Est. (\$)	PCO		GC Proposal (\$)	GC Proposal Date	City Estimate (\$)	Agreed Amount (\$)	Agreed Date	CO Stat us	CO Date	Time Ext. Cal. Days	Comments
							ECO T&M Date	Not to Exceed (\$)									
1	001-R0	Administrative Delay - Change Construction Start Date to 8/25/22	LS	S	08/15/22	\$0.00	08/16/22		\$0.00	08/21/22	\$0.00	\$0.00	08/25/22	EXEC	9/9/2022	36	
2	002-R0	Soil Sampling and Preparation of the Health and Safety Plan	LS	E	08/29/22	\$25,000.00	08/29/22		\$15,528.00	08/24/22	\$15,528.00	\$15,528.00	09/01/22	EXEC	9/2/2022	0	
3	003-R0	Phase 2 Soil Site Assessment - Tasks 1 and 2	LS	U	09/21/22	\$100,000.00	09/25/22	\$100,000.00	\$86,062.00	09/29/22	\$86,062.00	\$86,062.00	10/18/22	EXEC	10/24/2022	0	
4	004-R0	Sprung Structure Deposit Payment	LS	S	09/27/22	\$0.00	09/27/22		\$0.00	10/11/22	\$0.00	\$0.00	10/18/22	EXEC	11/4/2022	0	
5	006-R0	B-Permit Design Services for Sewer Connection	LS	E	10/21/22	\$50,000.00	10/21/22		\$27,201.00	10/17/22	\$19,789.00	\$21,962.00	12/06/22	EXEC	12/14/2022	0	
6	013-R0	Change in Chiller Type for Ice Making Equipment	LS	E	11/02/22	\$100,000.00	12/06/22	\$60,000.00	\$55,149.00	12/06/22	\$55,149.00	\$55,149.00	12/13/22	EXEC	12/13/2022	0	
7	010-R0	Phase 2 Soil Site Assessment - Tasks 4 Through 8	LS	U	11/07/22	\$50,000.00	11/07/22		\$56,196.00	12/05/22	\$56,196.00	\$56,196.00	12/05/22	EXEC	12/14/2022	0	
8	016-R0	Landscape Revision per Plan Clarification 02	LS	S	11/08/22	\$5,000.00	11/09/22		\$2,555.00	01/16/23	(\$1,555.33)	\$0.00	10/05/23	EXEC	10/16/2023	0	
9	014-R0	Additional Chiller for Redundancy	LS	S	12/05/22	\$75,000.00	12/06/22		\$55,149.00	12/06/22	\$55,149.00	\$55,149.00	12/14/22	EXEC	12/14/2022	0	
10	011-R0	Compensable Time - Site Assessment Ph. 2 Tasks 1 and 2	LS	U	12/02/22	\$50,000.00	12/05/22		\$52,257.00	12/05/22	\$49,260.00	\$49,297.00	12/13/22	EXEC	12/14/2022	27	
11	012-R0	Compensable Time - Site Assessment Ph. 2 Tasks 4 Through 8	LS	U	12/05/22	\$75,000.00	12/06/22		\$71,206.00	12/06/22	\$71,207.00	\$71,206.00	12/13/22	EXEC	12/14/2022	39	
12	023-R0 022-R1	Additional Work - Soil Stockpiling Due to Contamination	LS	U	12/07/22	\$50,000.00	12/16/22	\$100,000.00	\$37,873.00 \$44,447.00	03/03/23 03/14/23	\$78,917.42	\$79,600.00	04/24/23	EXEC	4/25/2023	0	
13	None Specified	(VOID) Traffic Control in the Alley During Grading	CAN	U	12/12/22	\$10,000.00	12/13/22							CAN			
14	015-R2	Compensation for Disposal of Contaminated Soil	LS	U	12/13/22	\$100,000.00	12/13/22		\$71,982.00	03/23/23	\$71,982.00	\$71,982.00	04/24/23	EXEC	4/25/2023	0	
15	024-R0	Additional Over Excavation Due to Rain	LS	U	01/24/23	\$25,000.00	01/25/23	\$15,000.00	\$60,791.00	03/03/23	\$55,989.00	\$57,820.00	04/24/23	EXEC	4/25/2023	0	
16	007-R1	Safe Access Path for Students	LS	S	01/30/23	\$10,000.00	02/15/23		\$20,402.00	01/30/23	\$20,402.00	\$20,402.00	03/22/23	EXEC	5/1/2023	0	
17	017-R0	(VOID) Setup and Maintenance of City Owned Stockpile Lots During Grading	CAN	U	02/15/23	\$50,000.00	02/15/23		\$47,471.00	01/16/23				CAN			
18	026-R0	Change in Grey Water Pipe Diameter	LS	E	02/15/23	\$5,000.00	02/15/23		\$3,502.00	03/14/23	\$3,465.00	\$3,465.00	03/21/23	EXEC	4/25/2023	0	
19	030-R0	(VOID) Addition of Vapor Barrier to Mitigate VOCs	CAN	U	03/14/23	\$50,000.00	04/10/23		\$292,505.00	03/29/23				CAN			
20	009-R1	Infrastructure for EV Charging Station	LS	E	03/14/23	\$50,000.00	04/10/23		\$28,175.00	12/04/23	\$28,134.00	\$28,175.00	01/09/24	EXEC	1/11/2024	0	
21	034-R0	Time Extension - TIA No. 2 - Soil and Rain Delays	LS	U	03/14/23	\$25,000.00	04/10/23		\$78,509.00	05/17/23	\$78,509.40	\$78,509.00	05/23/23	EXEC	5/31/2023	55	
22	None Specified	(VOID) LEED Coordination Efforts	CAN	U										CAN			
23	021-R0	Various Plumbing Changes Prior to Construction	LS	E	03/14/23	\$50,000.00	04/10/23		\$39,806.00	01/30/23	\$32,119.40	\$34,644.00	04/25/23	EXEC	5/1/2023	0	
24	018-R0 019-R1 020-R0	Changes to Building CMU Walls	LS	E	04/10/23	\$50,000.00	04/29/23		\$28,474.00 \$18,519.00 -\$45,486.00	01/30/23 03/20/23 01/30/23	(\$2,409.61)	\$0.00	06/26/23	EXEC	7/26/2023	0	
25	025-R0	Subgrade Stabilization Under West CMU Site Wall	LS	U	04/10/23	\$50,000.00	04/24/23		\$68,137.00	03/14/23	\$45,030.00	\$47,681.00	04/25/23	EXEC	5/1/2023	0	
26	027-R0	Soil Disposal for Volumes Beyond the Contract Scope	LS	E	04/24/23	\$75,000.00	04/25/23		\$50,590.00	03/23/23	\$50,590.00	\$50,590.00	05/09/23	EXEC	5/15/2023	0	
27	031-R0	Thickened Concrete Section Under East CMU Wall	LS	U	04/26/23	\$25,000.00	04/29/23		\$20,585.00	04/05/23	\$19,601.00	\$19,650.00	05/11/23	EXEC	5/15/2023	0	
28	044-R0	TIA No. 3 - Time Extension - Rain Delays February and March 2023	LS	U	06/29/23	\$0.00	07/25/23		\$0.00	07/25/23	\$0.00	\$0.00	07/27/23	EXEC	8/2/2023	28	
29	045-R0	Time Extension - TIA No. 3 - Building Redesign Delay April and May 2023	LS	E	06/29/23	\$75,000.00	07/25/23		\$56,430.00	07/25/23	\$56,430.00	\$56,430.00	07/31/23	EXEC	8/16/2023	55	
30	047-R0	Vapor Mitigation System - CMU Portion of Building GL A-B and 1-17	LS	U	06/29/23	\$100,000.00	07/06/23		\$91,494.56	08/07/23	\$91,494.56	\$91,495.00	10/05/23	EXEC	10/16/2023	0	
31	055-R0	Vapor Mitigation System - Office, Entry and Resurfacer Room GL B-1 and 1-3	LS	U	06/29/23	\$100,000.00	07/10/23		\$90,365.00	10/19/23	\$90,365.00	\$90,365.00	01/09/24	EXEC	1/11/2024	0	
32	056-R0	Vapor Mitigation System - Ice Rink GL B-1 and 3-7	LS	U	06/29/23	\$100,000.00	07/10/23		\$83,588.00	10/19/23	\$83,587.63	\$83,588.00	01/10/24	EXEC	1/11/2024	0	
33	057-R0	Vapor Mitigation System - Ice Rink GL B-1 and 7-12	LS	U	06/29/23	\$100,000.00	07/10/23		\$92,624.00	10/19/23	\$92,624.13	\$92,624.00	01/10/24	EXEC	1/11/2024	0	
34	058-R1	Vapor Mitigation System - Ice Rink GL B-1 and 12-17	LS	U	06/29/23	\$100,000.00	07/10/23		\$96,003.00	01/05/24	\$93,753.69	\$96,003.00	01/10/24	EXEC	1/17/2024	0	
35	028-R0	Additional Steel Supports for Revised Cooling Tower	LS	E	06/28/23	\$25,000.00	07/10/23		\$17,483.00	03/23/23	\$15,232.03	\$16,266.00	08/09/23	EXEC	8/16/2023	0	
36	036-R0	Partnering Session No.1	LS	S	07/10/23	\$10,000.00	07/10/23		\$7,242.00	06/01/23	\$7,242.00	\$7,242.00	07/27/23	EXEC	8/2/2023	0	
37	042-R0	Storage Facility for Procured Materials and Equipment	LS	U	08/01/23	\$25,000.00	08/02/23		\$35,399.00	07/20/23	\$29,406.00	\$29,406.00	10/05/23	EXEC	10/16/2023	0	
38	049-R0	Sewer Mainline Extension in Alley	LS	E	07/11/23	\$100,000.00	07/25/23		\$97,614.00	08/11/23	\$97,109.00	\$97,109.00	10/05/23	EXEC	10/16/2023	0	
39	041-R2	Procurement of Sewer Maintenance Hole and Lining	LS	U	08/01/23	\$75,000.00	08/02/23		\$70,321.00	07/25/23	\$67,126.00	\$70,321.00	08/09/23	EXEC	8/16/2023	0	
40	053-R0	Time Extension - TIA No. 5 - Building Redesign Delay June and July 2023	LS	E	08/03/23	\$50,000.00	08/08/23		\$48,222.00	09/18/23	\$48,222.00	\$48,222.00	10/05/23	EXEC	10/16/2023	47	

