



ARCHULETA COUNTY
BOARD OF COUNTY COMMISSIONERS

MEETINGS ARE CONDUCTED IN PERSON, BUT WILL BE BROADCAST VIA ZOOM FOR OBSERVATION PURPOSES ONLY. NO PUBLIC INPUT WILL BE ALLOWED THROUGH THE ZOOM PORTAL. VIEW THE ZOOM MEETING AT <https://zoom.us/j/91609048375?pwd=dIFFV0J1cGVKa1NHWHFsa2taeGxtZz09> - Meeting ID 916 0904 8375 - Passcode 4141885

CALL TO ORDER THE SPECIAL MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF SEPTEMBER 14, 2021 AT 10:00 A.M.

NEW BUSINESS

A. Consideration And Approval Of Construction Of Connecting Walkway Between Justice Facility And Detention Center

The Sheriff's Office has requested adding a change order to the Nunn Construction contract to add a connecting walkway between the detention center and the justice facility which is currently being built. Nunn Construction has provided four options for the walkway. This item is to request the Board's approval of the walkway, choosing one of the options and approving the funding out of the American Rescue Plan Act funds. This walkway will help alleviate any possible COVID contamination between inmates and the general public.

Presenter	Scott Wall
Presenter's Title	County Administrator

Documents:

[WALKWAY PROPOSAL.PDF](#)

EXECUTIVE SESSION

Pursuant to C.R.S. 24-6-402(4): The Board reserves the right to meet in executive session for any purposes allowed and announced prior to voting to enter into executive session.

ADJOURNMENT OF THE SPECIAL BOCC MEETING

All meetings to be held in the Archuleta County Administration Offices
398 Lewis Street, unless otherwise stated.
All Regular and Special BoCC Meetings are recorded.

Connecting Walkway between Courthouse & Detention Center

- Option 1 - Connecting Sidewalk Only
- Option 2 - Concrete Masonry Enclosure
- Option 3 - Wood Framing Enclosure
- Option 4 - Fence Enclosure

