



MEMORANDUM

Date: August 26, 2014

To: The Honorable Chair and Members
Pima County Board of Supervisors

From: C.H. Huckelberry
County Administrator 

Re: **Contract Cost Amendment for Paseo de las Iglesias Project (Santa Cruz River: Ajo Way to Silverlake Road)**

Attached for your advance review is a memorandum and detailed information regarding a contract amendment that will be processed by the Regional Flood Control District as part of completing this project.

Historically, the streams and rivers within this urban area have been dumping grounds for trash, debris and other items. Very often, after a flood, where erosion removed considerable bank area adjacent to a private property owner, the owner would have debris dumped to try to reclaim the property lost. It is that trash and debris we are now uncovering and removing as part of the ongoing contract. Attachments A through D to the memorandum, with accompanying photographs, demonstrate the extent of the debris being removed. This debris is discovered during construction, as it has been covered and not readily apparent when the project was designed.

Over \$1 million of this contract cost increase is for debris excavation and removal and incidental items; all related to unknown and unforeseen conditions. In addition, during the time lapse between actual design and project construction, a considerably greater area of noxious and invasive species grew and required removal from the project. Finally, a number of homeless camps had to be dismantled and removed from the project site.

This contract amendment will appear on the Board of Supervisors September 9, 2014 Agenda as a Regional Flood Control District item.

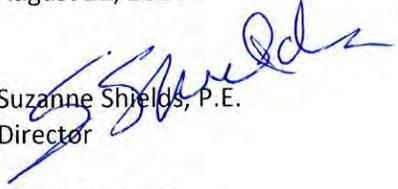
If you have any questions regarding this amendment, please feel free to contact me.

CHH/anc
Attachments

c: John Bernal, Deputy County Administrator for Public Works
Suzanne Shields, Director, Regional Flood Control District

DATE: August 22, 2014

TO: C. H. Huckelberry
County Administrator

FROM: 
Suzanne Shields, P.E.
Director

SUBJECT: Paseo de las Iglesias Project (Santa Cruz River: Ajo Way to Silverlake Road) –
Construction Contract Change Order

The Paseo de las Iglesias construction project is ahead of schedule and is expected to be completed in the spring of 2015. Ashton is the construction contractor and their original contract is in the amount of \$9,261,274.29. Due to difficult to predict obstacles, we have scheduled a contract change order for the Board of Supervisors' September 9, 2014 agenda. The total proposed change order is for an additional \$2,000,000. An itemized list is provided in Attachment A. The single largest cost is for debris excavation and removal. The overruns were estimated based on the remaining work left to be completed and the prior expense per invoice as compared to the percent of project completion. Therefore, the proposed change order values in the table include some capacity for bid items which still have ongoing activity to complete the job.

Despite efforts to estimate the total amount of buried debris along the river channel banks, the actual amount encountered in construction far surpass the force account line item. During construction, the contractor encountered buried cars, tires, concrete, metal beams, and general trash (see attached photos in Attachment B). Removal of the debris was necessary to create a strong foundation to work against in order to minimize the potential for sink holes or slope failure. In addition to the buried debris there were a number of homeless camps and associated debris that had to be removed (see attached pictures in Attachment C). The homeless were given notice per the Pima County Homeless Protocol including providing social services outreach (see Attachment D).

SS/tj

Attachments

c: John Bernal, Deputy County Administrator – Public Works
Bill Zimmerman, Deputy Director – Regional Flood Control District
Deirdre Brosnihan, P.E., Project Manager – Regional Flood Control District

ATTACHMENT A

Change Exhibit A: Bid Schedule, as follows:

- 1. Increase Item # 2010003, Clearing and Grubbing (Noxious and Invasive Species)**, for a Quantity of 130,000 Force Account, for a total Amount of \$230,000. This increase of this Item of work includes clearing, grubbing, removal and/or treatment of noxious or invasive plant species, removing and disposing of all tree, brush, vegetation, including stumps, debris, rubbish, miscellaneous structures not covered under other construction items, and other objectionable matter within the right-of-way as specified in the Special Provisions.
- 2. Increase Item # 2010004, Preservation Fencing**, by a Quantity of 5,000 Linear Feet, at the Contract Unit Prices of \$1.50/Linear Foot for an Amount of \$7,500 from \$37,500.00 to a total Amount of \$45,000. The increase of this Item of work includes furnishing, installing, maintain and removal of Preservation Fencing to protect existing plants, habitat areas and other features to remain in place and undisturbed as shown in the project plan.
- 3. Increase Item # 2030307, Debris Excavation and Removal**, for a Quantity of 1,351,350.40 Force Account, for a total Amount of \$1,451,350.40. Work under this item includes special handling and disposal of subsurface debris that is unsuitable for embankment or backfill. Debris visible on the surface unless otherwise identified will be removed as part of Removal of Structures & Obstructions Item 2020001.
- 4. Increase Item # 5011047, Pipe, Reinforced Concrete, Class II, 42"**, by a Quantity of 3 Linear Feet, at the Contract Unit Prices of \$117.00/Linear Foot for an Amount of \$351.00 from \$40,950.00 to a total Amount of \$41,301.00. The increase of this Item of work includes pipe and installation.
- 5. Increase Item # 5101402, Potable Water Pipe, PVC, 1 ½", Sch 40**, by a Quantity of 100 Linear Feet, at the Contract Unit Prices of \$14.00/Linear Foot for an Amount of \$1,400.00 from \$5,432.00 to a total Amount of \$6,832.00. The increase of this Item of work includes pipe and installation.
- 6. Increase Item # 8030072, Salvaged/Relocated Decorative Boulders (24"-48")**, by a Quantity of 17 Each, at the Contract Unit Prices of \$12.30/Each for an Amount of \$209.10 from \$307.50 to a total Amount of \$516.60. The increase of this Item of work includes the salvaging, stockpiling, and relocation of existing boulders. The existing boulders are generally located on the west bank of the Santa Cruz River (north of Ajo Way and south of the operations and maintenance facility), but may be found in other locations on the project site. Boulders to be salvaged shall be as identified by the Engineer.
- 7. Increase Item # 9300001, Incidental Items**, for a Quantity of 150,000 Force Account, for a total Amount of \$400,000. This increase of this Item of work includes not covered under existing item numbers.
- 8. Remove Item # 9200421, Soil Cement Crusher**, by a Quantity of 1 Lump Sum at the Contract Unit Price of \$350,000/Lump Sum for an Amount of -\$350,000. The decrease of this Item of work includes furnishing and operating a crusher and screening plant for the production of soil cement aggregate including hauling of material to the crusher site, pre-screening of appropriate

materials, crushing, hauling of processed material to the soil cement plant, and disposal of any unsuitable materials.

9. **Create Bid Item # 9300002, Value Engineering,** for a Quantity of 1 Lump Sum at a New Unit Price of \$175,000/Lump Sum for an Amount of \$175,000. This work shall include eliminating the crushing of aggregate and utilize material in the over-excavation area that meets the gradation specification for soil cement production.

Change Order Table

Item #	Original	Actual	Current Overrun	% change	Change Order Values
2010003	\$100,000.00	\$221,170.64	\$121,170.64	121%	\$230,000.00
2010004	\$37,500.00	\$42,175.50	\$4,675.50	12%	\$45,000.00
2030307	\$100,000.00	\$1,106,489.80	\$1,006,489.80	1006%	\$1,451,350.40
5011047	\$40,950.00	\$41,301.00	\$351.00	1%	\$41,301.00
5101402	\$5,432.00	\$6,216.00	\$784.00	14%	\$6,832.00
8030072	\$307.50	\$516.60	\$209.10	68%	\$516.60
9300001	\$250,000.00	\$322,146.02	\$72,146.02	29%	\$400,000.00
9200421	\$350,000.00	\$175,000.00	-\$175,000.00	-50%	-\$175,000.00
		Overrun Total	\$1,030,826.06		\$2,000,000.00

Contract Amount \$9,261,274.29
 Contract Amount Updated \$11,261,274.29 (with C.O. Values)

Explanation of Changes

- **General**
 - The project was originally proposed to be under construction through FY15-16 however, the project timeline has been expedited to be completed in spring of 2015 (FY14-15), therefore the \$2 million bond funding originally programed for FY15-16 will be needed in FY14-15. RFCDD has already arranged to borrow \$1 million bond capacity from PimaCore.
 - Ashton's contract is for \$9,261,274.29. With \$2 million C.O. increase to Ashton's contract the Project is still within 2004 Bond for \$14 million.
 - The table with the proposed overruns totaling \$2 million is broken down to show a per item overrun cost. These overruns were estimated based on remaining work left to be completed on this item and the prior expense per invoice as compared to percent complete. Therefore the C.O. values in the table include some capacity for bid items which still have on going activity in order to complete the job.