41	029-R0	Ice Resurfacing Machine	LS	S	08/15/23	\$200,000.00	08/16/23		\$216,369.00	03/23/23	\$193,557.00	\$201,556.00	03/19/24	EXEC	4/1/2024	0			
42	039-R0	Structure Redesign - Changes to the Footings	LS	E	08/15/23	\$50,000.00	08/16/23		\$20,159.00	07/13/23	\$19,312.00	\$19,312.00	10/16/23	EXEC	10/16/2023	0			
43	043-R0	Structure Redesign - Changes to the CMU Walls	LS	E	08/16/23	\$25,000.00	08/28/23		\$70,367.00	07/25/23	\$62,630.00	\$62,630.00	10/16/23	EXEC	10/16/2023	0			
44	073-R0	Structure Redesign - Changes to the Steel Frames	LS	E	08/16/23	\$100,000.00	08/28/23		\$155,005.00	01/04/24	\$95,752.00	\$98,381.00	03/19/24	EXEC	4/1/2024	0			
45	046-R0	Rink Subdrain Discharge System Design	LS	E	08/16/23	\$10,000.00	08/28/23		\$6,148.00	08/07/23	\$6,148.00	\$6,148.00	10/05/23	EXEC	10/16/2023	0			
46	050-R0	Alley Paving Over Sewer Construction	LS	E	08/29/23	\$25,000.00	09/18/23		\$37,200.00	08/11/23	\$35,670.00	\$35,670.00	10/05/23	EXEC	10/17/2023	0			
47	061-R0	HVAC Duct Support at Door Lintels	LS	E	11/28/23	\$10,000.00	11/28/23		\$10,097.00	11/15/23	\$10,097.00	\$10,097.00	01/10/24	EXEC	1/17/2024	0			
48	054-R0	Time Extension - TIA No. 6 - Building Redesign Delay August 2023	LS	E	11/28/23	\$75,000.00	11/28/23		\$56,575.00	10/11/23	\$56,575.00	\$56,575.00	12/04/23	EXEC	1/11/2024	31			
49	060-R0	Added Rebar Dowels at Building Foundation	LS	E	11/29/23	\$10,000.00	12/04/23		\$4,321.00	11/06/23	\$4,321.00	\$4,321.00	01/09/24	EXEC	1/11/2024	0			
50	051-R0	Plumbing Modifications from Plan Clarification 11	LS	E	11/29/23	\$5,000.00	12/04/23		\$6,636.00	08/16/23	\$5,500.00	\$6,636.00	03/31/24	EXEC	4/1/2024	0			
51	052-R0	Rubber Flooring Storage due to Delay	LS	E	12/04/23	\$10,000.00	12/12/23		\$9,700.00	08/16/23	\$9,700.00	\$9,700.00	01/10/24	EXEC	1/17/2024	0			
52	037-R1	Zamboni Charger System	LS	E	12/04/23	\$25,000.00	12/12/23		\$17,561.00	12/04/23	\$17,112.00	\$17,561.00	01/09/24	EXEC	1/11/2024	0			
53	035-R1	Roof Drain Discrepancy and Water Heater Change	LS	E	12/04/23	\$5,000.00	12/12/23		\$12,197.00	10/30/23	\$11,150.00	\$12,197.00	01/26/24	EXEC	2/1/2024	0			
54	064-R1	Installation of Three New Cleanouts per LADBS Correction	LS	U	12/28/23	\$25,000.00	01/02/24		\$13,413.00	12/15/23	\$9,803.00	\$9,803.00	03/31/24	EXEC	4/1/2024	0			
55	074-R0	Drinking Fountain, Lavatory and Reroute Changes	LS	E	02/06/24	\$25,000.00	02/14/24		\$16,167.00	01/15/24	\$13,538.00	\$16,167.00	03/31/24	EXEC	4/1/2024	0			
56	070-R0	Louvers at Ice Room Doors	LS	E	02/06/24	\$5,000.00	03/07/24		\$2,187.00	12/28/23	\$1,922.00	\$2,187.00	03/31/24	EXEC	4/1/2024	0			
57	062-R0 063-R0	Alley Ductbank Potholing and Encasement Demolition	LS	U	02/07/24	\$10,000.00	02/14/24		\$8,910.00	\$6,453.00	12/04/23	12/05/23	\$12,877.00	\$12,877.00	03/31/24	EXEC	4/3/2024	0	
58	082-R0	Ice Rink Subdrain Discharge System	LS	E	02/07/24	\$25,000.00	02/20/24		\$48,966.00	02/26/24	\$46,364.00	\$48,064.00	05/17/24	EXEC	6/20/2024	0			
59	080-R0	New Zamboni Water Heater	LS	E	02/07/24	\$10,000.00	02/14/24		\$30,006.00	02/12/24	\$27,698.00	\$28,846.00	08/10/24	EXEC	8/14/2024	0			
60	069-R0	Change of Lockset Manufacturer	LS	S	02/07/24	\$10,000.00	02/15/24		\$5,338.00	12/26/23	\$5,338.00	\$5,338.00	03/31/24	EXEC	4/1/2024	0			
61	059-R0 065-R0	Ice System 6-inch Inline Filter and Ice Room Sleeves	LS	E	02/07/24	\$10,000.00	02/20/24		\$5,377.00	\$17,016.00	11/06/23	12/13/23	\$20,983.00	\$20,983.00	04/02/24	EXEC	4/3/2024	0	
62	081-R0	Reimbursement for Removal of South Property Line Encroachment	LS	S	02/21/24	\$5,000.00	02/22/24		\$1,590.00	02/26/24	\$1,590.00	\$1,590.00	04/16/24	EXEC	4/24/2024	0			
63	083-R0	Exhaust Fan Curb Relocation	LS	E	03/19/24	\$5,000.00	03/20/24		\$4,270.00	03/05/24	\$4,270.00	\$4,270.00	04/16/24	EXEC	4/24/2024	0			
64	077-R0	Unforeseen Concrete Pads	LS	U	03/19/24	\$25,000.00	03/20/24		\$10,662.00	02/02/24	\$10,662.00	\$10,662.00	04/16/24	EXEC	5/2/2024	0			
65	075-R0	HSS Beams Extra 2 for Storefront	LS	E	03/19/24	\$10,000.00	03/20/24		\$8,068.00	01/15/24	\$7,073.00	\$7,540.00	04/16/24	EXEC	5/1/2024	0			
66	072-R0	Vent Pipe Membrane	LS	U	03/19/24	\$10,000.00	03/20/24		\$8,866.00	01/04/24	\$8,659.00	\$8,659.00	04/16/24	EXEC	5/2/2024	0			
67	066-R0	Alley Piping Changes	LS	U	03/19/24	-\$5,000.00	03/19/24		(\$6,770.00)	12/15/23	(\$6,770.00)	(\$6,770.00)	04/16/24	EXEC	5/1/2024	0			
68	071-R0	Modified Ledger Angles and Additional Steel Beam at CMU Building	LS	E	03/19/24	\$25,000.00	03/20/24		\$11,234.00	12/29/23	\$17,212.00	\$17,800.00	04/16/24	EXEC	5/2/2024	0			
69	100-R0	Payment for Terra-Petra Inspection Fees	LS	U	05/08/24	\$25,000.00	05/15/24		\$23,877.00	05/16/24	\$22,525.00	\$23,877.00	06/27/24	EXEC	6/27/2024	0			
70	095-R0	Fireproofing at the Ice Room Deck	LS	E	05/08/24	\$5,000.00	05/15/24		\$8,354.00	05/02/24	\$4,602.00	\$5,835.00	06/27/24	EXEC	6/27/2024	0			
71	088-R0	Added Door 108.2 and Frame Change at Electrical Room	LS	E	05/08/24	\$10,000.00	05/15/24		\$5,098.00	04/02/24	\$5,061.00	\$5,098.00	10/04/24	EXEC	10/29/2024	0			
72	090-R0	Dry Pack Void Between Metal Deck and CMU (Non Fire-Rated Areas)	LS	E	05/08/24	\$10,000.00	05/15/24		\$6,516.00	04/12/24	\$3,477.88	\$5,616.00	11/18/24	EXEC	11/27/2024	0			
73	091-R0	Dewatering Subdrain Location	LS	U	05/22/24	\$5,000.00	05/30/24		\$2,988.00	04/17/24	\$2,988.00	\$2,988.00	07/03/24	EXEC	8/14/2024	0			
74	094-R1	Addition of a Subpanel in the Ice Resurfacers Room		U	05/08/24	\$50,000.00	05/15/24		\$47,769.00	10/29/24	\$26,359.00	\$29,291.00	02/07/25	NEG					
75	085-R0 087-R0	Continuation of Material and Equipment Storage	LS	E	06/18/24	\$50,000.00	06/20/24		\$13,863.00	\$31,384.00	03/13/24	03/15/24	\$39,462.00	\$39,462.00	06/27/24	EXEC	6/27/2024	0	
76	098-R1	Ice Room - Additional Roof Bracing and Drag Plate	LS	E	06/18/24	\$50,000.00	06/20/24		\$52,274.00	06/04/24	\$50,768.00	\$52,274.00	06/27/24	EXEC	6/27/2024	0			
77	093-R0	New Welded Wire Mesh Fence for South Property	LS	E	06/18/24	\$100,000.00	06/20/24		\$69,191.00	04/26/24	\$85,098.00	\$85,098.00	06/27/24	EXEC	6/27/2024	0			
78	106-R0 122-R0	Door 108.1 and 114.1 Reverse Swing	LS	U	06/18/24	\$5,000.00	06/20/24		\$3,716.00	\$6,126.00	06/10/24	09/18/24	\$3,309.29	\$6,620.00	11/26/24	EXEC	11/27/2024	0	
79	105-R0	Additional Walkway on Roof	LS	E	06/18/24	\$10,000.00	06/20/24		\$7,110.00	06/05/24	\$7,110.00	\$7,110.00	11/18/24	EXEC	11/27/2024	0			
80	104-R0	Scupper Installation	LS	E	06/18/24	\$5,000.00	06/20/24		\$2,695.00	06/04/24	\$2,695.00	\$2,695.00	10/28/24	EXEC	10/29/2024	0			
81	103-R0	Fire Damper HVAC Duct	LS	E	06/18/24	\$5,000.00	06/20/24		\$2,490.00	06/03/24	\$2,490.00	\$2,490.00	11/18/24	EXEC	11/27/2024	0			
82	115-R0	Time Extension - TIA No. 7.1 - Delay from Nov 23 Dec 31 2023	LS	E	07/23/24	\$75,000.00	07/23/24		\$71,206.00	08/05/24	\$71,207.00	\$71,206.00	08/06/24	EXEC	8/14/2024	39			
83	116-R0	Time Extension - TIA No. 7.2 - Delay from Jan 1 to Feb 29, 2024	LS	E	07/17/24	\$100,000.00	07/23/24		\$82,161.00	08/05/24	\$82,125.00	\$82,161.00	08/08/24	EXEC	8/14/2024	60			
84	114-R0	Extension of Builder's Risk Insurance Through August 2026	LS	U	08/27/24	\$50,000.00	09/03/24		\$49,621.00	07/24/24	\$46,812.00	\$46,812.00	11/18/24	EXEC	11/27/2024	0			
85	113-R0	Modification to Building Structure - Engineering, Detailing and Equipment	LS	E	08/27/24	\$75,000.00	09/03/24		\$56,704.00	07/19/24	\$56,704.00	\$56,704.00	10/28/24	EXEC	10/29/2024	0			
86	107-R0	LAFD Inspection Changes - Exit Signs and Exterior Egress Lighting	LS	E	08/21/24	\$50,000.00	08/24/24		\$51,968.00	06/18/24	\$37,818.00	\$45,672.00	09/16/24	EXEC	10/9/2024	0			
87	110-R0	Northeast Pavement Change to Concrete	LS	S	08/21/24	\$5,000.00	08/24/24		\$4,000.00	06/25/24	\$4,000.00	\$4,000.00	09/16/24	EXEC	10/9/2024	0			
88	112-R0	Sleeve Clearance of the Cold Pipe in Vault	LS	E	08/21/24	\$5,000.00	08/24/24		\$2,309.00	07/19/24	\$1,862.00	\$2,309.00	11/26/24	EXEC	11/27/2024	0			

