



CITY OF LODI
COUNCIL COMMUNICATION

AGENDA TITLE: Accept Improvements Under Contract for Lodi Public Library Phase 3 Remodel Project
MEETING DATE: May 7, 2014
PREPARED BY: Public Works Director

RECOMMENDED ACTION: Accept improvements under contract for Lodi Public Library Phase 3 Remodel Project.

BACKGROUND INFORMATION: The contract was awarded to Diede Construction, Inc., of Woodbridge, in the amount of \$284,190, on January 15, 2014. The contract has been completed in substantial conformance with the plans and specifications approved by City Council on November 6, 2013.

The Phase 3 project completed carpet, lighting, communications, space conditioning and furniture upgrades within the remodel area. Rooms to accommodate tutoring, a computer lab, meetings, café-style seating and a teen sitting area were also provided. A drawing of the project floor plan is attached for reference as Exhibit A.

The contract completion date was April 27, 2014, and the actual completion date was April 17, 2014. The final cost of the project was \$301,849. There difference between the original contract amount and final contract was due to three change orders totaling \$17,659. The changes included adding additional floor and wall electrical outlets, painting in additional areas and code-required fire alarm system improvements.

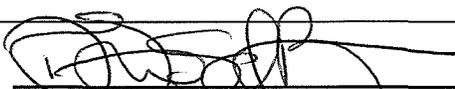
Following acceptance by the City Council, as required by law, the City Engineer will file a Notice of Completion with the County Recorder's office. The notice serves to inform vendors and subcontractors that the project is complete and to initiate the 30-day period to file a stop notice requiring the City to withhold payments from the prime contractor in the event of a payment dispute.

FISCAL IMPACT: There will be a decrease in facility maintenance costs.

FUNDING AVAILABLE: This project was funded through a donation from the Library Foundation (211 fund).


for F. Wally Sandelin
Public Works Director

Prepared by Gary Wiman, Construction Project Manager
FWS/GW/pmf
Attachment
cc: Library Services Director

