

# Modification of Agreement - #4

## Consultant Contracts

This Agreement is made this 20th day of March, 2012, in the City and County of San Francisco.

Whereas, the City & County of San Francisco and Jacobs Project Management Co., have entered into an Agreement for Executive Construction Management Services for the San Francisco General Hospital Rebuild Program and

Whereas, the parties now desire to modify the Agreement as described in Attachment A, now, therefore the parties agree as follows.

### The City will:

Add  Deduct the sum of \$ 3,164,664 for changes described in the referenced attachment.

Add  Subtract 0 calendar days To  From  the original Agreement or the latest modification as described in the referenced attachment.

In all other respects, the original Agreement and all modifications thereto shall remain in full force and effect.

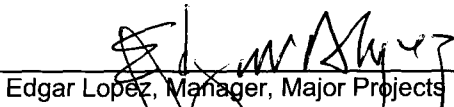
### CITY & COUNTY OF SAN FRANCISCO

### CONSULTANT


Recommended:

  
\_\_\_\_\_  
Ronald Alameida, Program Manager

Jacobs Project Management Co.  
\_\_\_\_\_  
Name of Consultant Firm


  
\_\_\_\_\_  
Edgar Lopez, Manager, Major Projects

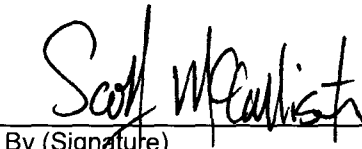
180 Promenade Circle, Suite 300  
\_\_\_\_\_  
Address

  
\_\_\_\_\_  
Fuad Sweiss, Deputy Director & City Engineer  
Department of Public Works

Sacramento, CA 95834  
\_\_\_\_\_  
City, State, Zip

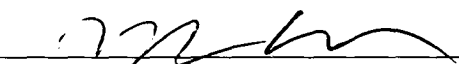
Approved:

  
\_\_\_\_\_  
Mohammed Nuru, Director  
Department of Public Works

  
\_\_\_\_\_  
By (Signature)

Approved as to Form:

Dennis J. Herrera  
City Attorney

  
\_\_\_\_\_  
By Deputy City Attorney

Scott McCallister, V.P.  
\_\_\_\_\_  
Type Name & Title

**ATTACHMENT A  
CONTRACT MODIFICATION NO. 4**

Pursuant to Section 3 (Term of the Agreement), Section 6 (Compensation), and Section 34 (Modification of Agreement) of the Agreement (DPW Order No.: 177,756) between the City and County of San Francisco and Jacobs Project Management Co., the amount of the Agreement shall be increased by \$3,164,664 (Three Million One Hundred Sixty Four Thousand Six Hundred Sixty Four Dollars) for Executive Construction Management Services for the San Francisco General Hospital Rebuild Program.

Attachment A stipulates that the following sections (below) shall be incorporated into the Agreement between the City and County of San Francisco and Jacobs Project Management Co. Unless otherwise noted in this Contract Modification, all other terms and conditions in the Original Contract dated August 5, 2008 and all previously approved Contract Modifications, shall remain unchanged.

**SCOPE OF WORK:** Per the Base Contract, Jacobs Project Management Co. will provide executive construction management services for the San Francisco General Hospital Rebuild Program. Services include the following:

Pre-Construction Phase Services: Construction Planning/Document Control Tasks; Budget/Cost Estimating/Cost Control Tasks; and Construction Scheduling/Schedule Control Tasks.

Construction Phase Services: Construction Administration/Document Control Tasks; Construction Scheduling/Schedule Control Tasks; Budget/Const Estimating/Cost Control Tasks; and Quality Assurance/Quality Control Inspection Tasks

Close-Out Phase Services

Post-Construction Phase Services

This modification is for additional estimated level of effort for continued executive construction management services, for the period of April 2012 through June 2013. In addition, this modification adds Article 62 to the Contract.  
Appendix A – Scope of Work

**COMPENSATION:** Professional service fees for this contract shall be increased by Three Million One Hundred Sixty Four Thousand Six Hundred Sixty Four Dollars (\$3,164,664).

Appendix B – Calculation of Charges

**TOTAL COMPENSATION (Fee + Reimbursables):**

Thirteen Million Two Hundred Thirty Six Thousand Eight Hundred Seventy Two Dollars (\$13,236,872)

**CONTRACT DURATION:** The contract duration for services under the Agreement shall remain unchanged.

**BILLING PROCEDURES:** Billing procedures remain unchanged and are per the Agreement dated August 5, 2008.

## APPENDIX A

### SCOPE OF WORK

1. The scope of work under this modification includes additional level of effort to provide continued executive construction management services, estimated for the period of April 2012 through June 2013. Tasks include but are not limited to document control, cost estimating/cost control, scheduling/schedule control and providing construction administration support as outlined in the Agreement. As-needed cost estimating, scheduling/schedule control and providing construction administration support for the Emergency Generator Project is included as part of this modification. Reference EXHIBIT 1 (attached) for revised level of effort.
2. Continuing usage of executive construction management services will be contingent upon annual review of Jacobs' performance. A performance review will be conducted and recorded in the 4<sup>th</sup> quarter of the fiscal year (July 1, 2012 – June 30, 2013). The criteria for performance evaluation are listed in EXHIBIT 2, Department of Public Works Consultant Performance Evaluation Form (attached). In addition, on a bi-annual basis, a report which includes forecasted versus actual budget utilization will be submitted to the Program Manager, for review and evaluation.
3. This modification adds Article 62 "Automated Clearing House (ACH) 'Electronic' Payments" to the original contract. Reference EXHIBIT 5 (attached).

