

**SOLANO COMMUNITY COLLEGE DISTRICT
GOVERNING BOARD AGENDA ITEM**

TO: Members of the Governing Board

**SUBJECT: CONTRACT AMENDMENT #1 TO HMR ARCHITECTS,
INC. FOR PROFESSIONAL SERVICES FOR THE
BUILDING 1800B POWER/ELECTRICAL UPGRADE
PROJECT**

REQUESTED ACTION:

☐ Information OR ☒ Approval
☐ Consent OR ☒ Non-Consent

SUMMARY:

On July 17, 2024, the Board approved a professional services contract to HMR Architects, Inc. for architectural services for the District's Building 1800B Power/Electrical Upgrade Project on the Fairfield Campus. Board approval is now requested for Amendment #1 to increase the original professional services fee and to extend the duration of the Agreement for additional design services needed for this Project.

CONTINUED ON THE NEXT PAGE

STUDENT SUCCESS IMPACT:

- ☐ Help our students achieve their educational, professional and personal goals
☐ Basic skills education
☐ Workforce development and training
☐ Transfer-level education
☒ Other: Renovating existing instructional space and equipment.

Ed. Code: NA Board Policy: NA Estimated Fiscal Impact: \$17,450.00 Measure Q/ PPIS Funds

SUPERINTENDENT'S RECOMMENDATION:

☒ APPROVAL ☐ DISAPPROVAL
☐ NOT REQUIRED ☐ TABLE

Susan Wheet
Vice President, Finance & Administration

PRESENTER'S NAME

4000 Suisun Valley Road
Fairfield, CA 94534

ADDRESS

(707) 864-7209

TELEPHONE NUMBER

Susan Wheet
Vice President, Finance & Administration

VICE PRESIDENT APPROVAL

September 2, 2026

**DATE SUBMITTED TO
SUPERINTENDENT-PRESIDENT**

Kellie Sims Butler, Ph.D.
Superintendent-President

September 16, 2026

**DATE APPROVED BY
SUPERINTENDENT-PRESIDENT**

**SOLANO COMMUNITY COLLEGE DISTRICT
GOVERNING BOARD AGENDA ITEM**

TO: Members of the Governing Board

**SUBJECT: CONTRACT AMENDMENT #1 TO HMR ARCHITECTS,
INC. FOR PROFESSIONAL SERVICES FOR THE
BUILDING 1800B POWER/ELECTRICAL UPGRADE
PROJECT**

SUMMARY:

CONTINUED FROM THE PREVIOUS PAGE

During the course of the project, an existing undocumented electrical installation was discovered in a portion of the welding lab. For the purpose of safety and code compliance, a field assessment was performed by the electrical engineer, which identified minor improvements required for code compliance. The project duration and architectural services effort are impacted due to the additional field assessment required, including a 30-day electrical load study, as well as additional design services to document the existing condition and changes necessary. These additional services exceed the original scope of the Consultant Agreement.

Agreement Summary:

\$	55,650.00	Original Contract Amount
\$	<u>17,450.00</u>	<u>Proposed Amendment #1</u>
\$	73,100.00	New Contract Amount

The Board is asked to approve this contract Amendment #1 to HMR Architects, Inc. in an amount not to exceed \$17,450.00 and to extend the contract duration through May 15, 2027.

This document is available online at: <https://welcome.solano.edu/measureq/approved-contracts/>

AMENDMENT #1 TO AGREEMENT

PARTIES

This **FIRST** Amendment to Agreement ("Amendment") is entered into between **Solano Community College District** ("District") and **HMR Architects, Inc.** ("Consultant"), (collectively the "Parties").

RECITALS

WHEREAS, District and Consultant entered into a Consulting Services Agreement ("Agreement"), dated July 17, 2024 for Architectural Services related to the District's **Building 1800B Power/Electrical Project** ("Project"); and

WHEREAS, District and Consultant amend the Agreement on September 16, 2026, for additional Architectural Services related to the District's **Building 1800B Power/Electrical Project** ("Project") by preparing a study in response to the potential added electrical loads in the Welding Shop; and

NOW THEREFORE, in consideration of the mutual promises and covenants set forth above and contained herein, District and Consultant agree as follows:

AGREEMENT

1. Section 2. Term of the Agreement is amended to read:

2. Term. Consultant shall commence providing services under this Agreement on July 17, 2024 and will diligently perform as required and complete performance by May 15, 2027, unless this Agreement is terminated and/or otherwise cancelled prior to that time.

2. Section 4. Compensation of the Agreement is amended to read:

4. Compensation. District agrees to pay the Consultant for services satisfactorily rendered pursuant to this Agreement a total fee not-to-exceed **Seventy Three Thousand, One Hundred Dollars and 00/100 (\$73,100.00)**. This fee is a total of the July 17, 2024, Agreement in the amount of \$55,650.00, and this Amendment #1 in the amount of \$17,450.00. District shall pay Consultant according to the following terms and conditions:

4.1. Payment for the Work shall be made for all undisputed amounts based upon the delivery of the work product as determined by the District. Payment shall be made within thirty (30) days after the Consultant submits an invoice to the District for Work actually completed and after the District's written approval of the Work, or the portion of the Work for which payment is to be made.

4.2 The itemized invoice shall reflect the hours spent by the Consultant in performing its Services pursuant to this Agreement. The Services shall be performed at the hourly billing rates included in **Exhibit "B"** of the Agreement.

4.3 If Consultant works at more than one site, Consultant shall invoice for each site separately.

4.4 Consultant shall only be paid for the time and effort needed to complete the actual scope of services required for this project, which may be less than the total amount noted in Section "4. Compensation". If the total amount noted is not needed to complete the scope of services, any remaining balance shall be retained by the District.

3. Modify **Exhibit "A"** to include the following Scope of Work:

Provide a field visit by a licensed electrician to investigate electrical loads work located in Room 1864 and provide coordination between the electrical engineer and the District.

Intrusive investigation (opening of electrical equipment, devices, boxes) shall be provided by a licensed electrician and shall identify wire sizes, overcurrent protective devices sizes and types, quality of work, and locate deficiencies that will need to be resolved/captured in the design.

- a. All work shall be performed de-energized.
- b. Work shall be performed during regular working hours Monday through Friday, 6am-2pm.
- c. Work is for one (1) full day of investigation, 8 hours total.

Based upon findings, prepare a sketch and narrative of deficiencies and remediation work needed in order for others to prepare a cost estimate for the work. Deliverables shall include a scoping report with an executive summary and description of findings and recommendations for remediation.

- 4. Except as set forth in this Amendment, all provisions of the Agreement and any previous extension(s) and/or amendment(s) thereto shall remain unchanged, in full force and effect, and are reaffirmed. This Amendment shall control over any inconsistencies between it and the Agreement and/or any previous extension(s) and/or amendment(s).
- 5. Consultant acknowledges and agrees that this Amendment shall not be binding on the Parties until and unless the Solano Community College District's Governing Board approves this Amendment.

IN WITNESS WHEREOF, the parties hereto have accepted and agreed to this Amendment on the dates indicated below.

Dated: _____, 2026

Dated: _____, 2026

SOLANO COMMUNITY COLLEGE DISTRICT

HMR Architects, Inc.

By: _____

By: _____

Print Name: Susan Wheet
Print Title: Vice President,
Finance and Administration

Print Name: _____
Print Title: _____