Scope	Subcontractor	Option 1	Option 2	Option 3	Option 4	Qualifications
010000 - General Contractors						
GC's	Nunn	\$ -	\$ 26,160.00	\$ 26,160.00	\$ -	Option 1 - No GC's Options 2 & 3 - 15 days Option 4 - No GC's
10025						
Surveying	Goff Engineering	\$ 2,140.00	\$ 2,140.00	\$ 2,140.00	\$ 2,140.00	Added in surveying costs since separate trips are now required
030000 - Concrete - Building & Site						
Advanced Concrete		\$ 58,850.00	\$ 58,850.00	\$ 58,850.00	\$ 58,850.00	Allowance - Pricing has not been re-confirmed by ACS at this time
040000 - Masonry						
Trig Masonry		\$ -	\$ 77,940.00	\$ -	\$ -	Option 2 masonry includes block walls in lieu of wood framing
050000 - Steel						
Monarch Iron		\$ -	\$ -	\$ 7,300.00	\$ -	4x4 Steel wall supports for wood framing
060000 - Wood Framing & Rough Carpentry						
Wood Framing	Peak Framing	\$ -	\$ 36,765.20	\$ 54,784.00	\$ -	Option 2 - Roof & ceiling framing Option 3 - Wood framing enclosure
070000 - Exterior Envelope						
Roofing & Metal Panels	TL Roofing	\$ -	\$ 11,964.31	\$ 35,200.00	\$ 23,235.69	Option 2 - Pro Panel II roofing system Option 3 - Metal roof + Wall panels
Joint Sealants	MRH Works	\$ 500.00	\$ 500.00	\$ 500.00	\$ 500.00	Miscellaneous joint sealant allowance
080000 - Interior Construction						
Drs, Frms & Hdwr Supply	Architectural Concepts	\$ -	\$ 5,500.00	\$ 5,500.00	\$ -	Allowance for supplying and installing one additional door, frame, and hardware for a man door at the end of the tunnel that is not shown
Hardware Install	DMK Door Services	\$ -	\$ 500.00	\$ 500.00	\$ -	Allowance for additional hardware install
Doors & Frames Install	Nunn	\$ -	\$ 1,200.00	\$ 1,200.00	\$ -	Additional doors and frames install
090000 - Finishes						
Drywall & ACT	IWS	\$ -	\$ 8,560.00	\$ 18,400.00	\$ -	Option 2 - Drywall on ceiling only Option 3 - Drywall on walls and ceiling
Paint	Gallery Painting	\$ -	\$ 7,500.00	\$ 19,209.00	\$ -	Option 2 - Block fill and paint on walls & ceiling Option 3 - Paint on walls and ceiling
100000 - Specialties						
Fence Enclosure	???	\$ -	\$ -	\$ -	\$ 25,000.00	Allowance - Fence enclosure for walkway - note no quote was able to be obtained for this enclosed fence
260000 - Electrical						
Electrical	DES	\$ 5,300.00	\$ 20,276.50	\$ 20,276.50	\$ 5,300.00	Options 1-4 include fiber interconnect between two buildings Options 2 & 3 also include electrical rough-in and lights
Access Control & Security	DES/KUBL	\$ -	\$ 2,500.00	\$ 2,500.00	\$ -	Additional key pad for added exterior door that is not shown
310000 - Steward						
Earthwork & Utilities	Nells Excavation	\$ 15,500.00	\$ 15,500.00	\$ 15,500.00	\$ 15,500.00	Includes excavation and earthwork for additional foundations
Site Demo	Nells Excavation	\$ 5,350.00	\$ 5,350.00	\$ 5,350.00	\$ 5,350.00	Demo & disposal of existing asphalt & curb
Landscaping Allowance	Nunn	\$ 500.00	\$ 500.00	\$ 500.00	\$ 500.00	Landscaping allowance
330000 - Winter Conditions						
Winter Conditions	Nunn	\$ -	\$ -	\$ -	\$ -	Nunn is excluding the additional costs of winter conditions, but reserves the right to submit for additional costs if the original allowance is exceeded
TOTAL		\$ 88,140.00	\$ 280,806.01	\$ 273,869.50	\$ 135,875.69	

Change Order Markups

Additional Costs

Scope	Subcontractor	Option 1	Option 2	Option 3	Option 4	Qualifications
Small Tools		\$ 500.00	\$ 500.00	\$ 500.00	\$ 500.00	
Subtotal		\$ 88,640.00	\$ 281,306.01	\$ 274,369.50	\$ 136,375.69	
P&P Bond @ 0.74%		\$ 655.94	\$ 2,081.66	\$ 2,030.33	\$ 1,009.18	
Builders Risk @ 0.12%		\$ 106.37	\$ 337.57	\$ 329.24	\$ 163.65	
Liability Insurance @ 0.89%		\$ 788.90	\$ 2,503.62	\$ 2,441.89	\$ 1,213.74	
Safety Consultant @ 0.19%		\$ 168.42	\$ 534.48	\$ 521.30	\$ 259.11	
Warranty Management @ 0.10%		\$ 88.64	\$ 281.31	\$ 274.37	\$ 136.38	
Nunn Fee @ 5.00% for Added Work		\$ 4,322.41	\$ 14,352.23	\$ 13,958.33	\$ 6,957.89	
GRAND TOTAL		\$ 94,970.67	\$ 301,396.89	\$ 293,964.97	\$ 146,115.64	

Option 1 - Connecting Sidewalk Only

Option 1 includes a basic sidewalk with thickened edges that runs from the courthouse holding cell over to the detention center. There is no enclosed structure for this option. The detention center drive, curb and gutter, and landscaping will have to be slightly modified to accommodate the new walk. A drawing is attached showing the layout. Below are specific inclusions and exclusions for this option:

Inclusions

- ◆ Concrete sidewalk with thickened edges that runs from the courthouse jail cell over to the detention center. Sidewalk is assumed to bear and dowel directly into the bedrock below
- ◆ Earthwork and excavation for the concrete sidewalk down to bedrock. Includes structural fill in-between the concrete foundations that bear on the bedrock
- ◆ Demolition and re-structuring of the adjacent detention center parking lot per the attached architectural site plan
- ◆ Fiber interconnection between buildings

Exclusions

- ◆ Rock Excavation
- ◆ Hand rails
- ◆ Retaining wall
- ◆ Enclosed structure
- ◆ Time extension or additional general conditions
- ◆ Winter conditions

Option 2 - Concrete Masonry Enclosure

Option 2 includes a sidewalk with thickened edges and a concrete masonry unit enclosure that runs from the courthouse holding cell over to the detention center. A sloped metal roof will be installed over the two CMU walls. Inside the enclosure will be block walls and a painted hard-lid ceiling with can lights. A conduit for the fiber interconnection between the two buildings has been included inside the slab footprint. The detention center drive, curb and gutter, and landscaping will have to be slightly modified to accommodate the new walk. A drawing is attached showing the layout. Below are specific inclusions and exclusions for this option:

Inclusions

- ◆ Concrete sidewalk with thickened edges that runs from the courthouse jail cell over to the detention center. Sidewalk is assumed to bear and dowel directly into the bedrock below
- ◆ Earthwork and excavation for the concrete sidewalk down to bedrock. Includes structural fill in-between the concrete foundations that bear on the bedrock
- ◆ Demolition and re-structuring of the adjacent detention center parking lot per the attached architectural site plan
- ◆ Concrete Masonry Unit block walls
- ◆ Roof & ceiling wood framing
- ◆ Pro Panel II roofing system
- ◆ Allowance for supplying and installing one additional door, frame, and hardware for a man door at the end of the tunnel that is not shown
- ◆ Drywall on the ceiling only
- ◆ Block fill and paint on the walls
- ◆ Electrical rough-in and allowance for lights
- ◆ Fiber interconnection between buildings
- ◆ Allowance for additional key pad that is not shown
- ◆ 3 weeks of additional general conditions and a time extension are included

Exclusions

- ◆ Rock Excavation
- ◆ Retaining wall
- ◆ Winter conditions

Option 3 - Wood Framing Enclosure

Option 3 includes a sidewalk with thickened edges and a wood framed enclosure that runs from the courthouse holding cell over to the detention center. A sloped metal roof and metal wall panels will be installed on the exterior. Inside will be drywall walls and a painted hard-lid ceiling with can lights. A conduit for the fiber interconnection between the two buildings has been included inside the slab footprint. The detention center drive, curb and gutter, and landscaping will have to be slightly modified to accommodate the new walk. A drawing is attached showing the layout. Below are specific inclusions and exclusions for this option:

Inclusions

- ◆ Concrete sidewalk with thickened edges that runs from the courthouse jail cell over to the detention center. Sidewalk is assumed to bear and dowel directly into the bedrock below
- ◆ Earthwork and excavation for the concrete sidewalk down to bedrock. Includes structural fill in-between the concrete foundations that bear on the bedrock
- ◆ Demolition and re-structuring of the adjacent detention center parking lot per the attached architectural site plan
- ◆ Wood framed exterior walls and roof framing
- ◆ Metal roofing system and exterior metal wall panels
- ◆ Allowance for supplying and installing one additional door, frame, and hardware for a man door at the end of the tunnel that is not shown
- ◆ Drywall on the ceiling only
- ◆ Block fill and paint on the walls
- ◆ Electrical rough-in and allowance for lights
- ◆ Fiber interconnection between buildings
- ◆ Allowance for additional key pad that is not shown
- ◆ 3 weeks of additional general conditions and a time extension are included