## APPENDIX B

### CALCULATION OF CHARGES

**The Consultant acknowledges and agrees that, due to funding limitation at the time of this Modification, the Controller cannot certify the availability of funds for all of the services which the City intends the Consultant to perform under this Modification. The City will authorize the Consultant to perform only those services under this Modification covered by certified funds. The Consultant acknowledges and agrees that any service performed in excess of the value of the certified funds would be unauthorized and performed at the Consultant's own risk.**

FEE: Professional service fees for this contract shall not exceed Three Million One Hundred Sixty Four Thousand Six Hundred Sixty Four Dollars (\$3,164,664).

1. Actual performance shall proceed by task order. From time to time, the City will issue task orders to the Consultant. Each task order will identify the scope of work required by that order and specify a not-to-exceed amount. The Consultant shall perform only those services described in the task order.

Task Order No. 2 in this Modification, includes the following tasks covered by \$3,164,664 of certified funds (estimated budget for services during the period of April 2012 – June 2013):

- Construction Administration/Document Control Tasks (See EXHIBIT 3, Task 2.A. from the Contract)
  - Construction Scheduling/Schedule Control Tasks (See EXHIBIT 3, Task 2.B. from the Contract)
  - Budget/Cost Estimating/Cost Control Tasks (See EXHIBIT 3, Task 2.C. from the Contract)
  - Quality Assurance/Quality Control Inspection Tasks (See EXHIBIT 3, Task 2.D.)
2. See attached EXHIBIT 4, Fee Schedules for Jacobs Project Management Co. (Prime), Luster (Sub-consultant), Saylor Consulting Group (Sub-consultant), Chaves & Associates (Sub-consultant) and Montgomery Corporation (Sub-consultant).

**EXHIBIT 1**  
**SFGH Rebuild - JACOBS Staffing Plan**

Overall Schedule	2011												2012												TOTAL HOURS	TOTAL HOURS	LINE #
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC			
<b>FEE SCHEDULE</b>	TOTAL \$												TOTAL \$												TOTAL \$		
Project Executive C. Colacello, Budget																									48	138	2681.19
Project Manager J. Hill																									182	546	48,519.19
Subcontracting Manager M. Shaffer																									200	600	18,148.24
Subcontracting/Capt. Manager M. Steinmann																									182	546	46,889.11
SFM Lead B. Norman / G. Lahn																									200	600	8,981.88
<b>TOTAL JACOBS STAFF FEES</b>																											\$ 1,475,834
<b>GENERAL REQUIREMENTS</b>	TOTAL \$												TOTAL \$												TOTAL \$		
Misc. Materials & Supplies	TOTAL \$												TOTAL \$												TOTAL \$		
Travel	18,300												18,300												36,600		14.27%
Checks & Assoc. Dist. Control no 3% markup	17,643												17,643												35,286		14.27%
Books/Forms	182												182												364		
Bank Charges	182												182												364		
Phone Bills	182												182												364		
Checks & Assoc. Dist. Control hours	142												142												284		44.89%
Travel	182												182												364		
Food/Supplies	182												182												364		
Travel	182												182												364		
Auto/Communication Management no 3% markup	182												182												364		
Auto/Insurance/Travel Expenses	182												182												364		
Auto/Insurance/Travel Allow	182												182												364		
Auto/Insurance	182												182												364		
<b>TOTAL GENERAL REQUIREMENTS</b>	18,300												18,300												36,600		
<b>General Requirements - Consultants Total</b>																											\$ 1,500,981
<b>Professional Service Fee - Mark ups from April 2011-June 2012</b>																											\$ 1,555,383
<b>Travel &amp; Miscellaneous</b>																											\$ 18,300
<b>Total Contract Mod for April 2012-June 2012</b>																											\$ 3,164,664

**EXHIBIT 2**

**CITY AND COUNTY OF SAN FRANCISCO  
DEPARTMENT OF PUBLIC WORKS  
CONSULTANT PERFORMANCE EVALUATION FORM**

Bureau of Architecture

Bureau of Construction Management

Bureau of Engineering

Project Management

**PROJECT DATA**

J.O.# \_\_\_\_\_ Project Name: \_\_\_\_\_

Consultant Work Scope: \_\_\_\_\_

**CONSULTANT DATA**

Name & Address \_\_\_\_\_

Consultant Contact \_\_\_\_\_ Phone \_\_\_\_\_

Prime       Sub-Consultant

**CONTRACT DATA**

DPW Order # \_\_\_\_\_ PCS# \_\_\_\_\_

CSO# (if applicable) \_\_\_\_\_

Agreement Date      Start      Completion  
(or CSO date)      \_\_\_\_\_      \_\_\_\_\_

