

**DESIGN-BUILD CONTRACT
AMENDMENT NO. 1**

THIS CONTRACT AMENDMENT NO. 1 (Amendment No. 1) is made and entered into by and between the CITY OF FRESNO, a California municipal corporation (City), and BOMEL CONSTRUCTION COMPANY INC., a California Corporation (Design-Build Entity), as follows:

RECITALS

WHEREAS, Council approved Phase 1 of the Design-Build Contract (Agreement) on June 12, 2025, for specified Design-Build Design phase services, including all sub-consultant, subcontractor, and reimbursable costs for the North Fulton Parking Structure Project at the proposed parcels 46620650T and 46620651T (Project); and

WHEREAS, the approved project design scope was limited to that of a 234-stall parking structure; and

WHEREAS, additional grant funding has been awarded, enabling the parking structure to increase in size from 234 stalls to 600 or more; and

WHEREAS, the Agreement and any amendments will be administered for the City by its Capital Projects Department Director (Director) or designee.

AGREEMENT

NOW THEREFORE, the parties agree that the Agreement be amended as follows:

1. Price. The Agreement's price will increase by an amount not to exceed \$341,890.00, for a total revised contract value not to exceed \$1,954,659, and increase Owner contingency by an amount not to exceed \$35,000, for a total revised Owner contingency amount not to exceed \$195,000 as set forth in Exhibit 1. Design-Builder promises and agrees to perform or cause to be performed, in a good and workmanlike manner, and to the satisfaction of the City, and in strict accordance with the Specifications, all of the work as set forth in the Contract Documents.

2. The DBIA Design Build Agreement (DBIA Agreement), as modified, contains additional terms and conditions related to this Agreement. In the event of a conflict between this Amendment and the Agreement, this Amendment shall take precedence. However, in the event of conflict between the Agreement and the DBIA Agreement, the Agreement shall take precedence.

IN WITNESS WHEREOF, the parties have executed this Contract on the day and year here below written, of which the date of execution by the City shall be subsequent to that of the Design-Builder's, and this Agreement shall be binding and effective upon execution by both parties.

[SIGNATURES FOLLOW ON THE NEXT PAGE]

CITY OF FRESNO,
A California municipal corporation

Signed by:
By: Francisco V. Magos II
FRANCISCO V. MAGOS II, J.E., MBA,
QSD
Assistant Director
Capital Projects Department

Dated: 9/22/2025

APPROVED AS TO FORM:
ANDREW JANZ
City Attorney

Signed by:
By: Brandon Collet 8/22/2025
Brandon M. Collet Date
Chief Assistant City Attorney

ATTEST:
TODD STERMER, MMC
City Clerk

DocuSigned by:
By: Tina Your 9/22/2025
6CA1388820964E3... Date
Deputy

Addresses:
CITY:
City of Fresno
Attention: Daniel Carrion
Licensed Professional Engineer
747 R Street, 2nd Floor
Fresno, CA 93721
Phone: (559) 621-8871
E-mail:
Daniel.Carrion@fresno.gov

Attachments:
Exhibit 1 – Pricing by Stall Count

BOMEL CONSTRUCTION COMPANY
INC.,
a California Corporation

DocuSigned by:
By: KENT MATRANGA
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Name: KENT MATRANGA

Title: President
(If corporation or LLC., Board Chair, Pres. or
Vice Pres.)

DocuSigned by:
By: Brad Burgner
75F3C31FF1B2498...
Name: Brad Burgner

Title: Executive Vice President
(If corporation or LLC., CFO, Treasurer,
Secretary or Assistant Secretary)

REVIEWED BY:
Sarah Lambeth
Senior Management Analyst
Capital Projects Department

Signed by:
Sarah Lambeth 9/22/2025
1705883AB36E420...

DESIGN-BUILDER:
BOMEL CONSTRUCTION COMPANY
INC. Inc.
Attention: Kent Matranga, President
96 Corporate Park,
Irvine, CA 92606
Phone: (714) 921-1660
E-mail:
KMatranga@bomelconstruction.com