89	132-R0	Reimbursement of Permits through June 3rd 2024	LS	U	08/24/24	\$25,000.00	08/24/24		\$13,151.00	11/04/24	\$13,151.30	\$13,151.00	11/04/24	EXEC	11/15/2024	0	
90	118-R0	1" Water Line for Cooling Tower on the Roof	LS	E	08/27/24	\$10,000.00	09/03/24		\$5,608.00	08/21/24	\$5,095.00	\$5,369.00	10/04/24	EXEC	10/29/2024	0	
91	117-R0	Additional Backwater Valve in Snow Melt Pit	LS	E	08/27/24	\$10,000.00	09/03/24		\$10,790.00	08/21/24	\$9,072.00	\$9,054.00	10/04/24	EXEC	10/29/2024	0	
92	None Specified	Building Envelope Change - Investigation		S	10/07/24	\$5,000.00								UNR			
93	120-R0 121-R0	Storage of Pumps, Chiller, and Rubber Flooring	LS	E	11/26/24	\$25,000.00	12/04/24		\$6,833.00 \$4,974.00	09/17/24 09/17/24	\$11,627.00	\$11,627.00	12/05/24	EXEC	12/11/2024	0	
94	126-R0	Time Extension - TIA No. 7.3 - Delay from Mar 1, 2024 to Apr 24, 2024	LS	E	11/26/24	\$100,000.00	12/04/24		\$98,593.00	10/09/24	\$98,560.80	\$98,594.00	12/04/24	EXEC	12/11/2024	54	
95	086-R1	Electrical Scope for FFE System	LS	S	11/26/24	\$100,000.00	12/04/24		\$115,852.00	05/17/24	\$89,782.00	\$89,782.00	12/05/24	EXEC	12/11/2024	0	
96	084-R1	Tnemecc Glazing at additional CMU and Framed Wall Locations		S	02/27/25	\$10,000.00	03/04/25		\$12,619.00	06/04/24				UNR			
97	096-R0	Additional Furred Walls in rooms 115 and 118		E	02/27/25	\$5,000.00	03/04/25		\$5,926.00	05/09/24				UNR			
98	102-R0	Subdrain Discharge LADBS Corrections		U	03/03/25	\$10,000.00	03/04/25		\$5,686.00	05/29/24				UNR			
99	123-R1 139-R0	Unforeseen Security Costs - April 2024 through December 2024		U	03/05/25	\$100,000.00			\$63,853.00 \$33,117.00	10/07/24 01/06/25				UNR			
100	124-R1	CMU Building Light Fixture Mounting Modification		E	03/03/25	\$25,000.00	03/04/25		\$18,969.00	01/06/25				UNR			
101	133-R1	Additional Roofing Effort due to TPO Roofing		U					\$14,736.00	11/08/24				UNR			