Contract Amount      Original      \$ \_\_\_\_\_      Final      \$ \_\_\_\_\_  
(or CSO amount)

**OVERALL RATING SUMMARY**

	Exceeded Standards	Satisfactory	Unsatisfactory
Quality of Work	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Responsiveness to Staff	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Budgetary Factors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Overall Rating	_____		

**AGENCY SIGNATURES**

Project Manager      **Name**      **Signature**      **Date**  
\_\_\_\_\_

Program Manager      \_\_\_\_\_

Route to: Division  
Manager

**EXHIBIT 2**

**DETAILED RATINGS**

Please check applicable boxes

E = Exceeded Standards

S = Satisfactory

U = Unsatisfactory

N/A = Not applicable

Item	Quality of Work	E	S	U	N/A	Item	Responsiveness to the City	E	S	U	N/A	
A	<b>Project Construction Controls Systems (PCCS) Team Support</b>					I	<b>Timeliness of Invoice Submittal</b>					
	Metric:						Metric:					
	<ul style="list-style-type: none"> <li>PCCS system shall not have down time of more than 1% of construction time.</li> </ul>						<ul style="list-style-type: none"> <li>Invoices are to be submitted within 30 days of a billing period (Example: Invoice for services during the period of May 1 - 30, 2011, are to be submitted by June 30, 2011).</li> </ul>					
B	<ul style="list-style-type: none"> <li>Jacobs IT is to respond to IT issues within 24 hours of notification from the City.</li> <li>Proposed solutions and level of effort estimate are to be submitted to City within 2 weeks of proposed modification or new task.</li> </ul>					J	<b>Timely Responses of Contract Tasks</b>					
	Metric:						Metric:					
	<ul style="list-style-type: none"> <li>Actual costs per year are not to exceed projection-based encumbrances. If exceeded, justification shall be provided.</li> </ul>						<ul style="list-style-type: none"> <li>Submittal Responses - Within 5 business days upon receipt of response from the Architect.</li> <li>CPM Schedule Analysis - Due on 3rd Thursday each month</li> <li>Document scanning/archiving - Duration between received date and e-file date shall not exceed 1 week, based on DPW spot check.</li> </ul>					
C	<b>Resource &amp; Contract Budget Management Efficiency</b>					K	<b>Timeliness of Deliverables</b>					
	Metric:						Metric:					
D	<ul style="list-style-type: none"> <li>Upon receipt of an RFPCO from the CM/GC, Jacobs will provide a draft analysis/recommendation within 72 hours.</li> </ul>					L	<ul style="list-style-type: none"> <li>Cost Estimates/Change Orders - Draft assessment due within 2 weeks after CM/GC submits a change order request.</li> <li>Monthly Report - Due on 3rd Friday each month.</li> <li>Meeting Minutes - within six (6) business days of OAC Meeting</li> </ul>					
	<b>Clarity of Contract Task Communications</b>						Metric:					
	<ul style="list-style-type: none"> <li>CPM Analysis - Jacobs is to provide understandable, succinct assessment and recommendation.</li> <li>Document Control - Documents are to be filed correctly per quarterly audits by DPW.</li> </ul>						<ul style="list-style-type: none"> <li>Manner of communication/support is to be consistent with Integrated Project Delivery approach.</li> </ul>					
E	<b>Completeness of Deliverables</b>					M	<b>Communication &amp; Conflict Management / Teamwork</b>					
	Metric:						Metric:					
	<ul style="list-style-type: none"> <li>Deliverables are to be complete, with clear identification of contents, appropriate exhibits/components and concise executive summary. Examples are: cost reports, Monthly Reports, etc.</li> </ul>						<b>Timeliness in Notifying City of Major Issues</b>					
							Metric:					
							<ul style="list-style-type: none"> <li>DPW is to be notified of major issues within the same day of Jacobs'</li> </ul>					
<b>Item</b>	<b>Budgetary Factors</b>	<b>E</b>	<b>S</b>	<b>U</b>	<b>N/A</b>							

**EXHIBIT 2**

										awareness.
F	<b>Adherence to Fee Schedule</b>									
	Metric:									
	<ul style="list-style-type: none"> <li>Monthly invoice billing rates are to match rates in the Contract.</li> </ul>									
G	<b>Level of Effort Forecasting Accuracy</b>									
	Metric:									
	<ul style="list-style-type: none"> <li>Projected vs. actual cost analysis is to be completed bi-annually to confirm that actual costs do not exceed projected costs. If exceeded, justification should be provided.</li> </ul>									
H	<b>Clarity &amp; Thoroughness of Invoice Submittals</b>									
	Metric:									
	<ul style="list-style-type: none"> <li>Invoice revisions are to be less than 1 time per invoice.</li> </ul>									

