

**MEASURE J COMMISSION**  
CITY OF PALM SPRINGS, CALIFORNIA  
[www.palmspringsca.gov](http://www.palmspringsca.gov)



MEETING MINUTES  
THURSDAY, JUNE 16, 2016, 4:00 p.m.  
CITY HALL LARGE CONFERENCE ROOM

**CALL TO ORDER:** Chair Marshall called the June 16, 2016 Regular Meeting of the Measure J Commission of the City of Palm Springs to order at 4:04 p.m.

**PLEDGE OF ALLEGIANCE:** Commissioner Rosenberg led the Pledge.

**ROLL CALL:**

**PRESENT:** Commissioners Dada, Hammond, Heritage, Rosenberg, Vogel, Williams, Vice-Chair Bloomer and Chair Marshall.

**ABSENT:** Commissioner Cohen and Williams.

**ALSO PRESENT:** Commission Secretary Muniz, Finance Director Kiehl, and Assistant City Manager/City Engineer Fuller.

**ACCEPTANCE OF THE AGENDA:** Approve the Agenda as presented. **Unanimously carried noting the absence of Commissioner Cohen and Williams.**

**APPROVAL OF MINUTES:** Minutes for the May 19, 2016 Regular Meeting Minutes were accepted as presented. **Motion by Commissioner Dada, seconded by Commissioner Hammond and unanimously carried noting the absence of Commissioner Cohen and Williams.**

**PUBLIC COMMENT:** None.

**1. CITY MANAGER'S REPORT:**

City Manager David Ready provided a verbal report and additional handout material.

Commissioner Vogel, commented on the Unfunded Capital Request list approved by City Council during the meeting held on Wednesday, July 15, 2016.

Commissioner Hammond, commented on striping, street repairs, and on how to improve the communication about the Community and Measure J Projects with City Council.

Commissioner Rosenberg, commented on bike lanes and road diets.

No action taken.

**2. FINANCE DIRECTOR'S REPORT:**

Finance Director Kiehl provided a verbal report.  
No action taken.

**3. MEASURE J PROJECTS UPDATE REPORT:**

Assistant City Manager/City Engineer Fuller provided a verbal report on the bidding between Granite & Matich and Police Department remodel.

Senior Civil Engineer Gianfranco Laurie provided a verbal report on the Mizell project.

Commissioner Heritage, commented on the Measure J signage.

Chair Marshall, commented on the Gene Autry/Vista Chino turning lane.

Commissioner Rosenberg, commented on the progress of roads and on the Police Department remodel.

No action taken.

**4. NEW BUSINESS:**

**4.A. REPORTS AD HOC COMMITTEES: COMMUNICATIONS:  
RECOMMENDATION:** Receive and file.

Vice-Chair Bloomer will follow up with Director of Communications Amy Blaisdell on Measure J Projects press releases.

**4.B. REPORTS AD HOC COMMITTEES: STREETS:  
RECOMMENDATION:** Receive and file.

Commissioner Hammond requested input from the Commissioners on the type of reporting they would like to receive.

**4.C. SUBJECT MATTER ADVOCATE REPORTS:  
RECOMMENDATION:** Receive and file.

**PUBLIC COMMENT:** None.

**STAFF MEMBER COMMENTS:** None.

**COMMISSION MEMBER ITEMS AND REQUESTS:**

**Action:** Commissioner Dada made a motion to not hold a Measure J Commission Meeting for the month of July and August, seconded by Commissioner Hammond. **Unanimously carried noting the absence of Commissioner Cohen and Williams.**

**ADJOURNMENT:** The Regular Meeting of the Measure J Commission of the City of Palm Springs adjourned at 5:07 p.m. to Thursday, September 15, 2016, at 4:00 p.m., Palm Springs City Hall, 3200 E. Tahquitz Canyon Way. **Motion Commissioner Dada, seconded by Vice-Chair Bloomer and unanimously carried noting the absence of Commissioner Cohen and Williams.**

**APPROVED BY A MOTION OF THE MEASURE J COMMISSION THIS 15TH DAY OF SEPTEMBER, 2016.**

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Ariana Muniz  
Commission Secretary