- **Increase Item # 2010003, Clearing and Grubbing (Noxious and Invasive Species),**
 - a. While in the design phase, surveys of noxious and invasive species were conducted for use in creating the implementation plan and operations and maintenance plan. Using these survey maps we were able to estimate a force account value. However at the time of the start of construction, many of these mapped areas had expanded and additional areas were found that required treatment or removal. To provide a successful ecosystem restoration project, the noxious and invasive species have to fully and thoroughly be addressed.

- **Increase Item # 2010004, Preservation Fencing**
 - a. Preservation fencing is utilized onsite in two distinct functions: Use 1: Preservation for habitat, cultural (SHPO compliance) and safety. Use 2: The haul rout that was a core component of being a zero mitigation project for our ACOE section 404 permit. The flagging on the haul routs are to be maintained throughout construction and require repair after storms. Additionally, as part of having a project in an urban area, after many weekends we replace fence due to vandalism. Furthermore, in some case we've identified additional areas that required preservation fencing.

- **Increase Item # 2030307, Debris Excavation and Removal**
 - a. Despite best efforts to estimate the total amount of buried debris onsite, the actual amount encountered in construction far surpassed the force account line item. We encountered buried concrete, cars, tires and metal beams through the project area with the highest concentrations north of Ajo Way on the west bank and south of Mission View Wash outlet on the east bank. Removal of debris was necessary to create a strong foundation to work against to minimize the potential of sink holes or slope failure. We considered alternatives such as modifying the soil cement alignment however due to the need for capacity at this constriction point and the ACOE Individual 404 permit, we needed to keep our current alignment.

- **Increase Item # 5011047, Pipe, Reinforced Concrete, Class II, 42"**
 - a. In rectifying plans with physical construction, it was determined that another 3 linear feet of pipe was required to outlet the pipe.

- **Increase Item # 5101402, Potable Water Pipe, PVC, 1 ½", Sch 40**
 - a. In rectifying plans with physical construction, it was determined that another 100 linear feet of pipe was needed to tie in the drinking fountain and restroom.

- **Increase Item # 8030072, Salvaged/Relocated Decorative Boulders (24"-48")**
 - a. The salvaged/relocated decorative boulders were a landscape architectural of the project. After selecting the initial 25 it was determine that with such a expansive site that these boulders did not have the visual impact intended and another 17 boulder with good aesthetic value were available onsite and would help enhance the site aesthetic.

- **Increase Item # 9300001, Incidental Items**
 - a. Money directed to this item number included the addition work done on Ryland Landfill when trash was hit within the previously potholed area. Further design services and geotechnical services were required to provide the City with an acceptable solution. Part of these costs will be shared with the City and they have been invoiced for \$102,319.37. Additional charges directed towards incidentals include repairing and compacting headcuts, replacement of riprap in Julian Wash, clean up and repairs after storm events and additional rockwork on slopes.

- **Remove Item # 9200421, Soil Cement Crusher**
 - a. Preliminary geotechnical analysis indicated the project site had an abundance of fines but inadequate aggregate material needed to make soil cement. Site had significant quantities of concrete rubble and large boulders that could be made into aggregate if crushed.
 - b. Per a Value Engineering submittal from the Contractor and further testing the Contractor preformed, a soil cement crushing operation was not necessary due to finding pockets of higher quality material in the channel. Also factored into the VE was a comparison that determined it was more costly to utilize the soil cement crusher than we would stand to benefit from approximately 0.5% savings in cement material it would generate.