**COMMENTS & SUPPLEMENTAL INFORMATION (OPTIONAL)**

Attach additional sheets and/or documentation as needed

Supporting documentation attached Yes  No

<b>Safety &amp; Office Environment</b>
<b>Scope &amp; Project Planning</b>
<b>Communication &amp; Responsiveness</b>
<b>Technical Services Support</b>
<b>Staffing, Management &amp; Support Services</b>
<b>Scheduling Services &amp; Support</b>
<b>Cost Management &amp; Estimating Services</b>
<b>Project Controls &amp; Support Services</b>



## EXHIBIT 3

### Appendix A (continued)

- Reviewing, evaluating, validating, and reconciling construction cost estimates and project cost projections and escalations prepared by A/E Team and CM/GC + Design Assist Team participants to facilitate the establishment of a value-targeted budget and scope. Preparing independent cost estimates for all trade packages, including those for which the Core Subcontractors will submit a price.
- Providing detailed construction cost estimates for the major design phases: Schematic Design (SD), Design Development (DD), and Construction Drawings (CD). Participating in cost estimating sessions for reconciliation with the CM/GC's and the A/E Team's cost estimates.
- Providing independent cost estimates at 50% CD and 100% CD, including estimates for each bid package. Compare these cost estimates with the ones prepared by the A/E Team and reconcile the differences. Once the reconciliation process is complete, providing a report documenting the differences and the recommended construction cost.
- Providing cost budget, cost forecasting, and cost monitoring management services. Providing as-needed cost estimates at critical points of the DD to assure completion of the Project within the cost budgets approved by the City.
- Providing other as-needed cost analyses, cost estimating, and cost control services.

#### 1.C. Construction Scheduling/Schedule Control Tasks

- Preparing and monitoring the detailed baseline cost-loaded and resource-loaded SFGH Rebuild Program Master Schedule outlining all tasks and milestones between the SD and CD phases to facilitate and to track the design and financial status of the SFGH Rebuild Program. Baseline Schedules shall also be used to monitor and track all OSHPD and/or City and State-agencies that have jurisdiction over the plan review process.
- Providing monthly updates of the SFGH Rebuild Program Master Schedule. Preparing and submitting reports detailing the monthly updated cost and resource-loaded schedules for the Master Schedule and tracking the progress of the A/E Team through the SD, DD, and CD phases. The status reports shall include information pertaining to the current project schedule and cost expenditures compared to the as-planned baseline project schedule and cost budgets. Recommendations on how to recover from schedule slippages.
- Providing as-needed schedule updates during critical points of the DD and CD phases to assure completion of the design within the baseline schedule timeline. Providing recommendations, as necessary, to ensure that the Project can meet the schedule milestones.
- Preparing status reports regarding project schedule and budget and construction budget expenditures.
- All construction project schedules will be prepared utilizing the Critical Path Method (CPM) and the Primavera suite of programs (P3, P6, Contractor, etc.).

## **2. CONSTRUCTION PHASE SERVICES**

### 2.A. Construction Administration/Document Control Tasks

- Establishing and maintaining overall Project and Construction Controls Systems (PCCS) throughout the Project, including automated daily workflow processing and automated reporting. The PCCS will be implemented during the design phase to facilitate and document communication between the A/E Team, CM/GC + Core Subcontractors, the City, and other Consultants and will continue to be used throughout the construction to post-construction phases. PCCS to utilize common commercially available web-based database; ProLog Website, CMiC Collaboration software, or equal, which includes the following minimum features: change order and change order request tracking and management, contract management, CAD reader, Xref uploading, field administration, procurement, project dashboard, program dashboard, project reporting, project logs, tracking RFIs/submittals, document management and archival, redline tools, photo management, punch list, collaboration tools, and cost management.
- Providing access and support services to the A/E Team, CM/GC, the City, and other Consultants to the PCCS.
- Developing, implementing, and maintaining a project documentation system that will be utilized starting at Pre-Construction Phase and continue through the Post-Construction Phase to ensure that a comprehensive and complete of record of project documents is maintained at the completion of the project. This comprehensive and uniform project filing system will be used for tracking, reporting, recording all project documentation for the complete Project. All project documentation shall be scanned in the Adobe Acrobat format (.pdf) and archived onto DVD-Rom storage medias or equivalent, as approved by the City. At project completion, the Executive CM shall deliver the complete project documents, including copies of all scanned digital images, to the City.

