

Agenda Report

December 5, 2022

TO: Honorable Mayor and City Council

FROM: Department of Public Works

SUBJECT: CONTRACT AWARD TO GRBCON, INC. FOR DRY WELL INSTALLATIONS AT PASADENA COMMUNITY HEALTH CENTER PARKING LOT FOR AN AMOUNT NOT-TO-EXCEED \$119,732

RECOMMENDATION:

It is recommended that the City Council:

1. Find the contract 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. Accept the bid dated October 28, 2022 submitted by GRBCON, Inc. for Dry Well Installations at Pasadena Community Health Center – Parking Lot, reject all other bids, and authorize the City Manager to enter into a contract for an amount not-to-exceed \$119,732, which includes the base contract amount of \$99,777 and a contingency of \$19,955 to provide for any necessary change orders.

BACKGROUND:

This project consists of the installation of two dry wells in the parking lot at the Pasadena Community Health Center (PCHC) located at 1845 North Fair Oaks Avenue. The parking lot at PCHC has experienced flooding during heavy rain events in past rainy seasons. The existing storm drain system in the parking lot is under-sized and inadequate for capturing the volume of storm water from heavy rainstorms.

Dry wells are a sustainably friendly storm water devices that capture run-off and infiltrate the stormwater into the groundwater table. Dry wells are cost-effective to install and have minimal space requirements. The proposed drywells are 48 inch in diameter with a pre-cast concrete liner embedded 42-feet below surface. They will mitigate flooding by creating holding tanks with a capacity of approximately 7,000 gallons, allowing the

parking lot to dry out after heavy rains and infiltrating the excess runoff into the groundwater table. The dry wells are installed below ground with a grate cover flush with the existing parking lot pavement. Therefore, they will not impact the existing parking lot layout or operation. The wells require minimal maintenance, involving removal of captured sediment by City crews using a City-owned vacator (vacuum) truck every two years.

A finding of compliance with the General Plan was previously made and is included in the adopted Fiscal Year (FY) 2023 Capital Improvement Program (CIP) budget on page 1.8.

The Department of Public Works prepared plans and specifications. Bids were requested and received in accordance with Section 4.08.070 of the Pasadena Municipal Code. On October 13, 2022, a Notice Inviting Bids for Dry Well Installations at PCHC Parking Lot - FY 2023 was published in the local paper and posted on PlanetBids. The posting generated notices to all vendors who have previously registered with the City for this particular commodity class. A total of 26 vendors downloaded the specifications, of which three were local. Four bids were received by the bid opening date, one of which is local.

Following advertising, four bids were received on October 28, 2022, and are as follows:

Bidder	Amount (\$)
1. GRBCON, Inc., Baldwin Park	\$ 99,777
2. NoHo Constructors, Studio City	\$117,000
3. Beador Construction Company, Inc., Corona	\$125,000
4. Outside Plant Construction LLC, Pasadena	\$125,000
Engineer's Estimate	\$91,000

The lowest bid received is less than 10 percent over the Engineer's Estimate.

It is recommended that GRBCON, Inc. be awarded the contract for this project as they are the lowest responsive and responsible bidder. The proposed contract with GRBCON, 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 15, 2014. The contractor has indicated that the awarding of this contract will result in no new hires to the present workforce. A Local Preference Provision to recruit Pasadena residents initially and to give them preference, if all other factors are equal, for any new positions for this project was included in the project specifications.

GRBCON, Inc. is currently performing work for the City on the Annual Storm Drain System Repair & Improvements (FY 2021/22) project for a not-to-exceed amount of \$405,433, and have previously performed satisfactory work for the City as a sub-contractor on two prior Annual Sewer Relining and Point Repair projects for a total amount of \$457,000. Staff has confirmed that the contractor's license and Department of

Industrial Relations status are in good standing. The contractor received favorable reference checks from other agencies.

The contract will be set up as follows:

Base Bid	\$ 99,777
Contingency Allowance	<u>\$ 19,955</u>
Contract Not-to-Exceed Amount	\$119,732

A contingency of 20 percent is allocated to this contract given possible unforeseen conditions that may be encountered, including restoration and reinforcement of the existing storm drain piping system. It is anticipated that construction will begin in March 2023 and be completed in June 2023. These proposed dates include the material lead time required for manufacturing and delivery of items.

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 Land Use Element of the General Plan by periodically reviewing the impacts of major, physical, environmental, economic and social changes, and identifying their implications in meeting the service needs of Pasadena's residents.

ENVIRONMENTAL ANALYSIS:

The contract award has been determined 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. This exemption includes the minor alteration of existing public facilities involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. There are no features that distinguish this project from others in the exempt class and, therefore, there are no unusual circumstances.

FISCAL IMPACT:

The total cost of this contract including contingency is \$119,732 and the total cost of this action will be \$140,000. Funding for this action will be addressed by the utilization of existing budgeted appropriations in the *Parking Lot Improvements at City Facilities FY 2019-2023 (71909)* project in the FY 2023 CIP Budget. It is anticipated that all costs will be expended in FY 2023.

The following table represents a project summary.

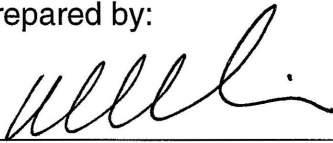
Base Bid	\$ 99,777
Contingency	\$ 19,955
Contract Administration/Inspection	\$ 20,268
Total Fiscal Impact	\$140,000

Respectfully submitted,



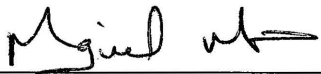
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