

Date August 8, 2025

Contract No. 24-836 CO-1

Change Order No. 1

Department: Project and Facilities Management

Cost Center 7700004204

Contract for ARMC Behavioral Health Adolescent Unit Project

Distribution:

To: Healthcare Design & Construction LLC
18308 Irvine Blvd, Suite 120, Tustin, CA 92780

Clerk of the Board
Contractor
Auditor
Project and Facilities Management

Change Order No. 1 to the construction contract for the ARMC Behavioral Health Adolescent Project.

1. Resequencing of drywall work to accommodate installation of revised light fixtures due to user requested changes and associated lead times. The new fixtures differed from the originally specified models, requiring adjustments to the installation sequence to allow for proper rough-in, coordination with ceiling systems, and to prevent delays to the overall project schedule. (COP # 35)

<u>ADDS</u>	<u>\$</u>	<u>85,819</u>
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2. Additional door hardware and door frame modifications required to meet updated behavioral health safety standards and operational requirements. Field modifications were needed to align with current safety guidelines. (COP # 36)

<u>ADDS</u>	<u>\$</u>	<u>58,349</u>
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3. Drywall repairs and modifications to correct existing wall framing and adjust door hardware to accommodate user driven operational requirements and ensure proper functionality. (COP # 46)

<u>ADDS</u>	<u>\$</u>	<u>107,644</u>
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4. Out of sequence work and subcontractor remobilization required due to late casework changes requested by the user in order to maintain project schedule. Work resequencing and additional site visits were necessary to support these revisions without disrupting other scheduled activities. (COP # 40)

<u>ADDS</u>	<u>\$</u>	<u>18,098</u>
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5. Second shift work performed to install finishes and maintain project schedule impacted by late scope changes and sequencing adjustments. Work during off-hours allowed coordination with other trades and reduced the risk of further schedule delays. (COP # 42)

<u>ADDS</u>	<u>\$</u>	<u>60,348</u>
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6. Saturday overtime work performed to recover schedule delays resulting from added scope and to meet project completion milestones. The additional weekend work was critical to regaining lost time and ensuring the project remains on track for substantial and final completion. (COP # 39)

<u>ADDS</u>	<u>\$</u>	<u>86,193</u>
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TOTAL ADDS THIS CHANGE ORDER	\$ 416,451
TOTAL DEDUCTS THIS CHANGE ORDER	\$ 0
NET ADDITION THIS CHANGE ORDER	\$ 416,451

Total Contract Time extension for above changes – 0 days.

The Agreement completion date remains May 24, 2025; however, the County shall waive assessing liquidated damages until August 8, 2025, provided the Contractor achieves Substantial Completion by May 24, 2025 and Final Completion by August 8, 2025. If Contractor fails to achieve both target dates, the County may elect to assess liquidated damages from May 24, 2025 until Final Completion.

This Change Order may be executed in any number of counterparts, each of which so executed shall be deemed to be an original, and such counterparts shall together constitute one and the same Change Order. The parties shall be entitled to sign and transmit an electronic signature of this Contract (whether by facsimile, PDF, or other email transmission), which signature shall be binding on the party whose name is contained therein. Each party providing an electronic signature agrees to promptly execute and deliver to the other party an original signed Change Order upon request.

The compensation (time and cost) set forth in this Change Order shall comprise the total compensation due the Contractor for the work or change defined in the Change Order, including impact on unchanged work. By signing the Change Order, the Contractor acknowledges and agrees that the stipulated compensation includes payment for all work contained in the Change Order, plus all payment for the interruption of schedules, extended overhead costs, delay, and all impact, ripple effect or cumulative impact on all other work under the Contract. The Contract Time is the agreed-upon period of time allotted to Contractor to achieve completion of the entire scope of work, without the imposition of liquidated damages. Extensions of the Contract Time are permitted by section 3.1 of the Contract, subject to written approval of the County. At all times the Contract as a whole, remains in full force and effect until all issues relating to the Contract have been resolved. The signing of the Change Order shall indicate that the Change Order constitutes a full mutual accord and satisfaction for the change and that the time and/or cost under the Change Order constitutes the total equitable adjustment owed to Contractor as a result of the change.

The cumulative total of all change orders is 6.15 % over the original contract price.

Original Contract		\$	<u>6,758,654</u>
Prior Amendment 1		\$	<u>553,287</u>
Prior Amendment 2		\$	<u>120,914</u>
Prior Amendment 3		\$	<u>430,762</u>
Prior Amendment 4		\$	<u>1,305,588</u>
Prior Amendment 5		\$	<u>810,102</u>
Previous Amended Contract Amount		\$	<u>9,979,307</u>
Authorized Changes in this Change Order			
Addition	\$	<u>416,451</u>	
Deduction	\$	<u>0</u>	
NET (Addition)		\$	<u>416,451</u>
Amount of Contract Authorized			
Including This Change Order No. 1		\$	<u>10,395,758</u>

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SAN BERNARDINO COUNTY

► Dawn Rowe
Dawn Rowe, Chair, Board of Supervisors

Dated: AUG 05 2025

SIGNED AND CERTIFIED THAT A COPY OF THIS DOCUMENT HAS BEEN DELIVERED TO THE CHAIRMAN OF THE BOARD



By Lynna Monell
Lynna Monell
Clerk of the Board of Supervisors
San Bernardino County
Deputy

Healthcare Design & Construction LLC

(Print or type name of corporation, company, contractor, etc.)

By Mike Hernandez
Mike Hernandez (Jul 29, 2025 11:37:55 PDT)
(Authorized signature - sign in blue ink)

Name Mike Hernandez
(Print or type name of person signing contract)

Title Senior Project Director
(Print or Type)

Dated: 07/29/2025

Address 18302 Irvine Blvd, Suite 120
Tustin, CA 92780

FOR COUNTY USE ONLY

Approved as to Legal Form
Julie Surber
Julie Surber (Jul 29, 2025 11:44:28 PDT)
Julie Surber, Principal Asst. County Counsel
Date 07/29/2025

Reviewed for Contract Compliance
Rob Gilliam
Rob Gilliam, Chief of Project Management
Date 07/29/2025

Reviewed/Approved by Department
Don Day
Don Day (Jul 29, 2025 12:40:29 PDT)
Donald Day, Director, PFMD
Date 07/29/2025