## EXHIBIT 3

### Appendix A (continued)

- Providing as-needed construction administration support.
- Establishing processes and procedures and roles and responsibilities of the Project Team to ensure the timely resolution of all issues, including but not limited to, RFIs, Submittals, Proposed Change Orders (PCOs), Change Orders (CO), Change Order Requests (CORs), Correction Notices, Non-conforming Work Reports, etc.
- Coordinating with CM/GC and A/E Team on the BIM reports/studies and coordination drawings.
- Participating in and recording Integrated Team constructability workshops, reviews and deliverables including Building Information Modeling reports and studies.
- Reviewing and advising on CM/GC's and its subcontractors' shop drawings, fabrication drawings, coordination drawings, submittals, and RFIs for compliance with the Contract Documents.
- Providing expert advice and recommendations on resolving technical and contractual issues and/or disputes that arise during construction between the CM/GC and the A/E Team.
- Reviewing, coordinating and recommending action on all deliverables and submittals from consultants, A/E Team, and CM/GC and Subcontractors on the project.
- Assisting with Community Outreach services.

#### 2.B. Construction Scheduling/Schedule Control Tasks

- Reviewing and analyzing the CM/GC's baseline CPM schedules (cost and resource-loaded). Preparing and submitting reports detailing the review and approval of the CPM schedules.
- Reviewing and analyzing the CM/GC's monthly updated CPM schedules (cost and resource-loaded). Preparing and submitting reports detailing the review and approval of the CM/GC's schedules.
- Reviewing and analyzing the CM/GC's revised CPM schedules (cost and resource-loaded). Preparing and submitting reports detailing the review and approval of the CPM schedules.
- Preparing periodic progress status reports.
- Reviewing and commenting on all schedules submitted by the CM/GC, including "look-ahead" schedules.
- Providing schedule analysis of the impacts of proposed change orders and pending/approved change orders on the project duration and schedule.
- Preparing independent project schedules (as required) for the review and analysis of the CM/GC time impact analysis submittals. Reviewing and analyzing and providing recommendations to the CM/GC's request(s) for time extension.
- Preparing schedule updates and as-built schedules, as required, based on as-built/gathered data.
- Reviewing and negotiating change order requests and change orders as they relate to time impact to the construction schedule.
- Preparing status reports regarding project schedule and budget and as it relates to the construction activity progress and construction budget expenditures.

#### 2.C. Budget/Cost Estimating/Cost Control Tasks

- Developing and implementing a tracking system for the monitoring the status of construction change orders, change order requests, and proposed change orders. Reviewing and advising the City on CM/GC's change order requests/proposals.
- Preparing independent cost estimates to evaluate the change order requests submitted by the CM/GC and Subcontractors. Negotiating change order requests and change orders for both time and cost and providing appropriate recommendations to the City.
- Preparing progress and financial status reports.
- Providing claims and schedule delay analyses.
- Preparing reports monitoring construction progress and construction budget expenditures.

#### 2.D. Inspector of Record Inspection, and Quality Assurance/Quality Control Inspection Tasks

- ~~Providing Hospital Inspector of Record (IOR) services to verify that the construction of the new hospital facility conforms to the approved plans and specifications and any approved change orders to those documents. The IOR shall attend weekly progress meetings with the City, CM/GC, A&E, and Executive CM.~~
- Supporting City Staff to monitor CM/GC's quality assurance/quality control (QA/QC) program.

## EXHIBIT 3

### Appendix A (continued)

- Developing a reporting system independent of the CM/GC's QA/QC program that tracks, monitors, and documents all work that require testing and inspection and all records of the entities that have inspected such work for acceptance.
- Developing a reporting system independent of the CM/GC's QA/QC program that tracks, monitors, and documents all non-conforming work reports (NCR) and OSHPD and IOR correction notices and correction of such NCR(s) and correction notices.
- Assisting with the coordination of the CM/GC's utility tie-in connections to existing facilities and campus services to minimize disruption to hospital operations.
- Establishing, providing, and maintaining daily and weekly digital photographic records of progress of the work, as needed and approved by the City. Where advantageous and upon request by the City, make digital video camera records of the work. (Note: if this task is included in the specifications as a Contractor's requirement, then the Executive CM shall coordinate and maintain the records.)
- Supporting City Staff in coordination of construction activities with SFGH campus and hospital operations and neighboring community.
- Assisting City Staff to coordinate testing and inspection with OSHPD, SF Building Inspection Department, SF Fire Marshall, and other Agencies having jurisdiction, including commissioning, project close-out, and functional and operational activities.
- The City and/or its other Consultants will be responsible for all special inspection services: (i.e. concrete, reinforcing steel, piling, drilled piers and caissons, in-place density tests, structural welding, high-strength bolting, base isolation, masonry, and spray-on fireproofing). The Executive CM will only be responsible for coordinating all such special inspection activities between the IOR, CM/GC, and the City and its Consultants.
- Reviewing the actual completed work and providing recommendations to the City as they relate to Contractor's payment requests. Monitoring and assisting City Staff in the approval of Contractor's progress payment.
- Performing quality assurance inspections, and miscellaneous field inspections required in the specifications, except those specifically noted to be performed by the CM/GC and its subcontractors. Witnessing, documenting, and preparing reports for all tests and inspections performed by CM/GC and its subcontractors.
- Managing, coordinating, and scheduling all inspections and testing services.
- Coordinating building commissioning services with CM/GC and Third Party Commissioning, as required to satisfy OSHPD and LEED requirements. Coordinating all OSHPD and LEED documentation and close-out activities.

