



Agenda Report

August 15, 2016

TO: Honorable Mayor and City Council

FROM: Department of Public Works

SUBJECT: AUTHORIZE ISSUANCE OF A PURCHASE ORDER WITH MT2 FOR LEAD AND HEAVY METALS ABATEMENT AND REPAIRS FOR PASADENA POLICE DEPARTMENT INDOOR FIRING RANGE FOR AN AMOUNT NOT TO EXCEED \$230,000

RECOMMENDATION:

It is recommended that the City Council:

1. Find the project proposed herein to be exempt under the California Environmental Quality Act (CEQA) Guidelines in accordance with Title 14, Chapter 3, Article 19, Class 1, Section 15031, minor alterations of existing public facilities involving negligible or no expansion of use beyond that previously existing at the time of the lead agency's determination, and find that there are no changes to the project, changed circumstances or new information that would warrant further environmental review;
2. Authorize the issuance of a purchase order with MT2 in an amount not to exceed \$230,000 to perform abatement work and repairs to mitigate hazardous health conditions and re-open the indoor firing range for use by Pasadena Police Department; and
3. Grant the proposed purchase order contract an exemption from competitive selection process pursuant to Pasadena Municipal Code Section 4.08.049(B) contracts for which the City's best interests are served. Competitive bidding is not required pursuant to Pasadena City Charter Section 1002(F) for contracts for professional or unique services.

BACKGROUND:

Constructed in 2004, the Pasadena Police Department Indoor Firing Range is an approximately 8,700-square-foot indoor firing facility located in Eaton Canyon. The range consists of two indoor ranges, a 25 yard pistol range and a 50 yard rifle/shotgun range.

In May of 2015, the City secured the services of Global Environmental Network, Inc. to evaluate potential lead exposures to Pasadena Police Department employees. Global conducted lead sampling to evaluate the potential lead exposure and ventilation system airflow measurements to determine the effectiveness of ventilation system engineering controls.

Personal air samples were taken by monitoring employees for the duration of time spent shooting in both the pistol range and the designated rifle/shotgun lead range. The results of the personal air sampling show that airborne lead exposures exceeded the California Division of Occupational Safety and Health (Cal/OSHA) Permissible Exposure Limit for two employees and Cal/OSHA Action Level for two additional employees. Furthermore, although no regulatory standards have been established for lead concentrations on workplace surfaces, lead wipe samples taken exceeded the Environmental Protection Agency's limits for lead dust in residences. Observations of airflow velocity indicate poor ventilation system performance in some areas of the range as well. Based on the report's findings, the range was determined to contain hazardous health conditions and was closed to operations in June 2015 until those conditions are corrected. Police Department personnel have been using an alternate facility outside Pasadena for required gun training.

The corrective actions recommended by Global Environmental Network, Inc. are summarized below. The staff action plan and next steps also follow.

Global Environmental Network Recommendations

1. Lead Surface Contamination - Provide comprehensive lead hazard awareness training for potentially exposed employees and housekeeping personnel; monitor exposure every three months; post required lead hazard warning signage; provide protective clothing and equipment including laundry services; provide separate eating, washing, and change areas with showers if feasible; implement a medical surveillance program, including blood lead and zinc protoporphyrin biological testing; maintain records on exposure monitoring and medical surveillance; and improve housekeeping practices to maintain cleanliness of contact surfaces inside and outside the ranges.
2. Ventilation - Increase airflow in both firing ranges to above 100 feet/minute in most areas; install a drop ceiling in both firing ranges just above the baffles designed by a mechanical engineer with experience in range ventilation; and make a post-installation assessment of the range ventilation system to ensure performance meets design requirements.
3. Noise - Although noise monitoring was not a part of Global's scope of services, and their written assessment observed all employees were wearing required hearing protection, they recommend a noise exposure assessment be performed including personal noise monitoring, a walk-around noise survey, and noise attenuation measurements within both ranges. It is recommended that all

employees wear double hearing protection in the firing ranges in the form of ear muffs over foam ear plugs as earmuffs alone may not be sufficient to protect against high levels of impulse noise and the resulting reverberation.

Action Plan

Based on Global Environmental's assessment and recommendations, staff prepared a scope of services for abatement and repair services; however, staff did not prepare a full Request for Proposals. Rather, in the interests of time, staff undertook an informal selection process by seeking proposals from three firms qualified to perform this specialized work. Staff believes it was in the best interest of the City to proceed in this fashion, which would allow for clean-up, repair and reuse of the firing range in the most expedited fashion available.