APPROVED: 
Stephen Schwabauer, Interim City Manager



WMB ARCHITECTS

5757 Pacific Avenue
Suite 226
Stockton CA 95207

209.944.9110 T
209.944.5711 F
www.wmbarchitects.com

Larry Wenell
Tim Mattheis
Tom Bowe
Doug Davis
Melanie View
Principal Architects

Lodi Public Library
Phase III Renovation
201 W. Locust Street
Lodi, California

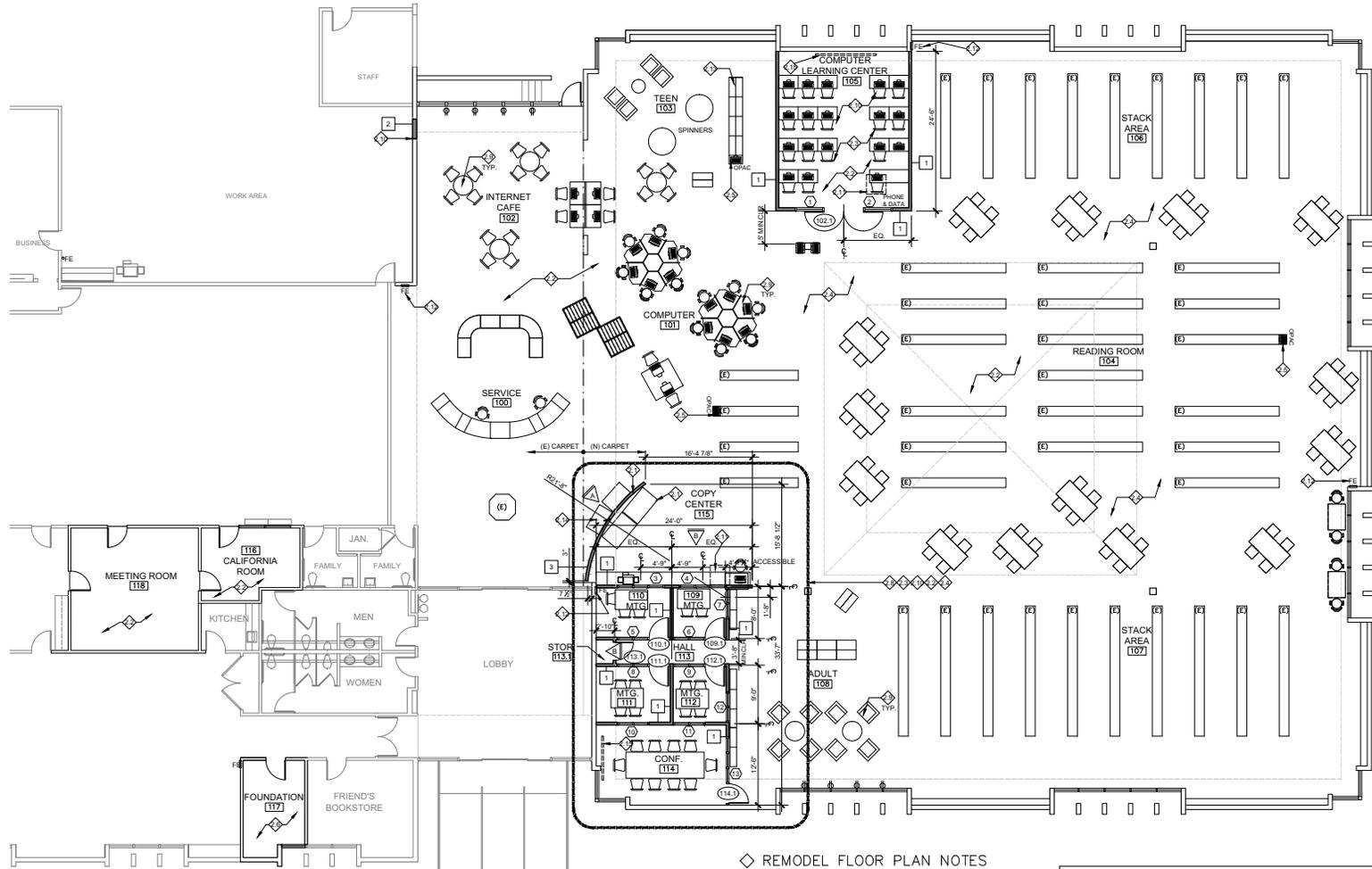
NOTATION PLAN



08.08.13 Const. Documents

PUBLISH HISTORY

△ DATE REVISION SET



REMODEL FLOOR PLAN
SCALE: 1/8" = 1'-0"

- WALL LEGEND**
- (E) WALL FRAMING TO REMAIN
 - (E) WALL FRAMING TO BE REMOVED
 - (N) FRAMED WALL

GENERAL NOTES

1. PROTECT AND PRESERVE CARPET IN AREAS WHERE IT IS TO REMAIN
2. PATCH AND TEXTURE ALL WALLS IN AREAS OF WORK PRIOR TO PAINTING
3. (E) BRICK TO REMAIN WITHOUT FINISH; PROTECT DURING CONSTRUCTION

◇ REMODEL FLOOR PLAN NOTES

- 2.1 +48" LOW WALL W/ TRANSLUCENT TOP - SEE DETAIL A/ A10.1
- 2.2 PAINT ALL WALLS IN AREA OF WORK - SEE INTERIOR FINISHES SCHEDULE
- 2.3 (N) CARPET THROUGHOUT - SEE INTERIOR FINISHES SCHEDULE AND CARPET PATTERN PLAN
- 2.4 (N) CARPET THROUGHOUT - SEE CARPET PATTERN PLAN AND INTERIOR FINISHES SCHEDULE
- 2.5 END-OF-RANGE COMPUTER STATION BY OWNER. SEE ELECTRICAL PLANS FOR POWER REQUIREMENTS
- 2.6 SEE MECHANICAL PLANS FOR SCOPE OF WORK
- 2.7 NOT USED
- 2.8 PAINT ALL WALLS IN MEETING ROOMS - SEE INTERIOR FINISHES SCHEDULE
- 2.9 FURNITURE TO BE PROVIDED AND INSTALLED BY OTHERS - TYP.
- 2.10 INSTALL (N) WALL BASE TO MATCH (E) - TYP.
- 2.11 (E) CEILING ACCESS PANEL ABOVE TO REMAIN
- 2.12 (E) FIRE EXTINGUISHER
- 2.13 ANCHOR (E) BOOKSHELVES TO FLOOR USING 1/2" WEDGE BOLTS @ 24" O.C. W/ 3 1/2" EMSED
- 2.14 EQUIPMENT TO BE PROVIDED AND INSTALLED BY OWNER
- 2.15 PULL-DOWN CEILING MOUNTED PROJECTION SCREEN BY OWNER

WALL SCHEDULE

NO.	SIZE/TYPE	INSULATION	INTERIOR	EXTERIOR	F.R.	U.L.
1	3 1/2" 20 GA. MTL. STUDS @ 16" O.C.	R-11 F.G. BATT	3/4" GYP. BD. BOTH SIDES			
2	20 GA. MTL. STUDS @ 16" O.C. - INFL. WALL	R-19 F.G. BATT	3/4" GYP. BD. BOTH SIDES			
3	3 1/2" 20 GA. MTL. STUDS @ 16" O.C. TO 4' A.F.F.	NO INSULATION	3/4" GYP. BD. BOTH SIDES			
STUD SIZE						
APPLICATION		SIZE/GAUGE FOR 16" O.C. SPACING		MAX. HT.		
INTERIOR STUDS WITH MIN. 2" GYP. BD. BOTH SIDES, FULL HEIGHT OF STUD.		3 1/2" 20 GA. - SSMA DESIGNATION: 362S125-30		15'-0"		
		4" 18 GA. - SSMA DESIGNATION: 400S125-43		18'-0"		
		6" 20 GA. - SSMA DESIGNATION: 600S125-30		20'-0"		

WMB PROJECT:
10-103

A2.2