Original Contract Original Contingency Revised Contingency		\$17,732,165.00 \$1,773,493.00 \$3,545,792.00	Time Extension Approved Comp. CD's Approved Non Comp. CD's		471 380 91	CD's	Payment Type: LS: Lump Sum TM: Time & Material CAN: Canceled		CO Category: U: Unforeseen E: Errors & Omissions S: Change in Scope		28 50 11	\$1,300,484.00 \$1,500,999.00 \$385,059.00
Executed COs & UCOs		\$3,186,542.00					CO Status: EXEC: Executed NEG: Negotiated UNR: Unresolved CAN: Canceled		Executed COs Executed UCOs Forecasted COs Canceled COs		89 0 7 4	\$3,186,542.00 \$0.00 \$174,461.00 --
CO Percentage		17.97%										
Revised Contract Remaining Contingency		\$20,918,707.00 \$359,250.00										

City of Los Angeles – Department of Recreation and Parks – Bureau of Engineering
SUPPLEMENTAL AGREEMENT CHANGE ORDER

Project Title RESEDA SKATE FACILITY			Project No. PRJ21167/ PRJ21326	Change Order No. 102	File No. N/A	Page 1 of 2
Work Order Number E170121D	Contract Number 3767	Bid Item No. N/A	Subject Increase Total Change Order Amount to 27%			
Contractor FORD E.C.			Plan Reference N/A			
<input type="checkbox"/> Changed/Unforeseen Conditions <input type="checkbox"/> Errors and Omissions <input checked="" type="checkbox"/> Change in Scope		Schedule Activity N/A	Specification Reference General Requirement 27			

1. Reason for Change:

Due to the cumulative impact of all change orders issued to date on this project, the issuance of any additional change orders will result in the total value of change orders exceeding twenty-five percent (25%) of the original Contract price. As stipulated in General Requirement 27 of the Contract, a Supplemental Agreement between the Contractor and the City is required to exceed this 25% threshold. This Change Order seeks to formalize the agreement to increase the allowable threshold for change orders.

2. Description of Change:

This Change Order formalizes the agreement between the Contractor and the City to increase the allowable threshold for the cumulative value of all change orders from twenty-five percent (25%) of the original Contract price to twenty-seven percent (27%) of the original Contract price. All other terms, conditions, and provisions of the original Contract shall remain in effect and are hereby reaffirmed.

3. Change in Contract Amount:

No Cost

\$0.00

4. Change in Contract Duration:

The time impacts of this Change Order cannot be determined at this time. Any time delay related to this Change Order is deferred until a time impact analysis is submitted, reviewed and approved by the City, and will be addressed in a subsequent Change Order.

5. Items Pending Negotiation:

The following items have not been negotiated and are not resolved as of the execution of this Supplemental Agreement Change Order, therefore remain open for negotiation, to be resolved through a separate Change Order:

- Contractor and Subcontractor claims associated with labor/materials escalation and inefficiencies due to delays in the project.
- Time impacts for delay during the time period from Oct 3rd, 2024, through Dec 17th, 2024.

Cost and Schedule Control Summary

Original Contract Amount	\$ 17,732,165.00	Original Contract Duration	640	Calendar Days
Previous C.O.'s Add/(Deduct)	\$ 3,545,792.00	Previous C.O.'s Add/(Deduct)	471	Calendar Days
This C.O. Add/(Deduct)	\$ 0.00	This C.O. Add/(Deduct)	0	Calendar Days
Revised Contract Amount	\$ 20,918,707.00	Revised Contract Duration	1111	Calendar Days
<input checked="" type="checkbox"/> B&A <input type="checkbox"/> Emergency Contract		Revised Contract Completion Date	08/04/2025	

**City of Los Angeles – Department of Recreation and Parks – Bureau of Engineering
SUPPLEMENTAL AGREEMENT CHANGE ORDER**

Project Title RESEDA SKATE FACILITY			Project No. PRJ21167/ PRJ21326	Change Order No. 102	File No. N/A	Page 2 of 2
Work Order Number E170121D	Contract Number 3767	Bid Item No. N/A	Subject Increase Total Change Order Amount to 27%			
Contractor FORD E.C.			Plan Reference N/A			
<input type="checkbox"/> Changed/Unforeseen Conditions <input type="checkbox"/> Errors and Omissions <input checked="" type="checkbox"/> Change in Scope		Schedule Activity N/A	Specification Reference General Requirement 27			

APPROVED BY THE BOARD OF REC AND PARKS ON: _____

APPROVED AS TO FORM:

CITY ATTORNEY'S OFFICE: _____ DATE: _____
NAME

SUBMITTED BY:   CONSTRUCTION MANAGER DATE: 04/29/2025

APPROVED BY: **Arash Daghighian**  CONSTRUCTION MANAGER DATE: 05/02/2025
CONTRACTOR

APPROVED BY:  PROJECT MANAGER DATE: 05/07/2025

APPROVED BY: _____ DATE: _____
SENIOR OR PRINCIPAL ENGINEER

APPROVED BY: _____ DATE: _____
GENERAL MANAGER - RECREATION AND PARKS

City of Los Angeles - Department of Public Works - Bureau of Engineering
Reseda Skate Facility
W.O. No. E170121D
CHANGE ORDER LOG

You may click on the record #, date or amount hyperlinks to view the relevant record that's associated with the Change Order.