Measure J Capital Projects Tracking Report		2016-2017																					
City of Palm Springs		Approved		Acct	Revised	Consultant	Const	Bid	Designer	Design	Design	Council	To	Bid	Bid	Pre	Constr	Complete	Comments				
Update 09/07/2016		FY	CP#	Ref. #	Code	Budget	Fees	Estimate	Results	Lead	Selected	Begins	Completed	Approval	Bid	Date	Award	Conf	Begins	Complete			
<b>PM STREETS / PUBLIC WORKS</b>																							
1	SK	Streets - 16- Recon/Overlay	15/16	16-01		50809	2,699,774	N/A	5,400,000	5,328,933	PW	ENG Staff	N/A	N/A	03/02/16	04/16/16	06/02/16	07/06/16	08/01/16	08/22/16	01/23/17	Project in construction.	
2	SK	Streets - 15- Recon/Overlay	14/15	15-01	1508	50809	3,971,779	N/A	10,500,000	9,814,520	PW	ENG Staff	01/05/15	04/07/15	03/04/15	03/28/15	04/30/15	05/20/15	06/24/15	07/01/15	09/30/16	Punch list items. Notice of Completion pending.	
3		Streets - 14 - Recon/Overlay	13/14		1408	50808	563,334				ENG Staff										Yes	Major Construction completed. Project cleanup and closeout in process. Completed 12/31/14	
4		Arnico Tract Sewer Improvements (Lateral Connections)	13/14		0065	59459	0				ENG Staff											Yes	Phase III Construction Complete. Completed 10/30/14
5		Streets - 13 - Recon/Overlay	12/13		0006	50805	271,705				ENG Staff											Yes	Construction completed November 2013
6		Streets - 13- Slurry seal	12/13		0008	50807	42,678				ENG Staff											Yes	Construction completed October 2013
7		Baristo Sidewalk			0040	59432	0				ENG Staff											Yes	Construction completed March 13, 2014.
8		<b>Subtotal:</b>					7,549,270																
<b>NON MOTORIZED TRANSPORTATION</b>																							
10	GL	CMAQ/CVAG Bike Lanes Grant Match	14/15	14-14		59469	73,000	44,550	TBD	TBD	PW	Webb & Associates	08/09/16	TBD	Reassignment of bike ways submitted to CVAG. Webb to commence design.								
11		2013 Striping Projects	13/14	13-32	0052	59445		44,120	1,200,000	1,320,405	PW												
12		El Cielo Corridor (Including Civic Drive)			52a1	59445						Webb & Associates	10/01/14	12/01/14	12/03/15	01/10/15	02/10/15	03/04/15	05/19/15	06/08/15		Yes	Project completed on July 5, 2016
13		Alejo Corridor			52a2	59445																	
14		Belardo Corridor			52a3	59445																	
15		Calle Encillia (Alejo to Ramon)			52a4	59445																	
16		Biking Directional Signage	13/14	XX-XX	052b	59445		TBD	TBD	TBD	SUS	IP- 09/12/14											
17		Biking Street Crossings	13/14	XX-XX	052c	59445		TBD	TBD	TBD	SUS												
18		Biking Parking	13/14	XX-XX	052d	59445		TBD	TBD	TBD	SUS	08/01/13	10/20/13	02/01/14	05/07/14	N/A	N/A	N/A	N/A	05/20/14		Ongoing per Application or City Council request. MSRC Grant Fund match- 60 total bike racks and 4 corrals to install.	
19	GL	Tahquitz Creek Gateway Triangle Parcel	13/14	14-16	0054	59447	380,755	75,950	337,500	346,141	PW	MSA	03/04/15	07/01/15	07/15/15	07/28/15	09/03/15	10/07/15	05/18/16	06/16/16	09/30/16	Project in construction.	
20		Bike Trail Fence			0070	59464	0															Yes	