ATTACHMENT B







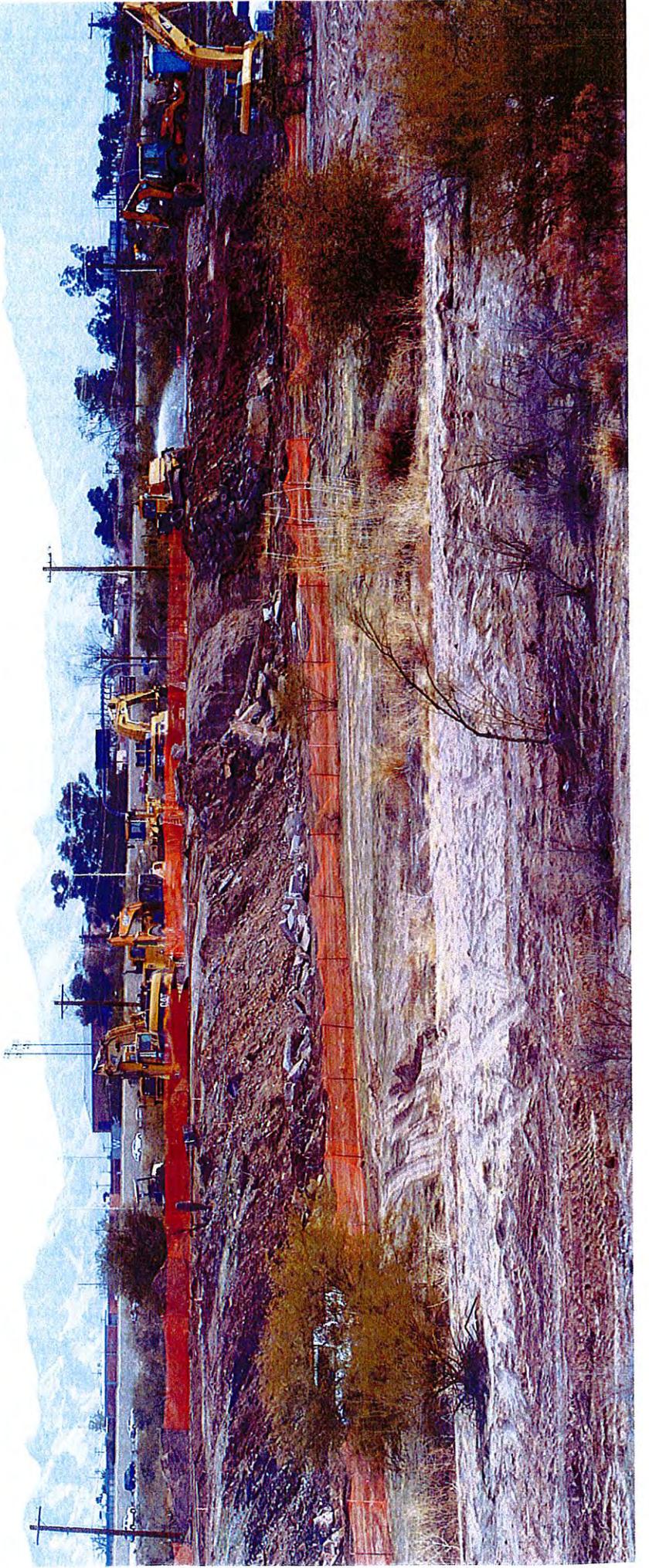
WEST BANK







CAPT BANK





RYLAND LANDFILL



ATTACHMENT C

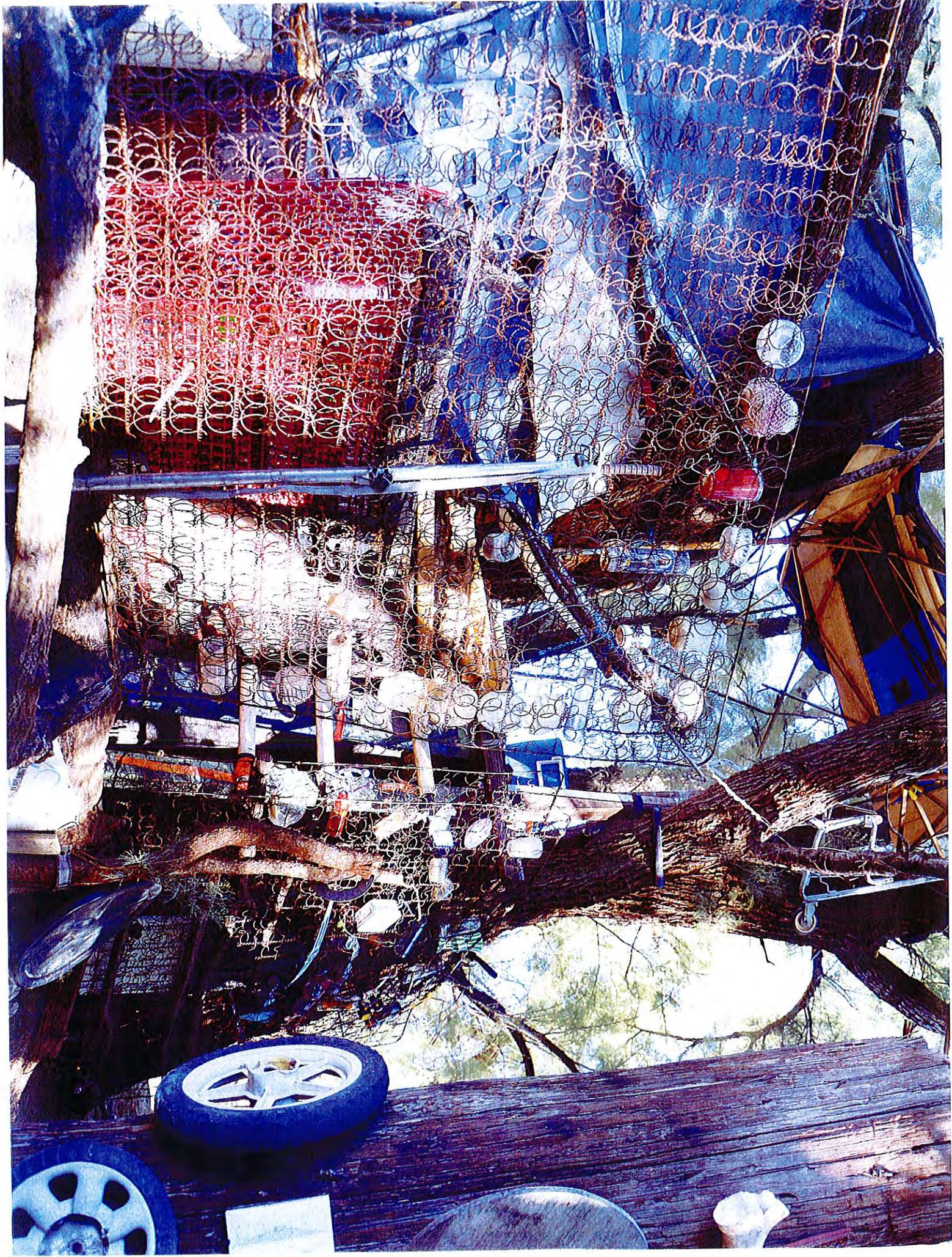
HOMELESS CAMP "TREEHOUSE"











ATTACHMENT D

Suzanne Shields

From: Deirdre Brosnihan
Sent: Wednesday, October 16, 2013 4:43 PM
To: Deanna Johnson
Cc: Byron Gwaltney; Rita Leon; 'Heidi Lasham'
Subject: Pima County Homeless Protocol - Paseo de las Iglesias Phase 1 Project
Attachments: Homeless Camps.pdf

Good afternoon Captain Johnson.

I am the project manager for the Pima County Regional Flood Control District's Paseo de las Iglesias Phase 1 project. I would like to coordinate with the Sheriff's Department, PDEQ, and Jackson Employment Center for the removal of squatters in the section of the Santa Cruz River from Ajo Way to Silverlake Road. This is a 1.5 mile long section of the river with camps on both side of the lower terraces. I have attached a map we made awhile back that identifies known homeless camp locations.