CO No.	COR No.	Subject	Payment Type	CO Cat.	COIN Date	COIN Est. (\$)	PCO ETCO T&M Date	Not to Exceed (\$)	GC Proposal (\$)	GC Proposal Date	City Estimate (\$)	Agreed Amount (\$)	Agreed Date	CO Status	CO Date	Time Ext. Cal. Days	Comments
1	001-R0	Administrative Delay - Change Construction Start Date to 8/25/22	LS	S	08/15/22	\$0.00	08/16/22		\$0.00	08/21/22	\$0.00	\$0.00	08/25/22	EXEC	9/9/2022	36	
2	002-R0	Soil Sampling and Preparation of the Health and Safety Plan	LS	E	08/29/22	\$25,000.00	08/29/22		\$15,528.00	08/24/22	\$15,528.00	\$15,528.00	09/01/22	EXEC	9/2/2022	0	
3	003-R0	Phase 2 Soil Site Assessment - Tasks 1 and 2	LS	U	09/21/22	\$100,000.00	09/25/22	\$100,000.00	\$86,062.00	09/29/22	\$86,062.00	\$86,062.00	10/18/22	EXEC	10/24/2022	0	
4	004-R0	Sprung Structure Deposit Payment	LS	S	09/27/22	\$0.00	09/27/22		\$0.00	10/11/22	\$0.00	\$0.00	10/18/22	EXEC	11/4/2022	0	
5	006-R0	B-Permit Design Services for Sewer Connection	LS	E	10/21/22	\$50,000.00	10/21/22		\$27,201.00	10/17/22	\$19,789.00	\$21,962.00	12/06/22	EXEC	12/14/2022	0	
6	013-R0	Change in Chiller Type for Ice Making Equipment	LS	E	11/02/22	\$100,000.00	12/06/22	\$60,000.00	\$55,149.00	12/06/22	\$55,149.00	\$55,149.00	12/13/22	EXEC	12/13/2022	0	
7	010-R0	Phase 2 Soil Site Assessment - Tasks 4 Through 8	LS	U	11/07/22	\$50,000.00	11/07/22		\$56,196.00	12/05/22	\$56,196.00	\$56,196.00	12/05/22	EXEC	12/14/2022	0	
8	016-R0	Landscape Revision per Plan Clarification 02	LS	S	11/08/22	\$5,000.00	11/09/22		\$2,555.00	01/16/23	(\$1,555.33)	\$0.00	10/06/23	EXEC	10/16/2023	0	
9	014-R0	Additional Chiller for Redundancy	LS	S	12/05/22	\$75,000.00	12/06/22		\$55,149.00	12/06/22	\$55,149.00	\$55,149.00	12/14/22	EXEC	12/14/2022	0	
10	011-R0	Compensable Time - Site Assessment Ph. 2 Tasks 1 and 2	LS	U	12/02/22	\$50,000.00	12/05/22		\$52,257.00	12/05/22	\$49,260.00	\$49,297.00	12/13/22	EXEC	12/14/2022	27	
11	012-R0	Compensable Time - Site Assessment Ph. 2 Tasks 4 Through 8	LS	U	12/05/22	\$75,000.00	12/06/22		\$71,206.00	12/06/22	\$71,207.00	\$71,206.00	12/13/22	EXEC	12/14/2022	39	
12	023-R0 022-R1	Additional Work - Soil Stockpiling Due to Contamination	LS	U	12/07/22	\$50,000.00	12/16/22	\$100,000.00	\$37,873.00 \$44,447.00	03/03/23 03/14/23	\$78,917.42	\$79,600.00	04/24/23	EXEC	4/25/2023	0	
13	None Specified	(VOID) Traffic Control in the Alley During Grading	CAN	U	12/12/22	\$10,000.00	12/13/22							CAN			
14	015-R2	Compensation for Disposal of Contaminated Soil	LS	U	12/13/22	\$100,000.00	12/13/22		\$71,982.00	03/23/23	\$71,982.00	\$71,982.00	04/24/23	EXEC	4/25/2023	0	
15	024-R0	Additional Over Excavation Due to Rain	LS	U	01/24/23	\$25,000.00	01/25/23	\$15,000.00	\$60,791.00	03/03/23	\$55,989.00	\$57,820.00	04/24/23	EXEC	4/25/2023	0	
16	007-R1	Safe Access Path for Students	LS	S	01/30/23	\$10,000.00	02/15/23		\$20,402.00	01/30/23	\$20,402.00	\$20,402.00	03/22/23	EXEC	5/1/2023	0	
17	017-R0	(VOID) Setup and Maintenance of City Owned Stockpile Lots During Grading	CAN	U	02/15/23	\$50,000.00	02/15/23		\$47,471.00	01/16/23				CAN			
18	026-R0	Change in Grey Water Pipe Diameter	LS	E	02/15/23	\$5,000.00	02/15/23		\$3,502.00	03/14/23	\$3,465.00	\$3,465.00	03/21/23	EXEC	4/25/2023	0	
19	030-R0	(VOID) Addition of Vapor Barrier to Mitigate VOCs	CAN	U	03/14/23	\$50,000.00	04/10/23		\$292,505.00	03/29/23				CAN			
20	009-R1	Infrastructure for EV Charging Station	LS	E	03/14/23	\$50,000.00	04/10/23		\$28,175.00	12/04/23	\$28,134.00	\$28,175.00	01/09/24	EXEC	1/11/2024	0	
21	034-R0	Time Extension - TIA No. 2 - Soil and Rain Delays	LS	U	03/14/23	\$25,000.00	04/10/23		\$78,509.00	05/17/23	\$78,509.40	\$78,509.00	05/23/23	EXEC	5/31/2023	55	
22	None Specified	(VOID) LEED Coordination Efforts	CAN	U										CAN			
23	021-R0	Various Plumbing Changes Prior to Construction	LS	E	03/14/23	\$50,000.00	04/10/23		\$39,806.00	01/30/23	\$32,119.40	\$34,644.00	04/25/23	EXEC	5/1/2023	0	
24	018-R0 019-R1 020-R0	Changes to Building CMU Walls	LS	E	04/10/23	\$50,000.00	04/29/23		\$28,474.00 \$18,519.00 \$45,486.00	01/30/23 03/20/23 01/30/23	(\$2,409.61)	\$0.00	06/26/23	EXEC	7/26/2023	0	
25	025-R0	Subgrade Stabilization Under West CMU Site Wall	LS	U	04/10/23	\$50,000.00	04/24/23		\$68,137.00	03/14/23	\$45,030.00	\$47,681.00	04/25/23	EXEC	5/1/2023	0	
26	027-R0	Soil Disposal for Volumes Beyond the Contract Scope	LS	E	04/24/23	\$75,000.00	04/25/23		\$50,590.00	03/23/23	\$50,590.00	\$50,590.00	05/09/23	EXEC	5/15/2023	0	
27	031-R0	Thickened Concrete Section Under East CMU Wall	LS	U	04/26/23	\$25,000.00	04/29/23		\$20,585.00	04/05/23	\$19,601.00	\$19,650.00	05/11/23	EXEC	5/15/2023	0	
28	044-R0	TIA No. 3 - Time Extension - Rain Delays February and March 2023	LS	U	06/29/23	\$0.00	07/25/23		\$0.00	07/25/23	\$0.00	\$0.00	07/27/23	EXEC	8/2/2023	28	