21		Bike Crossing at Cat Cyn (50% paid for by Cat City)			0035	59427	0															Yes	Completed 9/30/2014
22		<b>Subtotal:</b>					453,755																
<b>DESERT LANDSCAPE</b>																							
24		Visitor Center's Landscape Upgrade	13/14	14-22	0042	59434	3,486	21,263	536,514	TBD	PW	Buccino										Project on-hold. Exceeds available budget.	
25		Tahquitz Cyn Med. Desert Landscaping (Sunrise to El Cielo)	13/14	13-33	0067	59461	488,611	113,800	1,790,000	1,328,315	PW	RGA										Yes	Staff to prepare sight distance memo with exhibits. Present in closed session for consideration. Final punchlist items
26		<b>Subtotal:</b>					492,097																
<b>PARKS</b>																							
28	GL	Dog Park Renovations	16/17	16-03		59447	330,000	47,284	300,000	311,867	PW	DVD	01/19/16	03/16/16	03/16/16	05/03/16	06/07/16	07/06/16	07/26/16	08/08/16	11/30/16	Project in construction.	
29		Sunrise Park Playground Structure	15/16	XX-XX	0088	59482	270,000			274,218	PW											Council approved purchase and installation of new playground structure. Waiting on vendor insurance and bond prior to issue of Purchase Order. Vicki deciding on colors.	
30		DESERT HIGHLAND - Replace Weightroom Equipment	15/16	XX-XX	0084		9,000				PW											Only one bid received and a PO was issued to Royal Gym Services. Waiting for flooring to be completed. Equipment to be delivered to site on 11/11. Scheduled to start next week on 11/16.	
31		Public Trails - Chino Cones	15/16	XX-XX	0079	59474	5,000				PW											Retained consultant to perform studies for future access trails. Updated maps of potential alignments. Conversing with regulatory habitat agencies.	
32		Veteran's Track "Pocket" Park (Ave. Evelita)		XX-XX	0050	59443	12,960	TBD	TBD	TBD	PARKS											Project on hold.	
33	GL	DESERT HIGHLAND - Light Poles / Fixture Replacement	12/13	15-21	0010	59401	78,934	14,900	218,000	TBD	PW	IDC	05/27/15	11/25/15	12/16/15	01/07/15	02/11/16	03/02/16	04/04/16	04/18/16	09/30/16	Punch list items. Notice of Completion pending.	
34		DESERT HIGHLAND - JO Jessie Gym Air Conditioning	13/14	14-15	0045	59438	344,370	24,950	350,000	414,000	PW	URRUTIA										Yes	Complete Jan. 13, 2016
35	GL	DOWNTOWN - Cornelia White House Improvements		15-16	0062	59456	0	13,200	101,850	TBD	FAC	IDC	02/13/14	04/17/14	10/21/15	TBD	TBD	TBD	TBD	TBD	TBD	Structural evaluation submitted. Waiting for updated cost estimate.	
36		RUTH HARDY - DEMUTH PARK - Parking Lot Lighting	12/13		0011	59403	0				FAC											Yes	Construction completed May 23, 2016.
37		RUTH HARDY PARK - Parking Lot Repairs	12/13		0018	59410	0				PW											Yes	Construction completed March 10, 2014.
38		SUNRISE PARK - Pavilion Kitchen Equipment Replacement	12/13		0009	59400	0				FAC											Yes	Equipment installed.
39		SUNRISE PARK - Water Valve Replacement	12/13		0017	59409	0				FAC											Yes	Valves replaced.
40		SUNRISE PARK - Stadium Fencing Repairs	12/13		0019	59411	0				ACM											Yes	Fencing work completed September 2013.
