



May 23, 1995

Los Angeles County
Metropolitan
Transportation
Authority

TO: MTA Board of Directors
FROM: John J. Adams *RJA for*
SUBJECT: Comparison of Construction and Construction
Management (CM) Costs

Ex-Officio Members Dahl and Patsaouras - 3/9/95

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ISSUE

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Ex-Officio members Dahl and Patsaouras asked staff to provide a comparison of construction costs versus costs for construction management (CM) services provided by the three CM firms for ADA and Special Projects. They also asked for an explanation of rotation of services among the firms.

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BACKGROUND

Attached is a Comparison of Construction and Construction Management (CM) Costs. To date, seven construction projects have been completed and three are pending award.

A CM firm has been assigned on a rotational basis to each construction contract to provide CM services during construction and contract close-out. A proposal submitted by the CM firm is mutually negotiated and subsequently agreed upon.

The CM percentage of the total construction costs to date amount to approximately 15.9%. This amount appears to be reasonable due to the complexity of performing work on the Metro Red Line and Metro Blue Line under retrofit conditions, MTA Operations' restrictions, limited availability of non-revenue work hours, and risk. These factors contributed to the extension of several contract durations thereby increasing related construction and CM costs.

JJA:AV:saf
Attachment


COMPARISON OF CONSTRUCTION COSTS A / CONSTRUCTION MANAGEMENT (CM) COSTS (ADA AND SPECIAL CONTRACTS)

The construction work and CM services for the contracts listed below were provided primarily under retrofit conditions in order to comply with rail operational requirements, thereby increasing the complexity of the work performed.

CONTRACT NO.	DESCRIPTION	CONSTRUCTION COSTS	CM COSTS	CM %	CONTRACT DURATION	MONTHLY CM COSTS	CM CO.
C6380 (ADA)	Blue Line Edgepavers (Key)	\$1,203,152	\$280,442	23.3%	6 Months	\$46,740.33	CRSS
P0060 (ADA)	VMS Procurement	\$2,086,836	\$219,994	10.5%	12 Months	\$18,332.83	CRSS
C6130 (ADA)	VMS Installation	\$2,202,860	\$279,698	12.7%	20 Months	\$13,984.90	CRSS
C6690 (ADA)	Red Line Edgepavers	\$1,199,377	\$233,825	19.5%	6 Months	\$38,970.83	Anil Verma
C0150 (ADA)	Blue Line Edgepavers (Non-Key)	\$1,467,391	\$346,479	23.6%	8 Months	\$43,309.88	Anil Verma
C0190	Traffic Signal Improvements	\$1,797,620	\$198,334	11.0%	5 Months	\$39,666.00	Anil Verma
C6380 (ADA)	Station Signage	\$337,883	\$224,656 (One CM Contract)	19.5%	6 Months	\$37,442.67	Kabler C.S.
C7220	Parking Lot Improvements	\$651,643					
C6680	Watts Greenway	\$156,698					
C0180	Tunnel Repairs	\$437,500	\$44,000*	13.2%	5 Months	(\$8,800)	P.D.
	7th St. Repairs	\$101,300	\$27,015**			\$5,403	Kabler C.S.
TOTAL COSTS		\$11,642,260	\$1,854,443	15.9%	N/A	N/A	N/A

* Inspection services for Tunnel Repairs in the approximate amount of \$44,000 will be provided by P.D. at no cost to MTA.

** Includes a portion of CM services of Tunnel Repairs.

Legend: Completed Projects:  Current Projects: 