Agenda Report

January 25, 2010

TO: Honorable Mayor and City Council

FROM: Department of Public Works

SUBJECT: AUTHORIZE THE INCREASE OF PURCHASE ORDER CONTRACT #44091 FOR PURCHASE AND INSTALLATION OF THREE PREFABRICATED BUILDINGS FOR ROBINSON PARK IN AN AMOUNT NOT TO EXCEED $20,175

RECOMMENDATION:

It is recommended that the City Council:

1. Find that the project was subject to adequate environmental review in the Initial Study approved and the Negative Declaration adopted by the City Council, November 4, 2002, for the Robinson Park Master Plan, and that there are no changed circumstances or new information which would require further environmental review; and

2. Authorize the increase of purchase order #44091 to Design Space Modular Buildings, Inc., in an amount not to exceed $20,175.00 for a new total of $556,188.50 for the purchase of one prefabricated restroom building, one prefabricated restroom/concession building and one prefabricated storage building for installation at Robinson Park, without competitive bidding, pursuant to City Charter, Section 1002(H), contracts with other governmental entities or their contractors for labor, material, supplies or services.

BACKGROUND:

On April 4, 2009, the City Council approved the issuance of a purchase order to Modtech Holdings, Inc., in the amount of $653,675 for the purchase of three prefabricated buildings for installation at Robinson Park. On October 19, 2009, the City Council authorized the assignment of the purchase order to Design Space Modular Buildings, Inc. in an amount not to exceed $536,013.50. This amount is less $117,661.50 in progress payments made to Modtech. Design Space successfully fabricated and installed the new buildings at the Robinson Park site per all contract requirements and achieved substantial completion on December 28, 2009. The Robinson Park Improvements Project – Phase I was completed within budget and will hold its grand opening celebration on January 23, 2010.

Since design, fabrication and installation of the buildings, the City has requested additional work and certain equipment upgrades in order to meet planned Public Works standards for park restrooms including installation of an additional door in the storage building, installation of electric hand dryers in the restrooms, installation of a vandal resistant roll-up window at the concession building and correction of one unforeseen condition related to grading which were not included in the original piggyback purchase order specifications. No contingency was allocated when the purchase order was authorized by the City Council. Standard contingencies for comparable projects are generally ten percent of contract amount. This amount represents a three percent increase in the project's estimated cost.

The proposed purchase order contract will be as follows:

P.O. Contract Base Cost	$536,013.50
Additional Work	$ 20,175.00
New P.O. Contract Total	$556,188.50

COUNCIL POLICY CONSIDERATION
This project supports the City Council's Three Year Goal to Improve, Maintain and Enhance Public Facilities, specifically ensuring the completion of the Robinson Park Improvements, Phase I. In addition, the project is consistent with and in furtherance of the General Plan's Green Space, Recreation and Parks element adopted in November 2007 and the Robinson Park Master Plan adopted in November 2002.

ENVIRONMENTAL ANALYSIS:
The environmental analysis was performed as noted in the above recommendation in conjunction with Planning and Development Department staff.

FISCAL IMPACT:
Sufficient funding is available in Capital Improvement Program budget account number 78034, Robinson Park – Implement Master Plan.

Respectfully submitted,

MARTIN PASTUCHA
Director
Department of Public Works

Prepared by:

Segun Abegunrin
Capital Projects Administrator
Department of Public Works

Approved by:
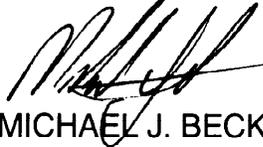
MICHAEL J. BECK
City Manager