Exclusions

- ◆ Rock Excavation
- ◆ Retaining wall
- ◆ Winter conditions

Option 4 - Fence Enclosure

Option 4 includes a sidewalk with thickened edges and a chain link fence enclosure that runs from the courthouse holding cell over to the detention center. A conduit for the fiber interconnection between the two buildings has been included inside the slab footprint. The detention center drive, curb and gutter, and landscaping will have to be slightly modified to accommodate the new walk. A drawing is attached showing the layout. Below are specific inclusions and exclusions for this option:

Inclusions

- ◆ Concrete sidewalk with thickened edges that runs from the courthouse jail cell over to the detention center. Sidewalk is assumed to bear and dowel directly into the bedrock below
- ◆ Earthwork and excavation for the concrete sidewalk down to bedrock. Includes structural fill in-between the concrete foundations that bear on the bedrock
- ◆ Demolition and re-structuring of the adjacent detention center parking lot per the attached architectural site plan
- ◆ Allowance for chain link fence enclosure
- ◆ Fiber interconnection between buildings

Exclusions

- ◆ Rock Excavation
- ◆ Retaining wall
- ◆ Winter conditions
- ◆ Roofing, lights, electrical rough-in, and electronic security



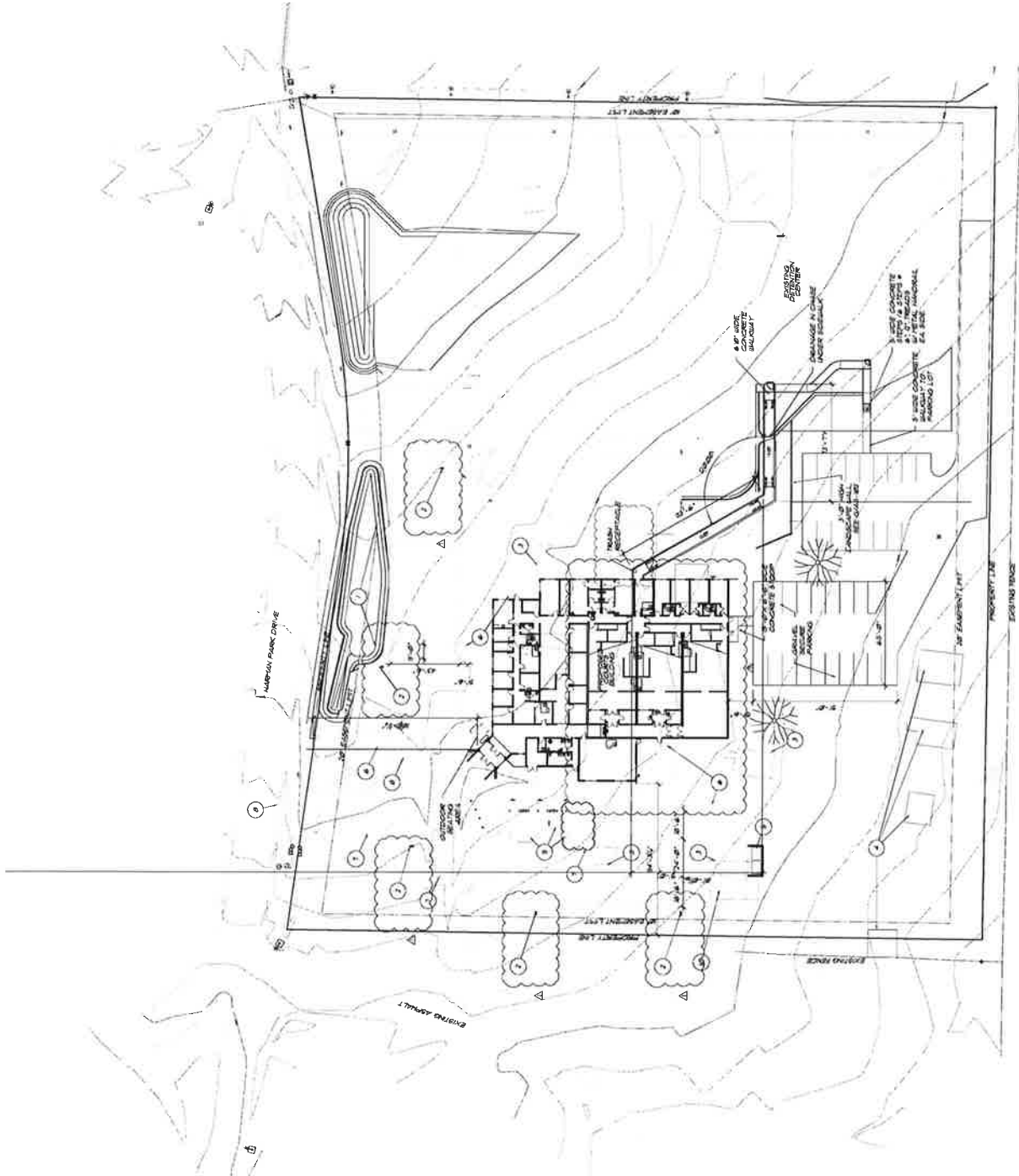
SITE AREA:	4.985 ACRES
BUILDING FOOTPRINT:	13,962 SF
PAVED PARKING AND DRIVES:	71,689 SF
SIDEWALK PLAZA:	4,263 SF
PARKING:	
GOVERNMENT ADMINISTRATION - PUBLIC	
45 STALLS - SEE DIMENSIONAL PLAN	
REQUIRED:	45 STALLS
PROVIDED:	52 STALLS
ACCESSIBLE STALLS REQUIRED:	3 STALLS
ACCESSIBLE STALLS PROVIDED:	3 STALLS