29	045-R0	Time Extension - TIA No. 3 - Building Redesign Delay April and May 2023	LS	E	06/29/23	\$75,000.00	07/25/23		\$56,430.00	07/25/23	\$56,430.00	\$56,430.00	8/16/2023	EXEC	8/16/2023	55	
30	047-R0	Vapor Mitigation System - CMU Portion of Building GL A-B and 1-17	LS	U	06/29/23	\$100,000.00	07/06/23		\$91,494.56	08/07/23	\$91,494.56	\$91,495.00	10/05/23	EXEC	10/16/2023	0	
31	055-R0	Vapor Mitigation System - Office, Entry and Resurfacer Room GL B-1 and 1-3	LS	U	06/29/23	\$100,000.00	07/10/23		\$90,365.00	10/19/23	\$90,365.00	\$90,365.00	01/09/24	EXEC	1/11/2024	0	
32	056-R0	Vapor Mitigation System - Ice Rink GL B-1 and 3-7	LS	U	06/29/23	\$100,000.00	07/10/23		\$83,588.00	10/19/23	\$83,587.63	\$83,588.00	01/10/24	EXEC	1/11/2024	0	
33	057-R0	Vapor Mitigation System - Ice Rink GL B-1 and 7-12	LS	U	06/29/23	\$100,000.00	07/10/23		\$92,624.00	10/19/23	\$92,624.13	\$92,624.00	01/10/24	EXEC	1/11/2024	0	
34	058-R1	Vapor Mitigation System - Ice Rink GL B-1 and 12-17	LS	U	06/29/23	\$100,000.00	07/10/23		\$96,003.00	01/05/24	\$93,753.69	\$96,003.00	01/10/24	EXEC	1/17/2024	0	
35	028-R0	Additional Steel Supports for Revised Cooling Tower	LS	E	06/28/23	\$25,000.00	07/10/23		\$17,483.00	03/23/23	\$15,232.03	\$16,266.00	08/09/23	EXEC	8/16/2023	0	
36	036-R0	Partnering Session No.1	LS	S	07/10/23	\$10,000.00	07/10/23		\$7,242.00	06/01/23	\$7,242.00	\$7,242.00	07/27/23	EXEC	8/2/2023	0	
37	042-R0	Storage Facility for Procured Materials and Equipment	LS	U	08/01/23	\$25,000.00	08/02/23		\$35,399.00	07/20/23	\$29,406.00	\$29,406.00	10/05/23	EXEC	10/16/2023	0	
38	049-R0	Sewer Mainline Extension in Alley	LS	E	07/11/23	\$100,000.00	07/25/23		\$97,614.00	08/11/23	\$97,109.00	\$97,109.00	10/05/23	EXEC	10/16/2023	0	
39	041-R2	Procurement of Sewer Maintenance Hole and Lining	LS	U	08/01/23	\$75,000.00	08/02/23		\$70,321.00	07/25/23	\$67,126.00	\$70,321.00	08/09/23	EXEC	8/16/2023	0	
40	053-R0	Time Extension - TIA No. 5 - Building Redesign Delay June and July 2023	LS	E	08/03/23	\$50,000.00	08/08/23		\$48,222.00	09/18/23	\$48,222.00	\$48,222.00	10/05/23	EXEC	10/16/2023	47	
41	029-R0	Ice Resurfacing Machine	LS	S	08/15/23	\$200,000.00	08/16/23		\$216,369.00	03/23/23	\$193,557.00	\$201,556.00	03/19/24	EXEC	4/1/2024	0	
42	039-R0	Structure Redesign - Changes to the Footings	LS	E	08/15/23	\$50,000.00	08/16/23		\$20,159.00	07/13/23	\$19,312.00	\$19,312.00	10/16/23	EXEC	10/16/2023	0	
43	043-R0	Structure Redesign - Changes to the CMU Walls	LS	E	08/16/23	\$25,000.00	08/28/23		\$70,367.00	07/25/23	\$62,630.00	\$62,630.00	10/16/23	EXEC	10/16/2023	0	
44	073-R0	Structure Redesign - Changes to the Steel Frames	LS	E	08/16/23	\$100,000.00	08/28/23		\$155,005.00	01/04/24	\$95,752.00	\$98,381.00	03/19/24	EXEC	4/1/2024	0	
45	046-R0	Rink Subdrain Discharge System Design	LS	E	08/16/23	\$10,000.00	08/28/23		\$6,148.00	08/07/23	\$6,148.00	\$6,148.00	10/05/23	EXEC	10/16/2023	0	
46	050-R0	Alley Paving Over Sewer Construction	LS	E	08/29/23	\$25,000.00	09/18/23		\$37,200.00	08/11/23	\$35,670.00	\$35,670.00	10/05/23	EXEC	10/17/2023	0	
47	061-R0	HWAC Duct Support at Door Lintels	LS	E	11/28/23	\$10,000.00	11/28/23		\$10,097.00	11/15/23	\$10,097.00	\$10,097.00	01/10/24	EXEC	1/17/2024	0	
48	054-R0	Time Extension - TIA No. 6 - Building Redesign Delay August 2023	LS	E	11/28/23	\$75,000.00	11/28/23		\$56,575.00	10/11/23	\$56,575.00	\$56,575.00	12/04/23	EXEC	1/11/2024	31	
49	060-R0	Added Rebar Dowels at Building Foundation	LS	E	11/29/23	\$10,000.00	12/04/23		\$4,321.00	11/06/23	\$4,321.00	\$4,321.00	01/09/24	EXEC	1/11/2024	0	
50	051-R0	Plumbing Modifications from Plan Clarification 11	LS	E	11/29/23	\$5,000.00	12/04/23		\$6,636.00	08/16/23	\$5,500.00	\$6,636.00	03/31/24	EXEC	4/1/2024	0	
51	052-R0	Rubber Flooring Storage due to Delay	LS	E	12/04/23	\$10,000.00	12/12/23		\$9,700.00	08/16/23	\$9,700.00	\$9,700.00	01/10/24	EXEC	1/17/2024	0	
52	037-R1	Zamboni Charger System	LS	E	12/04/23	\$25,000.00	12/12/23		\$17,561.00	12/04/23	\$17,112.00	\$17,561.00	01/09/24	EXEC	1/11/2024	0	
53	035-R1	Roof Drain Discrepancy and Water Heater Change Installation of Three New Cleanouts per LADBS	LS	E	12/04/23	\$5,000.00	12/12/23		\$12,197.00	10/30/23	\$11,150.00	\$12,197.00	01/26/24	EXEC	2/1/2024	0	
54	064-R1	Correction	LS	U	12/28/23	\$25,000.00	01/02/24		\$13,413.00	12/15/23	\$9,803.00	\$9,803.00	03/31/24	EXEC	4/1/2024	0	
55	074-R0	Drinking Fountain, Lavatory and Reroute Changes	LS	E	02/06/24	\$25,000.00	02/14/24		\$16,167.00	01/15/24	\$13,538.00	\$16,167.00	03/31/24	EXEC	4/1/2024	0	
56	070-R0	Louvers at Ice Room Doors	LS	E	02/06/24	\$5,000.00	03/07/24		\$2,187.00	12/28/23	\$1,922.00	\$2,187.00	03/31/24	EXEC	4/1/2024	0	
57	062-R0 063-R0	Alley Ductbank Potholing and Encasement Demolition	LS	U	02/07/24	\$10,000.00	02/14/24		\$8,910.00 \$6,453.00	12/04/23 12/05/23	\$12,877.00	\$12,877.00	03/31/24	EXEC	4/3/2024	0	
58	082-R0	Ice Rink Subdrain Discharge System	LS	E	02/07/24	\$25,000.00	02/2										

