

Agenda Report

November 8, 2010

TO: Honorable Mayor and City Council

THROUGH: Finance Committee

FROM: Department of Public Works

SUBJECT: CONTRACT AWARD TO MALLCRAFT, INC. FOR THE INSTALLATION OF LOWER ARROYO SECO CASTING POND RENOVATIONS, FOR AN AMOUNT NOT TO EXCEED \$312,000

RECOMMENDATION:

It is recommended that the City Council:

1. Find that the activity described herein is consistent with the project that was identified in the Arroyo Seco On-going Operations and Maintenance Project Categorical Exemption (CEQA Guidelines sections 15301 – Repair and Maintenance, and 15304 – Minor Alterations) that was filed on July 10, 2001. There are no changed circumstances or new information which would trigger further environmental review;
2. Approve a journal voucher recognizing and appropriating \$100,000 in Residential Impact Fees (Interest) and transferring \$73,000 in Proposition A (Park) 1992 funds from Lower Arroyo - Implement Master Plan – Habitat Restoration (Project 77422) to the Lower Arroyo – Improvement Master Plan – Casting Pond Renovation (Project 77459);
3. Accept the bid, dated October 27, 2010, submitted by Mallcraft, Inc. in response to the specifications for Arroyo Seco Casting Pond Renovations for installation and construction of project; reject all other bids received; and authorize the City Manager to enter into a contract not to exceed \$312,000.

BACKGROUND:

The project will provide for the renovation of the Lower Arroyo Seco Casting Pond. The existing casting pond has reached the end of its useful life. It leaks water and is inefficient to operate. The pond will be renovated to improve efficiency and provide a higher quality user experience.

The work includes the removal of existing site amenities, preparations for pond improvements, and the installation of a new impervious pond liner, drainage improvements, concrete casting stations, and site amenities. The project is included in the City's adopted FY 2011 Capital Improvement Program.

Plans and specifications were prepared by the Department of Public Works in accordance with Section 4.08.070 of the Pasadena Municipal Code, bids have been requested and received.

The project was advertised in the Pasadena Journal on September 30, 2010. In addition, the Notice Inviting Bids was published in two trade publications and two websites. Bid packets were obtained by 27 contractors, 12 of whom submitted bids for the project.

Following advertising, bids were received on October 27, 2010, and are as follows:

<u>Bidder</u>	<u>Amount</u>
1. Mallcraft, Inc., Altadena	\$ 283,829.52
2. West Coast Public Works, Woodland Hills	\$ 299,748.90
3. Access Pacific, Inc., Pasadena	\$ 301,926.30
4. Big Ben, Inc., Irvine	\$ 310,969.00
5. Vido Samarzich, Inc., Alta Loma	\$ 318,680.00
6. Superior Gunite, Lakeview Terrace	\$ 319,003.00
7. Los Angeles Engineering, Inc., Covina	\$ 344,893.00
8. Allied Building Contractors, Inc., Glendale	\$ 377,676.80
9. 4-Con Engineering, Inc., Riverside	\$ 388,428.00
10. G Coast Construction, Inc., Encino	\$ 416,504.00
11. Perry C. Thomas Construction, Monrovia	\$ 429,841.00
12. Zusser Company, Inc., Los Angeles	\$ 480,058.00
 Engineer's Estimate	 \$ 309,510.00

The total bid price of the improvements from the lowest responsive bidder was 8% lower than the Engineer's Estimate which is likely due to the competitive nature of the industry and the conservative approach in preparing the estimate. It is recommended that Mallcraft, Inc. be awarded the contract for this project as they are the lowest responsive and responsible bidder and that all other bids be rejected. The proposed contract with Mallcraft, Inc. fully complies with the competitive bidding ordinance and the rules and regulations promulgated thereunder as did the Contractor selection process. The Contractor has indicated that the award of this contract will result in three new hires to the present workforce. It is anticipated that construction will begin in January 2011 and will be completed by April 2011.

The proposed contracts will be as follows:

Base Bid	\$ 283,829.52
Contingency Allowance	<u>\$ 28,170.48</u>
Contract "Not to Exceed" Amount	\$ 312,000.00

As the design process got underway, it became apparent the project required a more sophisticated construction method to ensure the pond would not leak in the future, including thicker concrete, a more sophisticated waterproofing, substantial drainage system modifications, and a strengthened access ramp. Additionally, modifications were made to the design scope to include peripheral amenities such as drinking fountain replacement for ADA compliance and new benches and tables. These changes and the related additional design efforts requires more funding than was anticipated.

COUNCIL POLICY CONSIDERATION:

This project furthers the City Council's goals to "Improve, Maintain and Enhance Public Facilities and Infrastructure. It is also consistent with the Cultural and Recreational elements of the General Plan by increasing the range of recreational facilities and services as a means of improving the quality of life for Pasadena residents. This project also supports the Urban Environmental Accord action item 10 regarding providing public park space.

ENVIRONMENTAL ANALYSIS:

The Arroyo Seco Casting Pond is an existing feature that was included in the Arroyo Seco On-going Operations and Maintenance Project. A Categorical Exemption (CEQA Guidelines sections 15301 – Repair and Maintenance, and 15304 – Minor Alterations) was adopted for this project on July 10, 2001. The specific project for which the Categorical Exemption was adopted includes the following:

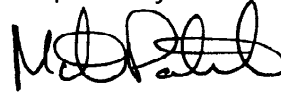
"The existing casting pond and appurtenant facilities will be upgraded. The City seeks to improve the large rectangular casting pond, resurface the pond bottom surface, and repair the existing drainage system. The existing adjoining asphalt deck will be repaired or replaced with a more durable, natural-looking material."

The current project is consistent with the above described project. There are no new changes to the project, or changes in circumstances that require additional environmental review. Therefore, the adopted Categorical Exemption applies to this project.

FISCAL IMPACT:

Partial funds (\$139,000) in the form of Private Capital, Prop 40 – State Urban Parks Grant, and Proposition A (Parks) grant funds are available in Capital Improvement Program budget account 77459 Lower Arroyo – Implement Master Plan – Casting Pond Renovation. Additional funds are available from Residential Impact Fees – Interest (\$100,000) and Proposition A (Parks) 1992 funds (\$73,000) from Capital Improvement Program budget account 77422 Lower Arroyo – Habitat Restoration.

Respectfully submitted,



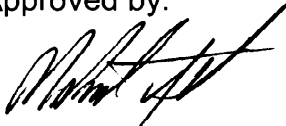
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Director of Public Works

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MICHAEL J. BECK
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