



ARLINGTON COUNTY, VIRGINIA

**County Board Agenda Item
Meeting of May 14, 2011**

DATE: April 12, 2011

SUBJECT: Approve an increased authorization for construction contract 83-10 with Combined Services, Inc. for the replacement of the washers and dryers at the Arlington County Detention Center located at 1435 N. Courthouse Road.

C. M. RECOMMENDATIONS:

1. Approve an increase of \$20,000 for contract 83-10 between the County Board of Arlington County, Virginia and Construction Services, Inc. for general construction services to replace the washers and dryers in the Arlington County Detention Center and an increase in contingency of \$5,000 for a total contract authorization of \$297,550.
2. Authorize the Purchasing Agent to execute necessary amendments to the contract documents, subject to legal review by the County Attorney.

ISSUES: This increase will provide funds for the additional construction costs resulting from unforeseen site conditions.

SUMMARY: The washer and dryer replacement construction area is adjacent to both the inmate reception area and the kitchen in the detention facility, and all areas are actively used by the population every day. The available contingency on the contract was used on a variety of additional needs not anticipated during design, including integral fire suppression for the dryers, additional security hardware and security measures during construction, and additional night work to prevent disruption to kitchen and heating operations. An increase in the construction contract is requested to provide funds to modify the natural gas distribution system to allow for separate supply to the laundry, kitchen and boiler for space heating.

BACKGROUND: The construction contract to replace the washers and dryers in the Detention Center was authorized in February, 2010 for a contract amount of \$237,000 and a contingency of \$35,550; a total of \$272,550.

DISCUSSION: The construction work uncovered the gas supply which provided fuel to the laundry, kitchen and space heating boiler from a common line without isolation valves. The

County Manager: *BMD/mjs*

County Attorney: *MNC*

Staff: George May, DES

20.

Sheriff and Environmental Services Departments determined that the gas supply should be modified to provide isolation valves for each service to allow the washer-dryer work to proceed with minimal impact on other Detention Center services and facilitate any future maintenance or replacement work on the kitchen or space heating services.

FISCAL IMPACT: Funds for the washer-dryer replacement and this additional authorization are available in PAYG account 313.480001.43563.DFWD.0000.0000.