60		069-R0	Change of Lockset Manufacturer	LS	S	02/07/24	\$10,000.00	02/15/24			\$5,338.00	12/28/23	\$5,338.00	\$5,338.00	03/31/24	EXEC	4/1/2024	0	
61		059-R0 065-R0	Ice System 6-inch Inline Filter and Ice Room Sleeves	LS	E	02/07/24	\$10,000.00	02/20/24			\$5,377.00 \$17,016.00	11/06/23 12/13/23	\$20,983.00	\$20,983.00	04/02/24	EXEC	4/3/2024	0	
62		081-R0	Reimbursement for Removal of South Property Line Encroachment	LS	S	02/21/24	\$5,000.00	02/22/24			\$1,590.00	02/26/24	\$1,590.00	\$1,590.00	04/16/24	EXEC	4/24/2024	0	
63		083-R0	Exhaust Fan Curb Relocation	LS	E	03/19/24	\$5,000.00	03/20/24			\$4,270.00	03/05/24	\$4,270.00	\$4,270.00	04/16/24	EXEC	4/24/2024	0	
64		077-R0	Unforeseen Concrete Pads	LS	U	03/19/24	\$25,000.00	03/20/24			\$10,662.00	02/02/24	\$10,662.00	\$10,662.00	04/16/24	EXEC	5/2/2024	0	
65		075-R0	HSS Beams Extra 2 for Storefront	LS	E	03/19/24	\$10,000.00	03/20/24			\$8,068.00	01/15/24	\$7,073.00	\$7,540.00	04/16/24	EXEC	5/1/2024	0	
66		072-R0	Vent Pipe Membrane	LS	U	03/19/24	\$10,000.00	03/20/24			\$8,866.00	01/04/24	\$8,659.00	\$8,659.00	04/16/24	EXEC	5/2/2024	0	
67		066-R0	Alley Piping Changes	LS	U	03/19/24	(\$5,000.00)	03/19/24			(\$6,770.00)	12/15/23	(\$6,770.00)	(\$6,770.00)	04/16/24	EXEC	5/1/2024	0	
68		071-R0	Modified Ledger Angles and Additional Steel Beam at CMU Building	LS	E	03/19/24	\$25,000.00	03/20/24			\$11,234.00	12/29/23	\$17,212.00	\$17,800.00	04/16/24	EXEC	5/2/2024	0	
69		100-R0	Payment for Terra-Petra Inspection Fees	LS	U	05/08/24	\$25,000.00	05/15/24			\$23,877.00	05/16/24	\$22,525.00	\$23,877.00	06/27/24	EXEC	6/27/2024	0	
70		095-R0	Fireproofing at the Ice Room Deck	LS	E	05/08/24	\$5,000.00	05/15/24			\$8,354.00	05/02/24	\$4,602.00	\$5,835.00	06/27/24	EXEC	6/27/2024	0	
71		088-R0	Added Door 108.2 and Frame Change at Electrical Room	LS	E	05/08/24	\$10,000.00	05/15/24			\$5,098.00	04/02/24	\$5,061.00	\$5,098.00	10/04/24	EXEC	10/29/2024	0	
72		090-R0	Dry Pack Void Between Metal Deck and CMU (Non Fire-Rated Areas)	LS	E	05/08/24	\$10,000.00	05/15/24			\$6,516.00	04/12/24	\$3,477.88	\$5,616.00	11/18/24	EXEC	11/27/2024	0	
73		091-R0	Dewatering Subdrain Location	LS	U	05/22/24	\$5,000.00	05/30/24			\$2,988.00	04/17/24	\$2,988.00	\$2,988.00	07/03/24	EXEC	8/14/2024	0	
74		094-R1	Addition of a Subpanel in the Ice Resurfer Room	LS	S	05/08/24	\$50,000.00	05/15/24			\$47,769.00	10/29/24	\$26,359.00	\$29,291.00	02/07/25	EXEC	4/9/2025	0	
75		085-R0 087-R0	Continuation of Material and Equipment Storage	LS	E	06/18/24	\$50,000.00	06/20/24			\$13,863.00 \$31,384.00	03/13/24 03/15/24	\$39,462.00	\$39,462.00	06/27/24	EXEC	6/27/2024	0	
76		098-R1	Ice Room - Additional Roof Bracing and Drag Plate	LS	E	06/18/24	\$50,000.00	06/20/24			\$52,274.00	06/04/24	\$50,768.00	\$52,274.00	06/27/24	EXEC	6/27/2024	0	
77		093-R0	New Welded Wire Mesh Fence for South Property	LS	E	06/18/24	\$100,000.00	06/20/24			\$69,191.00	04/26/24	\$85,098.00	\$85,098.00	06/27/24	EXEC	6/27/2024	0	
78		106-R0 122-R0	Door 108.1 and 114.1 Reverse Swing	LS	U	06/18/24	\$5,000.00	06/20/24			\$3,716.00 \$6,126.00	06/10/24 09/18/24	\$3,309.29	\$6,620.00	11/26/24	EXEC	11/27/2024	0	
79		105-R0	Additional Walkway on Roof	LS	E	06/18/24	\$10,000.00	06/20/24			\$7,110.00	06/05/24	\$7,110.00	\$7,110.00	11/18/24	EXEC	11/27/2024	0	
80		104-R0	Scupper Installation	LS	E	06/18/24	\$5,000.00	06/20/24			\$2,695.00	06/04/24	\$2,695.00	\$2,695.00	10/28/24	EXEC	10/29/2024	0	
81		103-R0	Fire Damper HVAC Duct	LS	E	06/18/24	\$5,000.00	06/20/24			\$2,490.00	06/03/24	\$2,490.00	\$2,490.00	11/18/24	EXEC	11/27/2024	0	
82		115-R0	Time Extension - TIA No. 7.1 - Delay from Nov 23-Dec 31 2023	LS	E	07/23/24	\$75,000.00	07/23/24			\$71,206.00	08/05/24	\$71,207.00	\$71,206.00	08/06/24	EXEC	8/14/2024	39	
83		116-R0	Time Extension - TIA No. 7.2 - Delay from Jan 1 to Feb 29, 2024	LS	E	07/17/24	\$100,000.00	07/23/24			\$82,161.00	08/05/24	\$82,125.00	\$82,161.00	08/08/24	EXEC	8/14/2024	60	
84		114-R0	Extension of Builder's Risk Insurance Through August 2026	LS	U	08/27/24	\$50,000.00	09/03/24			\$49,621.00	07/24/24	\$46,812.00	\$46,812.00	11/18/24	EXEC	11/27/2024	0	
85		113-R0	Modification to Building Structure - Engineering, Detailing and Equipment	LS	E	08/27/24	\$75,000.00	09/03/24			\$56,704.00	07/19/24	\$56,704.00	\$56,704.00	10/28/24	EXEC	10/29/2024	0	
86		107-R0	LAFD Inspection Changes - Exit Signs and Exterior Egress Lighting	LS	E	08/21/24	\$50,000.00	08/24/24			\$51,968.00	06/18/24	\$37,818.00	\$45,672.00	09/16/24	EXEC	10/9/2024	0	
87		110-R0	Northeast Pavement Change to Concrete	LS	S	08/21/24	\$5,000.00	08/24/24			\$4,000.00	06/25/24	\$4,000.00	\$4,000.00	10/9/2024	0			
88		112-R0	Sleeve Clearance of the Cold Pipe in Vault	LS	E	08/21/24	\$5,000.00	08/24/24			\$2,309.00	07/19/24	\$1,862.00	\$2,309.00	11/26/24	EXEC	11/27/2024	0	
89		132-R0	Reimbursement of Permits through June 3rd 2024	LS	U	08/24/24	\$25,000.00	08/24/24			\$13,151.00	11/04/24	\$13,151.00	\$13,151.00	11/04/24	EXEC	11/15/2024	0	
90		118-R0	1" Water Line for Cooling Tower on the Roof	LS	E	08/27/24	\$10,000.00	09/03/24			\$5,608.00	08/21/24	\$5,095.00	\$5,369.00	10/04/24	EXEC	10/29/2024	0	
91		117-R0	Additional Backwater Valve in Snow Melt Pit	LS	E	08/27/24	\$10,000.00	09/03/24			\$10,790.00	08/21/24	\$9,072.00	\$9,054.00	10/04/24	EXEC	10/29/2024	0	
92		131-R0	Compensation for Abandoned Cladding Feasibility Study & Structural Analysis	LS	S	10/07/24	\$5,000.00	01/15/26	\$25,000.00		\$67,354.00	01/21/24	\$24,400.00	\$24,520.00	01/22/26	EXEC	1/28/2026	0	