Exhibit 1 - Pricing by Stall Count

		Option 1	Option 3	
Stall Count		234	600+	Change Order
TASK 01 - SITE ASSESSMENT				
Item	Description			
1	DESIGN - ARCHITECTUAL	\$21,540	\$33,960	\$12,420
2	DESIGN - STRUCTURAL	\$3,143	\$4,853	\$1,710
3	DESIGN - SOILS & OBSERVATION	\$27,200	\$27,200	\$0
4	DESIGN - CIVIL ENGINEERING ON & OFFSITE	\$81,700	\$81,700	\$0
5	DESIGN - LANDSCAPE	\$35,576	\$35,576	\$0
6	DESIGN - UTILITY COORDINATION/PG&E RELOCATION	\$42,951	\$42,951	\$0
7	DESIGN - MECHANICAL/FIRE PROTECTION/PLUMBING/ELECTRICAL	\$2,074	\$3,060	\$986
8	SURVEY/GPR/POTHOLE INVESTIGATION	\$30,000	\$30,000	\$0
	TASK 01 - SITE ASSESSMENT TOTAL	\$244,184	\$259,300	\$15,116
TASK 02 - PRELIMINARY MASTER SITE PLAN				
Item	Description			
1	DESIGN - ARCHITECTUAL	\$17,950	\$28,300	\$10,350
2	DESIGN - STRUCTURAL	\$3,143	\$4,853	\$1,710
3	DESIGN - SOILS & OBSERVATION			\$0
4	DESIGN - CIVIL ENGINEERING ON & OFFSITE	\$68,800	\$68,800	\$0
5	DESIGN - LANDSCAPE	\$32,076	\$32,076	\$0
6	DESIGN - UTILITY COORDINATION/PG&E RELOCATION			\$0
7	DESIGN - MECHANICAL/FIRE PROTECTION/PLUMBING/ELECTRICAL	\$1,037	\$1,530	\$493
	TASK 02 - PRELIMINARY MASTER SITE PLAN TOTAL	\$123,006	\$135,559	\$12,553
TASK 03 - PLAN DEVELOPMENT				
Item	Description			
1	DESIGN - ARCHITECTUAL	\$319,510	\$503,740	\$184,230
2	DESIGN - STRUCTURAL	\$98,465	\$152,045	\$53,580
3	DESIGN - SOILS & OBSERVATION			\$0
4	DESIGN - CIVIL ENGINEERING ON & OFFSITE	\$279,500	\$279,500	\$0
5	DESIGN - LANDSCAPE	\$51,084	\$51,084	\$0
6	DESIGN - UTILITY COORDINATION/PG&E RELOCATION	\$70,079	\$70,079	\$0
7	DESIGN - MECHANICAL/FIRE PROTECTION/PLUMBING/ELECTRICAL	\$100,589	\$148,410	\$47,821
8	BUILDING PERMITS/FEES--ALLOWANCE	\$30,000	\$30,000	\$0
	TASK 03 - PLAN DEVELOPMENT TOTAL	\$949,227	\$1,234,858	\$285,631
TASK 04 - PROPOSED DESIGN AND COST ASSESSMENT				
Item	Description			
1	SUPERVISOR/SCHEDULING/ENGINEERING & DETAILING	\$10,250	\$10,250	\$0
2	PROJECT ESTIMATOR	\$5,500	\$5,500	\$0
3	DESIGN MANAGER	\$7,500	\$7,500	\$0
4	PROJECT ENGINEER/COORDINATOR	\$6,000	\$6,000	\$0
5	BIM MODELING/COORDINATION	\$2,500	\$2,500	\$0
6	PROJECT EXECUTIVE	\$2,500	\$2,500	\$0
7	GENERAL REQUIREMENTS TASK 04	\$13,000	\$13,000	\$0
	TASK 04 - PROPOSED DESIGN AND COST ASSESSMENT	\$47,250	\$47,250	\$0
TASK 05 - PROJECT MANAGEMENT				
Item	Description			
1	PROJECT ESTIMATOR	\$16,400	\$16,400	\$0
2	DESIGN MANAGER	\$21,608	\$21,608	\$0
3	PROJECT ENGINEER/COORDINATOR	\$19,712	\$19,712	\$0
4	BIM MODELING/COORDINATION	\$17,900	\$17,900	\$0
5	PROJECT EXECUTIVE	\$13,940	\$13,940	\$0
6	GENERAL REQUIREMENTS TASK 05	\$52,628	\$58,552	\$5,924
	TASK 05 - PROJECT MANAGEMENT	\$142,188	\$148,112	\$5,924
Subtotals		\$1,505,853	\$1,825,078	\$319,225
(Bomel) 2% Contingency		\$30,117	\$36,502	\$6,384
(Bomel) 5% Overhead and Profit		\$76,799	\$93,079	\$16,280
Total		\$1,612,769	\$1,954,659	\$341,890

Contingency \$160,000 \$195,000