### **3. CLOSE-OUT PHASE SERVICES**

- Coordinating all required OSHPD and LEED close-out documentation and other close-out activities as outlined in the Contract Documents.
- Working with the Third Party Commissioning Authority to ensure that all building commissioning documentation is complete and in compliance with the Contract Documents.
- Assisting and coordinating the implementation of the Building System Start-up and Building Commissioning process between the City's Commissioning Authority, Department of the Environment, A/E Team, IOR, and CM/GC and Subcontractors.
- Assisting the Commissioning Authority in documenting the Endurance Testing to be performed by the CM/GC and Subcontractors.
- Coordinating with the CM/GC and City Staff the training of operation and maintenance of building systems. Providing digital recordings of all such training for record purposes, unless otherwise determined to be performed by the CM/GC or others.
- Developing a system for the tracking of punchlist items. Coordinating with the CM/GC and Subcontractors on the timely correction and completion of all punchlist items. There shall be no outstanding punchlist items at Final Completion. Warranty work shall not constitute punchlist work.
- Coordinating and tracking the delivery of all spare parts, operation and maintenance manuals, warranty documents, training logs, as-built/record drawings, keys, and any other items necessary to the City.
- Assisting with Community Outreach services

### **4. POST-CONSTRUCTION PHASE SERVICES**

**EXHIBIT 4**

**Jacobs Project Management Co.**  
 Fee Schedule (including Annual Billing Rate Adjustments per CPI)

<u>Position</u>		<u>Company</u>	<u>Sept. 2008 - Base Rate</u>	<u>Jan. 2009 - Dec. 2009 Rates</u>	<u>Jan. 2010 - Dec. 2010 Rates</u>	<u>Jan. 2011 - Dec. 2011 Rates</u>	<u>Jan. 2012 - Dec. 2012 Rates</u>
				0.87%	0.6%	1.100%	3.100%
1	Principal	Jacobs	\$ 187.71	\$ 189.34	\$ 190.48	\$ 192.57	\$ 198.54
2	Construction Manager	Jacobs	\$ 147.84	\$ 149.13	\$ 150.02	\$ 151.67	\$ 156.37
3	Cost Engineer/Estimator	Jacobs	\$ 158.54	\$ 159.92	\$ 160.88	\$ 162.65	\$ 167.69
4	Scheduling Engineer/Estimator	Jacobs	\$ 145.90	\$ 147.17	\$ 148.05	\$ 149.68	\$ 154.32
5	Project Engineer	Jacobs	\$ 92.39	\$ 93.19	\$ 93.75	\$ 94.78	\$ 97.72
6	Administrative/Clerical Supoprt	Jacobs	\$ 52.60	\$ 53.06	\$ 53.38	\$ 53.97	\$ 55.64
7	Advisor	Jacobs	\$ 228.60	\$ 230.59	\$ 231.97	\$ 234.52	\$ 241.79
8	Lead Planner/Scheduler	Jacobs	\$ 147.54	\$ 148.82	\$ 149.72	\$ 151.36	\$ 156.06
9	Sr. Construction Manager	Jacobs	\$ 170.19	\$ 171.67	\$ 172.70	\$ 174.60	\$ 180.01
10	Principal	Luster National	\$ 213.70	No Change	No Change	No Change	\$ 220.32
11	Project Manager	Luster National	\$ 131.21	No Change	No Change	No Change	\$ 135.28
12	Construction Manager	Luster National	\$ 147.94	No Change	No Change	No Change	\$ 152.53
13	Assistant Construction Manager	Luster National	\$ 98.95	No Change	No Change	No Change	\$ 102.02
14	Cost Engineer/Estimator	Luster National	\$ 116.11	No Change	No Change	No Change	\$ 119.71
15	Scheduling Engineer/Estimator	Luster National	\$ 106.86	No Change	No Change	No Change	\$ 110.17
16	Project Engineer	Luster National	\$ 131.31	No Change	No Change	No Change	\$ 135.38
17	Office Engineer	Luster National	\$ 76.01	No Change	No Change	No Change	\$ 78.37
18	Field Engineer	Luster National	\$ 100.31	No Change	No Change	No Change	\$ 103.42
19	Field Technician	Luster National	\$ 69.30	No Change	No Change	No Change	\$ 71.45
20	Construction Inspector	Luster National	\$ 103.91	No Change	No Change	No Change	\$ 107.13
21	QA/QC Inspector/Coordinator	Luster National	\$ 113.80	No Change	No Change	No Change	\$ 117.33
22	Administrative Supervisor	Luster National	\$ 65.61	No Change	No Change	No Change	\$ 67.64
23	Administrative/Clerical Supoprt	Luster National	\$ 45.07	No Change	No Change	No Change	\$ 46.47
24	Project Director	Luster National	\$ 187.21	No Change	No Change	No Change	\$ 193.01
25	Principal	Saylor	\$ 175.18	No Change	No Change	No Change	\$ 180.61
26	Project Manager	Saylor	\$ 155.88	No Change	No Change	No Change	\$ 160.71
27	Senior Estimator	Saylor	\$ 146.12	No Change	No Change	No Change	\$ 150.65
28	Chief Estimator	Saylor	\$ 155.88	No Change	No Change	No Change	\$ 160.71
29	Cost Engineer/Estimator	Saylor	\$ 94.30	No Change	No Change	No Change	\$ 97.22