We are anticipating starting construction of the bank protection, ecosystem restoration and river park project the second week in November. I will be coordinating with our contractor, Ashton, so the squatter camp structures can be demolished after the appropriate notice has been given. Please let me know what your schedule is like. This is my first time using the Pima County Homeless Protocol so I would welcome a phone conversation to discuss if further.

Thank you.
Deirdre

Deirdre W. Brosnihan, P.E.
Design and Engineering Division
Pima County Regional Flood Control District
Phone: (520) 724-4600 **NEW PHONE NUMBER**

PIMA COUNTY HOMELESS ENCAMPMENT PROTOCOL

The Homeless Encampment Protocol is initiated when surveillance discovers homeless people camping on public or private properties or a constituent/citizen complaint is received by a Pima County agency. Homeless camps can pose a threat to public health, safety and the environment and foster criminal activity. The protocol may also be initiated when a homeless camp is established in a public waterway and poses a threat to the safety of the occupants of the camp.

INITIATION OF PROTOCOL

1. Complaint received and/or congregate unit of people is identified. Usually it will be the Pima County Sheriff's Department (PCSD) or Pima County Department of Environmental Quality (PDEQ) who receive the complaint, or identify the camp through surveillance.
2. Homeless camp complaints concerning only the existence of the encampment and/or any criminal activity received by PDEQ will be referred to PCSD.
3. Homeless camp complaints relating to environmental concerns i.e. solid waste or sewage received by PCSD will be referred to PDEQ for investigation.
4. The PCSD or PDEQ will identify property location and ownership (public or private property).
5. The PCSD or PDEQ may refer a complaint to Pima County Community Development and Neighborhood Conservation Department (CDNCD) to arrange an outreach meeting at the homeless camp prior to taking remedial action.
6. CDNC will notify the Jackson Employment Center (JEC) who will deploy the appropriate Outreach Team to facilitate the homeless assistance program.
7. The JEC Outreach Team will make contact with the homeless group or individual, and inform them of community resources available to assist them with immediate and/or long-term needs. A member of the PCSD will accompany all Outreach Teams, as requested by the Jackson Employment Center.
8. Following any outreach, a member of the PCSD will notify the congregate group/individuals of a time frame to vacate the property or face enforcement action. Specific time frames will be determined, based on whether the property is publicly or privately owned.
9. If the congregate group/individuals fail to vacate public property within the given time frame, the PCSD will take appropriate action to physically remove the individuals from the encampment.
10. Once the homeless have been removed from the camp, PCSD will contact PDEQ to facilitate remediation of the affected property.

PROPERTY REMEDIATION

- Once public property is vacated, remedial efforts will be initiated.
- Remediation of the vacated property must be accomplished in a short time frame to discourage a return of homeless individuals to the property.

- PCSD will contact the PDEQ (Enforcement Manager, 740-3340) to have staff inspect the site, determine property ownership, and take the required action to facilitate remediation of the property.
- PDEQ may issue either an intergovernmental referral (if publicly owned property is not county owned) or a Notice of Violation (NOV) to the private property owner for remediation to be scheduled.
- PDEQ will work with county departments that own the affected parcel to facilitate remediation and the posting of “No Trespassing” signage at the encampment location to prevent the return of the homeless and assist PCSD with the enforcement of State trespassing statutes.

PDEQ REPORT

- All complaints received by PDEQ from the following entities will be contacted by the department and advised of the outcome of their complaint:
 1. County Administrator’s Office
 2. Affected Board of Supervisor’s Office
 3. Constituent/Citizen complainant
 4. PCCDNC (Allen Kulwin, 243-6754)

ADDITIONAL RESOURCES

These resources address homelessness in the urban areas of the County and may be of interest to Pima County personnel who make first contact with homeless people.

La Frontera’s Safe Haven – is a low demand facility for people with mental illness and active substance abuse that have repeatedly rejected conventional services for people in crisis or are homeless. In order to access the services of the Safe Haven facility, referrals into the facility must be made by the La Frontera R.A.P.P. Team.

