



April 12, 2021

Ann Kroll
Project Planner, Manager/Facilities Bond Program
Chabot Las Positas Community College District
3000 Campus Hill Drive
Livermore, CA 94551

Subject: Las Positas College Horticulture Facility
Request for Contract Adjustment_R3 4/26/2021
ACM Project No. C9508

Dear Ann,

We respectfully submit this proposal for a contract adjustment for architectural and engineering services for the Agriculture Sciences: Horticulture Facility Project.

As you know, ACM submitted our original proposal for this project based on a scope of work reflective of the budget established in the District master plan. It was apparent after programming that the scope and design effort needed to deliver this project exceeded the budget expectations established in the District's Initial Construction Cost Budget (ICCB). The construction bids received substantiate our original assessment and subsequent cost estimates. At District's discretion, the budget has been adjusted pursuant to A/E Services Agreement, Article 4. Construction Cost Budgets, Item 4.4.1.

AC Martin is committed to continuing a high level of service and responsiveness throughout the construction phase and proposes a Basic Services fee adjustment of \$72,975 inclusive of reimbursables as summarized below.

Design Phase	Adjusted Fee based on \$4.1M Budget		Adjusted Fee based on \$4.7M Budget	
<i>Programming</i>	8%	\$37,680	7%	\$37,835
<i>Schematics</i>	15%	\$70,650	14%	\$75,670
<i>Design Development</i>	15%	\$70,650	14%	\$75,670
<i>Contract Documents</i>	32%	\$150,720	35%	\$189,175
<i>DSA</i>	3%	\$14,130	3%	\$16,215
<i>Bidding</i>	2%	\$9,420	2%	\$10,810
<i>Construction</i>	22%	\$103,620	22%	\$118,910
<i>Closeout</i>	3%	\$14,130	3%	\$16,215
Basic Services Compensation		\$471,000		\$540,500
		Basic Services Fee Adjustment:		\$69,500
		Reimbursable Allowance:		\$3,475
		Total Contract Adjustment Requested:		\$72,975

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Page 2 of 2

We appreciate the opportunity to submit this proposal. Please feel free to contact me with any questions.

Sincerely,

AC MARTIN, INC.



Anna Win, AIA
Principal, K14 Studio

AC MARTIN, INC.



Deborah Lesnepska
Managing Principal

Cc: Inez Ayerra