41		SUNRISE PARK - Swim Center Deck	12/13		0033	59425	0				ACM											Yes	Project complete - working on small punch list
42		SUNRISE PARK - Swim Center Underwater Lights	12/13		0034	59426	0				ACM											Yes	Completed December 2013.
43		SUNRISE PARK - Pavilion Gym Floor Repair / Refinish	12/13		0063	59457	0				FAC											Yes	Complete 6/03/14.
44		Dog Park Improvements	12/13		0013	59405	0				PW											Yes	Construction Completed
45		Sidewalk Replacement in Parks Citywide	12/13		0014	59406	0				FAC											Yes	Completed
46		Trailhead Waste	12/13		0037	59429	0				PW											Yes	All trash cans and dog stations installed.
47		Property Acquisition (near Chino Cone)	12/13		0044	59437	0				FIN											Yes	Reserved for acquisition
48		DEMUTH PARK - Softball Field Wiring Replacement	12/13		0015	59407	0				FAC											Yes	Electrical work completed.
49		DEMUTH PARK - Parking Lot Repairs	12/13		0018	59410	0				PW											Yes	Construction Completed on April 30, 2014.
50		DESERT HIGHLAND - Small Parking Lot Repairs	12/13		0012	59404	0				PW											Yes	Construction Completed October 2013
51		DOWNTOWN - Village Green Electric Meter Replacements	12/13		0021	59413	0				FAC											Yes	Complete
52		Security Cameras at Park Restrooms			0039	59431	0				ACM											Yes	Completed 02/15/15
53		DEMUTH PARK - Community Center Gym Floor Replc.	12/13		0016	59408	0				FAC											Yes	Completed 01/29/15
54		<b>Subtotal:</b>					1,050,264																
<b>LIBRARIES</b>																							
56		Welwood Murray Memorial Library Renovation Project			0027	59418	400				ACM											Yes	Construction Completed 02/28/15
57		Library Planning	13/14	XX-XX	0043	59436	125,294				LIB											Yes	Planning phase completed.
58	GL	Library Remodel	16/17	16-08	xxxx	59495	500,000	TBD	12,000,000	TBD	LIB	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	Prepare scope of work for RFP.	
59		Library Computers		XX-XX	0043	59435	0				LIB											Yes	19 Computers, backups, servers and other hardware purchased and installed.
60		<b>Subtotal:</b>					625,694																
<b>CITY FACILITIES</b>																							
62	GL	Evaluation of All City Facilities (Mech, Elec, Plumb, & Struc)	16/17	16-04	xxxx	59487	350,000	TBD	TBD	TBD	PW	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	Reviewing consultants proposals.	
63	GL	Roof Replacements (City Hall, Leisure Ctr, & Demuth Ctr)	16/17	16-05	xxxx	59489	275,000	TBD	TBD	TBD	PW	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	Reviewing consultants proposals.	
64	GL	Swim Center Replaster	16/17	16-06	xxxx	59490	250,000	TBD	TBD	TBD	PW	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	Reviewing consultants proposals.	
65	GL	HVAC Chiller, Cooling Towers Maintenance / Wifi Controllers	16/17	16-07	xxxx	59491	210,000	TBD	TBD	TBD	PW	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	TBD	Reviewing consultants proposals.	

