



Agenda Report

May 20, 2019

TO: Honorable Mayor and City Council
FROM: Department of Public Works
SUBJECT: CONTRACT AWARD TO ACCESS PACIFIC, INC. FOR PARKING STRUCTURES – HANDRAIL IMPROVEMENTS PROJECT FOR AN AMOUNT NOT TO EXCEED \$107,000

RECOMMENDATION:

It is recommended that the City Council:

1. Find the project proposed herein to be categorically exempt under the California Environmental Quality Act (CEQA) Guidelines in accordance with Title 14, Chapter 3, Article 19, Section 15301, Class 1, 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 that there are no features that distinguish this project from others in the exempt class, and therefore, there are no unusual circumstances; and
2. i) Accept the bid dated April 30, 2019, submitted by Access Pacific, Inc. in response to the Project Plans and Specifications for the Parking Structures – Handrail Improvements, ii) reject all other bids received April 30, 2019, and iii) authorize the City Manager to enter into such contract for an amount not to exceed \$107,000 which includes the base contract amount of \$89,344.28, and a contingency of \$17,655.72 to provide for any necessary change orders.

BACKGROUND:

In May 2015, BOA Architectures issued the City of Pasadena Americans with Disabilities Act (ADA) Assessment Report listing completed and incomplete ADA compliance related items, proposed corrective actions, and the respective priorities for each City-owned parking facility.

In Fiscal Year (FY) 2017 and FY 2018, the Department of Public Works and the Department of Transportation worked with Walker Parking Consultants to develop the scope of work, plans, specifications, and estimates to address all incomplete ADA compliance related items.

In FY 2018, several upgrades and improvements, including ADA parking stall striping, signage, truncated dome surfaces, metal bollards, and concrete repairs were addressed in eight City-owned parking structures through the Parking Structures ADA Improvements project.

The Parking Structure – Handrail Improvements project involves the final phase of the ADA improvements initiative by modifying existing handrails and installing new handrails within the Marengo, Los Robles, and Holly Street parking garages. The scope of work for this project includes fabrication and installation of metal guardrails and handrails and relocation of existing handrails to meet accessibility requirements.

A finding of compliance with the General Plan was previously made and is shown in the FY 2018 Capital Improvement Program (CIP) on page 6.3 – Paseo, Marengo, and Los Robles Parking Garage Improvements and page 6.4 – Holly Street Parking Garage Improvements.

The Department of Public Works and Walker Parking Consultants prepared plans and specifications for the project in accordance with Section 4.08.070 of the Pasadena Municipal Code, bids were requested and received. The project was advertised in the *Pasadena Journal* on April 11, 2019 and April 18, 2019. In addition, the Notice Inviting Bids was published in seven trade publications and listed on the City's website, which generated notices to 1,166 vendors. Bid packages were obtained by 26 vendors, three of whom submitted bids for the project.

Following advertising, bids were opened on April 30, 2019 and are as follows:

<u>Bidder</u>	<u>Amount (\$)</u>
1. Access Pacific, Inc., Pasadena	\$ 89,344.28
2. NR Development, Inc., Downey	\$ 89,500.00
3. Jack Cardani Construction, Inc., La Canada	\$ 158,434.28
Engineer's Estimate	\$ 85,000.00

It is recommended that Access Pacific, Inc. be awarded the contract for this project as they are the lowest responsive and responsible bidder. The proposed contract with Access Pacific, Inc. fully complies with the Competitive Bidding and Living Wage Ordinances. In addition, the proposed contract fully complies with the Prevailing Wage Law (Senate Bill 7) per Resolution 9406 adopted by the City Council on December 14, 2014.

The contractor has indicated that the award of this contract will result in no new hires to the present work force. A Local Hiring Provision to notify the labor unions of the goal to employ qualified Pasadena residents for 75 percent of the new labor work hours on the project was included in the project specifications.

The City of Pasadena has awarded four contracts to Access Pacific, Inc. since 2015 for a total of \$2,372,902.58, including the Area H Perimeter Improvements project, the Parking Structure ADA Improvements project, the Lower Arroyo Main Entrance Improvements project, and the Miscellaneous Concrete Repair – 2015 project.

The contract will be set up as follows:

Base Bid	\$	89,344.28
Contingency Allowance	\$	<u>17,655.72</u>
Contract Not-to-Exceed Amount	\$	107,000.00

A contingency of 20 percent is allocated to this contract given possible unforeseen conditions that may be encountered.

It is anticipated that construction will begin in July 2019, and the work will be completed in August 2019.

COUNCIL POLICY CONSIDERATION:

The project is consistent with the City Council's goal to improve, maintain and enhance public facilities and infrastructure, and support and promote the quality of life and local economy. It also supports the Public Facilities and Land Use Elements of the General Plan by helping to achieve a high level of maintenance and upgrading of existing facilities to ensure public safety. It also promotes improving access to parking structure facilities.

ENVIRONMENTAL ANALYSIS:

This project has been determined to be categorically exempt from environmental review pursuant to the guidelines of the California Environmental Quality Act (Public Resources Code §21080(b)(9); Administrative Code, Title 14, Chapter 3, §15301, Class 1, Existing Facilities). Class 1 exempts from environmental review small additions, expansions or alterations to existing structures where there is negligible or no expansion of the use. There are no features that distinguish this project from others in the exempt class and, therefore, there are no unusual circumstances.

FISCAL IMPACT:

The cost of this contract is \$107,000 and the total cost of this action will be \$117,000. Funding for this action will be addressed by the utilization of existing budgeted appropriations in the *Paseo, Marengo, Los Robles Parking Garage Improvements* (budget account 72152) and *Holly Street Parking Garage* (budget account 72153) CIP projects. It is anticipated that all costs will be spent in FY 2020.

The following tables represent the project summary.

Paseo, Marengo, Los Robles Parking Garage Improvements (72152)	\$	112,000
Holly Street Parking Garage Improvements (72153)	\$	5,000
Total Fiscal Impact	\$	117,000

Base Bid	\$	89,344.28
Contingency	\$	17,655.72
Contract Administration/Inspection	\$	10,000.00
Total Fiscal Impact	\$	117,000.00

Respectfully submitted,



ARA MALOYAN, P.E.
Director of Public Works

Prepared by:



Hayden Melbourn, P.E.
Principal Engineer

Approved by:



STEVE MERMELL
City Manager