The proposed scope of work provides for the immediate abatement of range contamination including the following: removal of lead-impacted acoustical tiling and underlying plywood for baffling system, cleaning of accessible areas of the range floors, walls, baffle systems, and plenum spaces above baffle systems within the shooting areas, and cleaning of additional areas outside of ranges focusing on points of access and high use areas. Third-party industrial hygienist testing will be conducted to confirm all areas have been sufficiently cleaned.

In addition to the abatement services, range walls and floors will be epoxied to seal porous surfaces and allow easier future maintenance and further protect those utilizing the range. All lead-impacted portions of the baffling system removed in the abatement scope of work will be replaced and air dams above the baffling system will be constructed to ensure proper air flow and ventilation within the range. The installation of new acoustic panels and plywood underlayment for the baffling system will provide for noise mitigation.

The abatement and additional services scope of work meets the requirements to re-open the Indoor Firing Range facility to Pasadena Police personnel and the proposal received from MT2 addresses all of the project's required remedial objectives.

As indicated above, City staff solicited proposals from three firms for the abatement portion of the project. The chart below summarizes the abatement proposal costs:

MT2	\$ 103,500
Karcher Environmental	\$ 148,974
Restoration Management Company	Not Responsive

Each of the solicited firms has extensive experience in lead and heavy metals abatement, but MT2 is the only nationally recognized range cleaning and maintenance company with broad experience in lead recovery and range operations. MT2 provides in-house expertise in design and implementation of the specific remedial actions required for both the Range clean-up and repairs.

MT2 provided a supplemental proposal for the scope of range repairs based on Global Environmental's recommendations. The supplemental proposal breakdown is as follows:

Epoxy Sealing of Range Floors	\$	14,700
Epoxy Sealing of Range Walls	\$	15,100
Installation of Air Dams	\$	17,500
Installation of New Acoustical Panels and Associated Plywood Underlayment	\$	64,680
Cost of Repairs Subtotal	\$	111,980
Cost of Abatement Subtotal	\$	103,500
Total Proposal Cost	\$	215,480

By combining the abatement and repair scopes of work, the project is streamlined and simplified by eliminating the need for managing multiple consultants. The result is a more-clearly defined, single point-of-responsibility. In addition, MT2 has completed over 1,000 firing range projects across the country. MT2's proposal includes all of the abatement work, testing, and repairs described in the scope of work. The proposal includes the proper disposal of all hazardous and non-hazardous waste created for the duration of work.

MT2 has indicated it will be hiring two local environmental technicians to work with its crew as part of this project.

A finding of compliance with the General Plan was previously made and is shown on page 1.3 of the FY 2017 Capital Improvement Program, Pasadena Police Department Indoor Firing Range.

MT2 has not performed any work under contract with the City of Pasadena, but has worked for several local, state, and policing agencies including San Bernardino County, Barstow Police Department, and City of Stockton.

The proposed contract will be set up as follows:

Proposal Price	\$	215,480
Contingency	\$	14,520
Contract "Not to Exceed" Amount	\$	230,000

MT2 is ready to mobilize upon issuance of the purchase order and required permits. It is anticipated that construction will begin in October 2016 and the work will be completed by November 2016.

COUNCIL POLICY CONSIDERATION:

This project is consistent with the City Council's goal to improve, maintain and enhance public facilities and infrastructure. It also supports the Public Facilities and Land Use Elements of the General Plan.

ENVIRONMENTAL ANALYSIS:

The California Environmental Quality Act exempts from environmental review the minor alteration of existing public facilities involving negligible or no expansion of use beyond that previously existing at the time of the lead agency's determination. The cleaning and improvements proposed herein are specifically to provide improved health conditions for an existing public facility, and the range will operate at substantially the same capacity as before and, therefore, falls within this exemption.

FISCAL IMPACT:

The cost of this contract is \$230,000 and the total cost of this action will be \$253,000. Funding for this action will be addressed by the utilization of budgeted appropriations in the CIP project Pasadena Police Department Indoor Firing Range (budget account 71809). It is anticipated that all of the costs will be spent during the first and second quarters of fiscal year 2017.

The following table presents a summary of the sources of funds that will be used.

Police Department Indoor Firing Range	\$	253,000
Total Sources	\$	253,000

The following table represents a contract summary.

Base Bid	\$	215,480
Contingency	\$	14,520
Contract Administration/Inspection	\$	23,000
Total Fiscal Impact	\$	253,000

Respectfully submitted,


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