**EXHIBIT 4**

<u>Position</u>	<u>Company</u>	<u>Sept. 2008 - Base Rate</u>	<u>Jan. 2009 - Dec. 2009 Rates</u>	<u>Jan. 2010 - Dec. 2010 Rates</u>	<u>Jan. 2011 - Dec. 2011 Rates</u>	<u>Jan. 2012 - Dec. 2012 Rates</u>
			0.87%	0.6%	1.100%	3.100%
30 Scheduling Engineer/Estimator	Saylor	\$ 94.30	No Change	No Change	No Change	\$ 97.22
31 Senior Mechanical	Saylor	\$ 146.12	No Change	No Change	No Change	\$ 150.65
32 Senior Electrical	Saylor	\$ 146.12	No Change	No Change	No Change	\$ 150.65
33 Principal	Chaves & Associates	\$ 172.00	No Change	No Change	No Change	\$ 177.33
34 Project Manager	Chaves & Associates	\$ 172.00	No Change	No Change	No Change	\$ 177.33
35 Administrative Supervisor	Chaves & Associates	\$ 105.84	No Change	No Change	No Change	\$ 109.12
36 Administrative/Clerical Supoprt	Chaves & Associates	\$ 66.15	No Change	No Change	No Change	\$ 68.20
37 System Administrator	Chaves & Associates	\$ 172.00	No Change	No Change	No Change	\$ 177.33
38 Lead Inspector of Record	Montgomery Corporation	\$ 165.33	No Change	No Change	No Change	No Change
39 Inspector of Record	Montgomery Corporation	\$ 165.33	No Change	No Change	No Change	No Change
40 Principal	Davis & Associates	\$ 193.84	No Change	No Change	No Change	No Change
41 Senior Project Manager	Davis & Associates	\$ 172.83	No Change	No Change	No Change	No Change
42 Senior Project Associate	Davis & Associates	\$ 166.87	No Change	No Change	No Change	No Change
43 Project Manager	Davis & Associates	\$ 157.93	No Change	No Change	No Change	No Change
44 Project Associate	Davis & Associates	\$ 146.12	No Change	No Change	No Change	No Change
45 Proeject Coordinator	Davis & Associates	\$ 134.10	No Change	No Change	No Change	No Change
46 Communications Coordinator	Davis & Associates	\$ 77.48	No Change	No Change	No Change	No Change
47 Graphic Designer	Davis & Associates	\$ 109.18	No Change	No Change	No Change	No Change
48 Principal	APSI	\$ 225.13	No Change	No Change	No Change	No Change
47 Scheduling Engineer/Estimator	APSI	\$ 134.17	No Change	No Change	No Change	No Change

1001 Potrero Ave.  
Bldg 40, 3<sup>rd</sup> Floor  
Box 131  
San Francisco, California 94110  
415-695-3867 Fax 415-695-0530

February 17, 2012

Ronald Alameida  
SFPDW  
1001 Potrero Ave.  
Bldg 40, 3<sup>rd</sup> Floor  
San Francisco, CA 94110

Subject: 2012 Annual CPI Rate Adjustment for Jacobs Invoicing

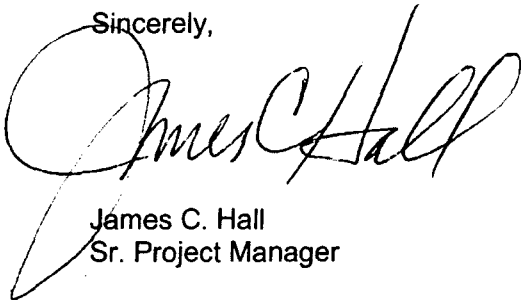
Reference: San Francisco General Hospital Rebuild Project

Dear Ron:

Please be advised that the 2011 Consumer Price Index rate for the San Francisco area as determined by the U.S. Bureau of Labor Statistics is 3.1%. The attached sheet from U.S. Bureau of Labor Statistics validates this percentage. Jacobs will adjust their hourly rates by this percentage beginning January 1, 2012. This letter supersedes my previous letter with the same subject issued on February 15, 2012

If you take any exception to this letter please advise me immediately.