The Tucson Planning Council for the Homeless - “Guidelines on Getting Out” – This is a 16-page pamphlet geared to help ex-offenders plan for their release rather than being discharged to the streets. “Guidelines” lists 22 homeless-serving agencies and programs in Tucson in a chart format that indicates their program types, client profile, entry fee or rent, drug/alcohol status, and other details. It also contains some useful phone numbers, some tips on how to use the handbook, a sample letter to write to agencies before release, as well as some words of encouragement. “Guidelines on Getting Out” is distributed by the Arizona Department of Corrections throughout Arizona. The Tucson Planning Council for the Homeless is also distributing the pamphlet to jails, parole and probation departments, mental health units, and also sending them individually to inmates upon request.

“Need Help” pocket guide – This small sized brochure is published twice per year by the Tucson Planning Council for the Homeless, 882-5500. Resources listed in the pocket guide include: shelters, showers, food, health care, DES services and employment assistance. Also include is a map of Tucson.

Original Protocol Approved: June 5, 2003

Latest Revision: November 5, 2009

RELATED CONTACT INFORMATION:

Pima County Sheriff's Department (PCSD)

Enforce no trespassing laws and vacate homeless camps

Ajo District

Commander: Lieutenant Billy J. Clements
1249 Ajo Well Road
Ajo, Az. 85321-9701
(520) 387-8525
Billy.Clements@sheriff.pima.gov

Foothills District

Commander: Lieutenant David E. Theel
7300 N. Shannon Road
Tucson, Az. 85741-2137
(520) 351-6111
David.Theel@sheriff.pima.gov

Green Valley District

Commander: Lieutenant Sanford Rosenthal
601 N. La Canada Drive
Green Valley, Az. 85614-3440
(520) 741-4888
Sandy.Rosenthal@sheriff.pima.gov

Rincon District

Commander: Lieutenant Robert Kimmins
8999 E. Tanque Verde Road
Tucson, Az. 85749-9470
(520) 351-4864
Robert.Kimmins@sheriff.pima.gov

San Xavier District

Commander: Lieutenant Byron Gwaltney
2545 E. Ajo Way
Tucson, Az. 85713-6203
(520) 741-4946
Byron.Gwaltney@sheriff.pima.gov

Tucson Mountain District

Commander: Lieutenant Willie Belin Jr.
6261 N. Sandario Road
Tucson, Az. 85743-9321
(520) 741-4907
Willie.BelinJr@sheriff.pima.gov

Pima County Department of Environmental Quality (PDEQ)

Organize personnel (Adult Probationers) for remedial efforts on public property
Coordinate with Solid Waste Division for roll-off dumpsters
Wildcat Dump Program

P. Scott Porter
150 W. Congress St.
Tucson, Az. 85701
740-3347
882-7709(fax)
Scott.Porter@deq.pima.gov

**Pima County Community Development and Neighborhood Conservation
Department (CDNCD)**

Facilitates community programs with those in need to address homelessness

Allen M. Kulwin
2797 E. Ajo Way
Tucson, Az. 85713
243-6754
243-6796 (fax)
akulwin@csd.pima.gov

Jackson Employment Center

Social Services and referrals for needy individuals including homeless individuals

Steve Nelson
400 East 26th Street
Tucson, AZ. 85713
838-3300
838-3320 (fax)
snelson@csd.pima.gov

Pima County Development Services (PCDS)

Zoning Enforcement
Enforcement action against property owners to abate private property
Building Code Enforcement
Private actions against property owners of abandoned buildings

Carla Blackwell
201 N. Stone Ave
Tucson, Az. 85701
740-6506
740-6878 (fax)
Carla.Blackwell@dcd.pima.gov

Pima County Department of Transportation (PCDOT)

Responsible for county maintained roadways & right-of-ways

David Benjes
201 N. Stone Ave.
Tucson, AZ 85701-1207
740-6656
740-6439(fax)
David.Benjes@dot.pima.gov

Pima County Regional Flood Control District (RFCD)

Responsible for county owned riverbeds and washes

Chris Cawein
97 E. Congress St.
243-1882
243-1821(fax)
Chris.Cawein@rfcd.pima.gov

Pima County Real Property Division (PCRP)

Research of property ownership

Christina Biggs
201 N. Stone Ave. 6th Floor
740-6305
740-6763(fax)
Christina.Biggs@pw.pima.gov