Measure J Capital Projects Tracking Report		2016-2017																				
City of Palm Springs		Approved		Acct	Revised	Consultant	Const	Bid	Lead	Designer	Design	Design	Council	To	Bid	Bid	Pre	Constr	Complete	Comments		
Update 09/07/2016		FY	CP#	Ref. #	Budget	Fees	Estimate	Results	CLK	Selected	Begins	Completed	Approval	Bid	Date	Award	Conf	Begins				
66	City Hall - Building Department Microfilm to Internet			0049	59442	43,779															Project completed.	
67	City Hall Parking Lot Resurfacing	13/14	42,021	0066	59460	58,562		915,894	PW	MSA											Yes Rear Parking Lot completed. Final punch-list at \$9K pending approval. Prepare NOC and Approve CCO for 7/1/2015	
68	<b>Keyless Entry System - Police Dept., City Hall, City Yard, Animal Shelter</b>	<b>13/14</b>	<b>14-23</b>	<b>0064</b>	<b>59458</b>	<b>99,610</b>	<b>36,228</b>	<b>TBD</b>	<b>TBD</b>	<b>PD/IT</b>	<b>Guidepost Solutions</b>	<b>11/18/15</b>	<b>TBD</b>	95% Design plans pending.								
69	<b>Keyless Entry System - Fire Station</b>	<b>13/14</b>	<b>14-23</b>	<b>0060</b>	<b>59454</b>	<b>50,000</b>	<b>12,077</b>	<b>TBD</b>	<b>TBD</b>	<b>FD</b>												
70	Fire - NEW Station #5 - Site and Design Studies	12/13	XX-XX	0026	59402	42,188	TBD	TBD	FD													Project on-hold until site is selected and funding appropriated.
71	Fire - Airport Fire Station Back-up Generator (50% Apt)	13/14	13-29	0038	59430	1,740	4,500	80,905	79,998	PW	MRC										Yes	Contractor completed vendors final punch list items except one cable is on order. Started generated on 8/7/15.
72	Fire Station #2 - Chiller Replacement	13/14	14-17	0057	59450	0				FAC											Yes	Project completed June 17, 2016.
73	Fire Stations Security Cameras			0059	59453	61,285				FD											Yes	Project completed. Prepare NOC staff report for 7/15.
74	<b>Fire - Replace Apparatus Door - FS #442</b>	<b>14/15</b>	<b>15-08</b>	<b>0075</b>	<b>59470</b>	<b>59,945</b>	<b>N/A</b>	<b>TBD</b>	<b>TBD</b>	<b>PW</b>	<b>ENG Staff</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	<b>11/16/15</b>	<b>12/17/15</b>	<b>01/13/16</b>	<b>03/23/16</b>	<b>09/12/16</b>	<b>09/30/16</b>		Start of construction scheduled for September 12, 2016.
75	<b>Fire - Emergency Alerting Systems - All Stations</b>	<b>14/15</b>	<b>15-09</b>	<b>0076</b>	<b>59471</b>	<b>99,848</b>	<b>N/A</b>	<b>TBD</b>	<b>TBD</b>	<b>PW</b>	<b>ENG Staff</b>	<b>TBD</b>		Fire Department and Procurement leading the Project.								
76	<b>Fire - Oil/Water Separator - FS #443</b>	<b>15/16</b>	<b>15-10</b>	<b>0077</b>	<b>59472</b>	<b>50,000</b>	<b>N/A</b>	<b>TBD</b>	<b>TBD</b>	<b>PW</b>	<b>ENG Staff</b>	<b>N/A</b>	<b>N/A</b>	<b>TBD</b>		Preparation of contract documents to RFB pending.						
77	Police - Repave Rear and Front Parking Lots	14/15		0055	59448	46,030				PW	MSA										Yes	Construction completed. Prepare NOC for 7/15
78	<b>Police Detective Bureau Redesign Study (PD Priority #2)</b>	<b>13/14</b>	<b>15-05</b>	<b>0058</b>	<b>59452</b>																	
79	<b>Police Records/Lobby Remodel (PD Priority #1)</b>	<b>13/14</b>	<b>15-05</b>	<b>0051</b>	<b>59444</b>	<b>357,460</b>	<b>104,590</b>	<b>1,711,184</b>	<b>TBD</b>	<b>PD/IT</b>	<b>URRUTIA</b>	<b>01/03/14</b>	<b>08/01/16</b>	<b>09/07/16</b>	<b>10/05/16</b>	<b>11/10/16</b>	<b>11/30/16</b>	<b>12/21/16</b>	<b>01/01/16</b>	<b>06/30/17</b>		3rd (final) plan check submittal on August 23, 2016.
80	<b>Police Training Center Upgrades (PD Priority #3)</b>	<b>13/14</b>	<b>15-05</b>	<b>0047</b>	<b>59440</b>																	
81	<b>h-hub A/C Controls</b>			<b>0073</b>	<b>59467</b>	<b>73,313</b>				<b>ACM</b>	<b>Chevron</b>										<b>TBD</b>	Construction substantially complete. Installation of vavle equipment pending.
82	Fire - Firefighting Support Unit			0031	59423	0				FD											Yes	Completed 6/15/14.
83	Fire Station #2 - Roof Replacement			0056	59449	0				FAC/ACM											Yes	Project complete