Sincerely,



James C. Hall  
Sr. Project Manager

Attachments

Cc: M. Dea  
C. Suntay  
J. Whittle  
E. Otsuka  
L. Colson  
File

# Databases, Tables & Calculators by Subject

FONT SIZE:

Change Output Options: From: 2008 To: 2011 **GO**

include graphs

**More Formatting Options**

Data extracted on: February 16, 2012 (7:11:04 PM)

## Consumer Price Index - **Urban Wage Earners and Clerical Workers**

**Series Id:** CWURA422SA0,CWUSA422SA0  
 Not Seasonally Adjusted  
**Area:** San Francisco-Oakland-San Jose, CA  
**Item:** All items  
**Base Period:** 1982-84=100

Download: .xls

Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual	HALF1	HALF2
2008		214.913		217.913		221.454		221.385		221.192		213.685	218.441	217.487	219.396
2009		216.797		218.587		220.996		221.279		221.708		220.121	219.645	218.182	221.109
2010		222.049		223.821		224.185		224.195		224.352		224.152	223.624	223.012	224.236
2011		226.638		231.600		230.605		231.445		232.371		231.109		229.074	231.600

### 12-Month Percent Change

**Series Id:** CWURA422SA0,CWUSA422SA0  
 Not Seasonally Adjusted  
**Area:** San Francisco-Oakland-San Jose, CA  
**Item:** All items  
**Base Period:** 1982-84=100

Download: .xls

Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Annual	HALF1	HALF2
2008		2.9		3.2		4.7		4.6		3.8		-0.2	3.3	3.6	3.1
2009		0.9		0.3		-0.2		0.0		0.2		3.0	0.6	0.3	0.8
2010		2.4		2.4		1.4		1.3		1.2		1.8	1.8	2.2	1.4
2011		2.1		3.5		2.9		3.2		3.6		3.1		2.7	3.3

**TOOLS**

- Areas at a Glance
- Industries at a Glance
- Economic Releases
- Databases & Tables
- Maps

**CALCULATORS**

- Inflation
- Location Quotient
- Injury And Illness

**HELP**

- Help & Tutorials
- FAQs
- Glossary
- About BLS
- Contact Us

**INFO**

- What's New
- Careers @ BLS
- Find It! DOL
- Join our Mailing Lists
- Linking & Copyright Info

**RESOURCES**

- Inspector General (OIG)
- Budget and Performance
- No Fear Act
- USA.gov
- Benefits.gov
- Disability.gov

**Dea, Michelle**

---

**From:** Chin, Joe  
**Sent:** Monday, March 05, 2012 8:53 PM  
**To:** Hall, James C (San Francisco)  
**Cc:** Dea, Michelle; Suntay, Chad; Alameida, Ronald; Otsuka, Ellen  
**Subject:** Re: CPI Rate Adjustment

Confirmed. The yearly CPI adjustment for the hourly rates is consistent with the contract provisions.

Joe

Sent from my iPhone

On Mar 5, 2012, at 5:05 PM, "Hall, James C (San Francisco)" <[James.Hall@jacobs.com](mailto:James.Hall@jacobs.com)> wrote:

This email confirms my conversation and understanding that the Jacobs' consultants: Saylor, Chaves and Luster can increase their hourly rates by 3.1% per the US CPI. These consultants will reflect their revised rates beginning with their February Invoice.

James C. Hall  
Sr. Project Manager  
SFGH Rebuild Project  
1001 Potrero Ave.  
Bldg. 40, 3rd Floor  
Box 131 (USPS)  
San Francisco, CA 94110  
415.695.3867 direct  
415.810.2655 mobile  
415.695.0530 fax  
[James.Hall@Jacobs.com](mailto:James.Hall@Jacobs.com)  
[www.Jacobs.com](http://www.Jacobs.com)

***MISSION STATEMENT:** Working collaboratively we commit to design and build the "San Francisco General Hospital and Trauma Center" within budget, on schedule and to the highest standards of quality and sustainability, for the benefit of the community.*

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damages that will be impractical or extremely difficult to determine; further, Contractor agrees that the sum of one hundred dollars (\$100) liquidated damages for the first breach, two hundred dollars (\$200) liquidated damages for the second breach in the same year, and five hundred dollars (\$500) liquidated damages for subsequent breaches in the same year is reasonable estimate of the damage that City will incur based on the violation, established in light of the circumstances existing at the time this Agreement was made. Such amount shall not be considered a penalty, but rather agreed monetary damages sustained by City because of Contractor's failure to comply with this provision.

60. Supervision of Minors

**Left blank by agreement of the parties**

61. Slavery Era Disclosure

**Left blank by agreement of the parties.**

**62. Automated Clearing House (ACH) "electronic" payments**

The City will issue payments to Contractor through the City's electronic payment system called PayMode-X®. Contractor acknowledges and agrees to receive payment electronically through this system. Contractor shall not be entitled to any additional cost or charge under this Contract for using or failing to use the electronic payment system. Nor shall Contractor be entitled to any additional cost or charge for delays or failures of the electronic payment system to complete a payment transaction.