

Agenda Report

TO: CITY COUNCIL **DATE:** February 14, 2000

FROM: CITY MANAGER

SUBJECT: AUTHORIZATION TO ENTER INTO A CONTRACT WITH
CERRELL ASSOCIATES INC., TO OBTAIN SEISMIC RETROFIT
FUNDING

RECOMMENDATION

It is recommended that the City Council: I) authorize the City Manager to enter into a contract, without competitive bidding pursuant to City Charter Section 1002(F) contracts for professional or unique services, with Cerrell Associates Inc., in an amount not to exceed \$140,000 to obtain seismic retrofit funding. II) approve a journal voucher appropriating \$140,000 from the Charter Capital Projects Fund to Project Account 71904, City Hall Seismic Upgrade and Exterior Restoration.

BACKGROUND

Analysis performed after the Northridge earthquake, in January 1994, indicated that Pasadena City Hall is at significant risk in the event of future earthquakes.

Given the serious deficiencies and potential life safety hazards of the structure, it was determined that some level of upgrade is required to attain a reasonable level of performance in a major earthquake.

The current budget estimate for seismic retrofit of City Hall is \$96.6 million. Given the magnitude of this cost, the City formed a Seismic Retrofit Finance Committee. The Committee, consisting of prominent members of the community, is exploring various means of funding the project.

Identifying sources of funding at the state and/or federal level, either through existing grants or the annual budget process has been judged by the Committee as an important key element to the overall strategy.

The Committee, working through City staff, issued a request for proposals (RFP) to identify firms with expertise in obtaining state/federal funding for client projects. The RFP was issued on December 10, and distributed to a total of nine firms,

most of whom had been referred by the League of California Cities. Two proposals were received by the deadline of December 27: Southwest Civic Professionals and Cerrell Associates Inc.

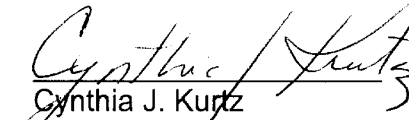
Based on a review by City staff and a sub-committee of the Seismic Retrofit Finance Committee, the firm of Cerrell Associates Inc., was determined to possess the best qualifications to assist the City in obtaining funding for seismic retrofit. Cerrell has performed similar services for the Los Angeles Memorial Coliseum, helping to secure \$100 million in seismic retrofit funding and has performed some work relative to Pasadena City Hall through prior contract. The firm's resume includes numerous contacts at both the state and federal level.

As part of its work with Pasadena, it is expected that Cerrell will assist in developing a strategic plan for fund development as well as marketing materials.

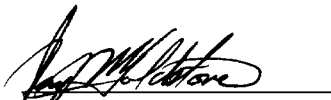
FISCAL IMPACT

The cost of Cerrell's services will be \$8,000 per month, plus expenses as well as cost for the development of marketing materials. The total not to exceed cost of Cerrell's services will be \$140,000. Approval of this action will reduce the Charter Capital Fund balance by \$140,000 and increase appropriations to the City Hall Seismic Upgrade and Exterior Restoration project account 71904. These funds will be reimbursed from bond proceeds should such financing be established.

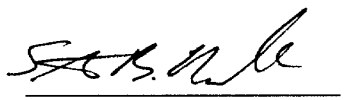
Respectfully submitted,


Cynthia J. Kurtz
City Manager

Approved by:


Jay M. Goldstone
Director of Finance

Prepared by:


Steven B. Mermell
Purchasing Administrator