84	<b>Subtotal:</b>					<b>2,128,760</b>																
85	<b>DOWNTOWN</b>																					
86	Alejo / Belardo Church Parking Lot	15/16	XX-XX	0080	59475	400,000				PW												Project on-hold. Ownership of parking lot thru Successor Agency resolved.
87	Replace Portable Restrooms for Special Events / Villagefest	15/16	XX-XX	0078	59473	0																Per Geoffrey project has been completed
88	Downtown Park / Parking Structure / Change Orders	15/16	XX-XX	0074	59464	3,116,338																City Council approved budget for additional work
89	<b>Uptown Treewell Irrigation</b>	<b>13/14</b>	<b>14-21</b>	<b>0061</b>	<b>59455</b>	<b>32,275</b>	<b>25,700</b>	<b>871,500</b>	<b>865,316</b>	<b>FAC</b>	<b>MRC</b>	<b>02/15/14</b>	<b>04/01/15</b>	<b>05/20/15</b>	<b>TBD</b>	Revised design pending. Rebid RFB pending.						
90	<b>Palm Canyon Electric Backbone Replacement</b>	<b>13/14</b>	<b>14-20</b>	<b>0025</b>	<b>59417</b>	<b>608,968</b>																
91	Light Poles - Raise Footings - Citywide			0023	59415	0				FAC												Completed 9/12/14
92	Uptown Crosswalks			0022	59414	0				ACM/PW											Yes	Completed 6/30/14.
93	Replace 20 Palms on Palm Cyn, Indian, Sunrise	12/13		0020	59412	0				FAC											Yes	Project is Complete 03/03/15
94	<b>Subtotal:</b>					<b>4,157,581</b>																
95	<b>FUNDED COMMUNITY PROJECTS</b>																					
96	<b>Entry Way Signs</b>	<b>13/14</b>	<b>13-31</b>	<b>0046</b>	<b>59439</b>	<b>495,000</b>	<b>19,270</b>	<b>240,000</b>	<b>450,000</b>	<b>PW</b>	<b>JJ&amp;A</b>	<b>03/15/14</b>	<b>06/01/15</b>	<b>07/01/15</b>	<b>07/02/15</b>	<b>08/06/15</b>	<b>10/21/15</b>	<b>01/06/16</b>	<b>04/18/16</b>	<b>TBD</b>		Project in construction.
97	<b>Shade Cover at Mizell Senior Center</b>	<b>13/14</b>	<b>15-12</b>	<b>0036</b>	<b>59428</b>	<b>43,639</b>	<b>N/A</b>	<b>40,000</b>	<b>39,500</b>	<b>PW</b>	<b>ENG Staff</b>	<b>10/01/14</b>	<b>03/09/15</b>	<b>N/A</b>	<b>04/21/16</b>	<b>06/09/16</b>	<b>07/06/16</b>	<b>08/31/16</b>	<b>TBD</b>	<b>TBD</b>		Start of construction pending.
98	<b>Trolley</b>			<b>0068</b>	<b>59462</b>	<b>1,068,235</b>																In Progress - Operation contract.
99	iHUB Accelator Campus			0029	59420	250,000				EC											Yes	Funds Transferred
100	Architecture and Design Museum			0030	59421	0				Fin											Yes	Contract Executed.
101	Palm Springs High School Auditorium Remodel			0041	59433	0				FIN											Yes	Contract Executed
102	<b>Subtotal:</b>					<b>1,856,874</b>																
103	<b>COMMUNITY PROJECTS HOT SPOTS</b>																					
104	<b>Community Enhancements</b>	<b>15/16</b>				<b>3,125</b>				<b>PW</b>												Work order completed.
105	<b>Community Traffic Study / Projects</b>	<b>15/16</b>				<b>82,750</b>				<b>PW</b>		<b>05/11/16</b>	<b>09/30/16</b>	<b>N/A</b>	Draft study in review.							
106	<b>Community Sidewalks</b>	<b>15/16</b>				<b>941,350</b>				<b>PW</b>		<b>05/11/16</b>	<b>09/30/16</b>	<b>TBD</b>		Notice to Proceed issued to Consultant on May 11, 2016.						
107	<b>Subtotal:</b>					<b>1,027,225</b>																
108	<b>CONVENTION CENTER PROJECTS</b>																					
109	Chairs and Carts	15/16	XX-XX	0087	59481	161,438				PW												Convention center will handle project
110	New Welcome Banner Infrastructure	15/16	XX-XX	0086	59480	83,220				PW												Convention center will handle project
111	Air Wall Rehabilitation	15/16	XX-XX	0085	59479	75,000				PW												Convention center will handle project
112	Integrate of HVAC/Lighting Control Systems	15/16	XX-XX	0083	59478	276,000				PW												Convention center will handle project
113	Replace Pergola Lumber on Exterior	15/16	XX-XX	0082	59477	40,000				PW												Convention center will handle project
114	User WiFi Network Upgrade	15/16	XX-XX	0081	59476	125,000				PW												Convention center will handle project
115	<b>Subtotal:</b>					<b>760,658</b>																