93		120-R0 121-R0	Storage of Pumps, Chiller, and Rubber Flooring	LS	E	11/26/24	\$25,000.00	12/04/24			\$6,833.00 \$4,974.00	09/17/24 09/17/24	\$11,627.00	\$11,627.00	12/05/24	EXEC	12/11/2024	0	
94		126-R0	Time Extension - TIA No. 7.3 - Delay from Mar 1, 2024 to Apr 24, 2024	LS	E	11/26/24	\$100,000.00	12/04/24			\$98,593.00	10/09/24	\$98,560.80	\$98,594.00	12/04/24	EXEC	12/11/2024	54	
95		086-R1	Electrical Scope for FFE System	LS	S	11/26/24	\$100,000.00	12/04/24			\$115,852.00	05/17/24	\$89,782.00	\$89,782.00	12/05/24	EXEC	12/11/2024	0	
96		084-R1	Tnemec Glazing at additional CMU and Framed Wall Locations	LS	S	02/27/25	\$10,000.00	03/04/25			\$12,619.00	06/04/24	\$12,619.00	\$12,619.00	04/08/25	EXEC	4/9/2025	0	
97		096-R0	Additional Furred Walls in rooms 115 and 118	LS	E	02/27/25	\$5,000.00	03/04/25			\$5,926.00	05/09/24	\$5,579.00	\$5,926.00	04/08/25	EXEC	4/9/2025	0	
98		102-R0	Subdrain Discharge LADBS Corrections	LS	U	03/03/25	\$10,000.00	03/04/25			\$5,686.00	05/29/24	\$5,428.00	\$5,686.00	04/02/25	EXEC	4/9/2025	0	
99		123-R1 139-R0	Unforeseen Security Costs - April 2024 through December 2024	LS	U	03/05/25	\$100,000.00	03/17/25			\$63,853.00 \$33,117.00	10/07/24 01/06/25	\$71,083.00	\$88,734.00	04/09/25	EXEC	4/9/2025	0	
100		124-R1	CMU Building Light Fixture Mounting Modification and New Fixtures in ADA Showers	LS	E	03/03/25	\$25,000.00	03/04/25			\$18,969.00	01/06/25	\$15,225.00	\$18,969.00	04/09/25	EXEC	4/9/2025	0	
101		133-R1	Additional Roofing Effort due to TPO Roofing	LS	U	03/12/25	\$25,000.00	06/02/25			\$14,736.00	11/08/24	\$13,733.00	\$13,850.00	06/06/25	EXEC	6/6/2025	0	
102		None Specified	Supplemental Agreement - Increase Total Construction Contingency to 40%		U	03/20/25	\$0.00	04/10/25								UNR			
103		144-R0	North Lot - Bioswale Wall Excavation, Backfill and Drainage	LS	E	03/20/25	\$75,000.00	05/29/25			\$9.00	02/19/25	\$87,166.00	\$95,332.00	06/10/25	EXEC	6/16/2025	0	
104		134-R0	LFA Structural Observation Payment	LS	E	05/27/25	\$5,000.00	05/28/25			\$890.00	11/14/24	\$1,380.00	\$1,380.00	06/06/25	EXEC	6/6/2025	0	
105		119-R0	Northeast Corner Curb Height and Gate Panic Hardware	LS	U	05/27/25	\$25,000.00	05/28/25			\$17,399.00	09/13/24	\$14,372.00	\$15,184.00	06/06/25	EXEC	6/10/2025	0	
106		137-R0	Storage of Ice Mats July 2024 - January 2025	LS	E	05/27/25	\$10,000.00	05/29/25			\$13,863.00	12/30/24	\$13,863.00	\$13,863.00	06/06/25	EXEC	6/10/2025	0	
107		145-R2 148-R0	New Bioswale CMU Wall and Foundation	LS	U	05/28/25	\$75,000.00	05/29/25			\$79,111.00 \$3,991.00	03/17/25 03/20/25	\$76,788.00	\$77,770.00	06/10/25	EXEC	6/18/2025	0	
108		135-R0	Added Backing to Lightgauge Walls	LS	E	05/27/25	\$5,000.00	05/29/25			\$4,040.00	12/20/24	\$4,040.00	\$4,040.00	06/06/25	EXEC	6/10/2025	0	
109		142-R0	Modifications to the HVAC ducting Over the MCC	LS	E	05/27/25	\$10,000.00	05/28/25			\$2,556.00	01/27/25	\$2,556.00	\$2,556.00	06/06/25	EXEC	6/10/2025	0	
110		143-R0 149-R0	LADBS and LAFD Permit Fees for Membrane Structure	LS	U	05/27/25	\$25,000.00	05/28/25			\$1,304.00 \$11,916.00	01/27/25 04/25/25	\$13,220.00	\$13,220.00	06/06/25	EXEC	6/6/2025	0	
111		153-R0	Storage of Rubber Flooring March 2025 - June 2025	LS	E	05/27/25	\$5,000.00	05/28/25			\$3,308.00	05/16/25	\$3,308.00	\$3,308.00	06/06/25	EXEC	6/10/2025	0	
112		127-R0	Time Extension - TIA No. 8 - Delay from April 25, 2024 through June 30,	LS	U	06/03/25	\$100,000.00	06/04/25			\$98,593.00	10/09/24	\$98,593.20	\$98,593.00	06/10/25	EXEC	7/14/2025	67	
113		128-R0	Time Extension - TIA No. 9 - Delay from July 1 through July 31 2024	LS	U	06/03/25	\$75,000.00	06/06/25			\$54,687.00	10/21/24	\$50,600.00	\$50,600.00	07/11/25	EXEC	7/14/2025	31	
114		129-R0	Time Extension - TIA No. 10 - Delay from August 1 through August 31, 2024	LS	U	06/03/25	\$50,000.00	06/06/25			\$49,931.00	10/21/24	\$46,200.00	\$46,200.00	07/11/25	EXEC	7/15/2025	31	
115		130-R0	Time Extension - TIA No. 11 - Delay from September 1 through October 2, 2024	LS	U	06/03/25	\$75,000.00	06/10/25			\$66,575.00	10/21/24	\$61,600.00	\$61,600.00	10/09/25	EXEC	10/16/2025	32	
116		141-R0	MCC modifications to Address Discrepancies Between Drawings	LS	E	05/27/25	\$50,000.00	06/02/25			\$56,590.00	01/17/25	\$56,590.00	\$56,590.00	06/06/25	EXEC	6/10/2025	0	
117		138-R0	Vapor Barrier Subcontractor - Additional Mobilization and Slurry Backfill at Zamboni Room	LS	U	06/02/25	\$10,000.00	06/03/25			\$14,763.00	12/30/24	\$11,755.00	\$12,800.00	06/06/25	EXEC	6/10/2025	0	
118		152-R0	North Lot - North Wall Changes to Due to Lack of Coordination	LS	E	06/02/25	\$50,000.00	06/03/25			\$41,976.00	05/12/25	\$35,205.00	\$37,450.00	06/06/25	EXEC	6/10/2025	0	
119		147-R0	Changes to the Restroom Accessories	LS	S	06/03/25	\$10,000.00	06/04/25			\$15,310.00	03/20/25	\$12,615.00	\$12,615.00	06/06/25	EXEC	6/6/2025	0	
120		189-R0	Additional Sidewalk Removal and Replacement On Sherman Way	LS	U	07/16/25	\$25,000.00	01/14/26	\$20,000.00		\$22,509.00	12/15/25	\$19,983.00	\$20,833.00	02/02/26	EXEC	2/10/2026	0	
121		154-R0 155-R0 172-R0 173-R0 174-R0 178-R0	Reimbursement of Permits and Fees through Sept 24 2025	LS	S	09/29/25	\$10,000.00	10/14/25			\$1,517.00 \$1,002.00 \$3,354.00 \$684.00 \$756.00	06/26/25 06/26/25 08/12/25 08/12/25 08/12/25 08/26/25	\$699.00	\$8,012.00	\$8,012.00	11/19/25	EXEC	11/24/2025	0
122		179-R0	Storage of Ice Mats January 2025 - August 20																

