



**Contra  
Costa  
County**

To: Board of Supervisors  
From: Monica Nino, County Administrator  
Date: June 8, 2021

Subject: Change Order for design-build contract Hensel Phelps for repairs at Martinez Detention Facility

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**RECOMMENDATION(S):**

APPROVE and AUTHORIZE the County Administrator, or designee, to execute a change order to the design-build contract with Hensel Phelps Construction in the amount of \$2,500,000 for additional plumbing repair, suicide prevention barriers in Module M, and the design and construction of four Americans with Disabilities Act (ADA) compliant cells and one ADA compliant shower facility in Module C, in the Martinez Detention Facility.

**FISCAL IMPACT:**

Total project cost is \$16.3 million funded from General Fund Reserves. The additional \$2.5 million will come from General Fund reserves for a total project cost of \$18.8 million.

**BACKGROUND:**

The Board of Supervisors awarded a design-build contract in the amount of \$16.3 million to Hensel Phelps Construction Company to transition and rehabilitate Module M in the MDF to a mental health treatment facility with 5 treatment rooms and the rest of the module to house a jail-based return to competency program to provide treatment to patient inmates found incompetent to stand trial pursuant to Penal Code section 1370. During the demolition phase of the project extensive damage to the plumbing system below the concrete slab floors

☒ APPROVE

☐ OTHER

☒ RECOMMENDATION OF CNTY ADMINISTRATOR

☐ RECOMMENDATION OF BOARD COMMITTEE

Action of Board On: **06/08/2021** ☒ APPROVED AS RECOMMENDED ☐ OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Candace Andersen, District II Supervisor  
Diane Burgis, District III Supervisor  
Karen Mitchoff, District IV Supervisor  
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: June 8, 2021

Monica Nino, County Administrator and Clerk of the Board of Supervisors

By: Laura Cassell, Deputy

Contact: Eric Angstadt,  
925-335-1009

cc:

of the module was discovered.

### BACKGROUND: (CONT'D)

The damage to the internal plumbing system was extensive enough that repair was not feasible and instead a complete replacement of the plumbing system below the floor slab was required. This work was not included in the original project scope and requires an additional \$900,000 to complete.

The State of California regulates the operation of the return to competency program. As part of their review of the project they require that barriers be installed on the second-floor tiers of the module to prevent any chance of a detainee jumping over the rails on the second floor. The barriers are transparent and are specially constructed to detention standards. The additional cost to purchase and install those barriers is \$600,000.

Because of the extensive plumbing system replacement in Module M, there is a unique opportunity created to add ADA compliant cells and a shower in Module C, located directly above Module M. Modules M and C are stacked and several of their major systems, specifically in this case plumbing, are linked. The work in Module M has necessitated that Module C, especially the ground floor of C, be partially demolished in order to access and replace the plumbing for Module M. While Module C is being worked on, the County has an opportunity to combine 8 cells in Module C into 4 ADA compliant cells for less money that would be otherwise required if substantial work was not already being performed in the module. In addition, there is the opportunity to retrofit one of the shower stalls in Module C to be ADA compliant for a reduced cost. Staff recommends adding \$1,000,000 to the project in order to increase the number of ADA compliant cells at MDF by creating 4 ADA cells and 1 ADA shower unit in Module C. This action would also reduce the overall bed count at MDF by 4 cells permanently.

### CONSEQUENCE OF NEGATIVE ACTION:

Not approving the change order would delay the construction of needed mental health facilities and potentially increase the cost to construct them in the future.