SITE PLAN GENERAL NOTES:

- A. CONTRACTOR TO FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO STARTING EXCAVATION.
- B. CONTRACTOR SHALL STAKE OUT HOUSE LOCATION FOR QUANTIFICATION REVIEW PRIOR TO STARTING EXCAVATION.
- C. STOCKPILE EXCAVATED MATERIAL ON SITE AT A LOCATION DIRECTED BY ARCHITECT. EXCAVATED MATERIAL SHALL BE MAINTAINED AT ALL TIMES TO PREVENT EROSION. EXCAVATED MATERIAL SHALL BE MAINTAINED AT ALL TIMES TO PREVENT EROSION.
- D. CONTRACTOR SHALL COORDINATE ELECTRICAL SERVICE INSTALLATION WITH LOCAL ELECTRICAL SERVICE PROVIDER.
- E. CONTRACTOR SHALL VERIFY WATER METER LOCATION. CONTRACTOR IS RESPONSIBLE FOR WATER SERVICE INSTALLATION. OWNER WILL PAY TAP FEE.
- F. CONTRACTOR SHALL COORDINATE GAS SERVICE AND PETER INSTALLATION WITH LOCAL GAS SERVICE PROVIDER.
- G. SEE CIVIL PLAN FOR UTILITY LOCATIONS.
- H. SEE STRUCTURAL FOR EXCAVATION, STRUCTURAL WALL AND BACKFILL REQUIREMENTS.

SITE PLAN KEY NOTES:

1. DETENTION POND, SEE CIVIL
2. LIGHT POLE
3. EXISTING BUILDING TO BE RELOCATED BY OWNER, NOT A CONTRACTOR
4. EXISTING BUILDING TO BE RELOCATED BY OWNER, NOT A CONTRACTOR
5. TRASH ENCLOSURE
6. CONCRETE SIDEWALK
7. DRAINAGE PAN, SEE CIVIL
8. PAINTED CROSSWALK
9. ADA COMPLIANT AREA, PAINTED
10. NO PARKING AREA, PAINTED



ARCHITECTURAL SITE PLAN
 SCALE: 1" = 40'

