



DEPARTMENT OF
PUBLIC WORKS

MAINTENANCE SERVICES
DIVISION

CITY OF SACRAMENTO
CALIFORNIA

5730 - 24TH STREET
BUILDING ONE
SACRAMENTO, CA
95822-3699
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July 16, 2003

City Council
Sacramento, California

Honorable Members in Session:

**SUBJECT: CITY FACILITY DEFERRED MAINTENANCE (CIP: CE21) - APPROVAL
OF CHANGE ORDER NUMBER 1 TO COLOMA COMMUNITY CENTER ROOF
MAINTENANCE CONTRACT (C02003-013) FOR SEISMIC RETROFIT**

LOCATION AND COUNCIL DISTRICT: Coloma Community Center, 4623 T Street, Council
District #6, Planning District #5.

RECOMMENDATION:

This report recommends the City Council adopt the attached resolution:

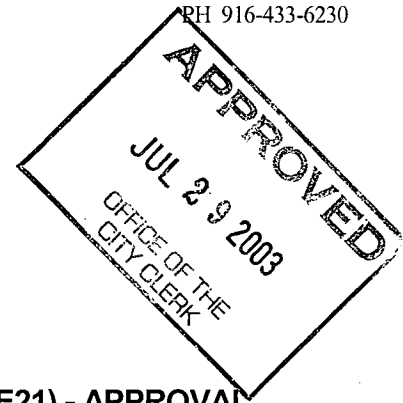
- Approving change order to add the seismic retrofit work at Coloma Community Center with Watson Roofing, Inc. for an amount of \$216,442;
- Authorizing the City Manager to execute change order for seismic retrofit work; and
- Reset City Manager change order approval.

CONTACT PERSONS: Cynthia Kranc, Public Works General Supervisor, 433-2258
Ron McKim, Facilities Superintendent, 433-6213

FOR COUNCIL MEETING OF: July 29, 2003

SUMMARY:

As part of the roof replacement, a review of the seismic soundness of Coloma Community Center was done. While the roof is being removed, the City of Sacramento Building Department and the Public Works Department recommend we address seismic retrofit measures during this major repair. The opportunity to do simultaneous projects results in significant savings to the City. Because this seismic retrofit needs to be done with the tile off the roof, and the contractor already



has scaffolding up, is familiar with the job site, and maintenance is underway, it is in the best interest of the City to award this additional work to the same contractor. The City will realize substantial savings, since this would eliminate a secondary contractor's costs to mobilize as well as any costs associated with delays imposed on the primary contractor. Staff recommends a change order to allow Watson Roofing, Inc. to perform the additional seismic requirements recommended by the Building Department and structural engineer.

COMMITTEE/COMMISSION ACTION:

None.

BACKGROUND INFORMATION:

- The Coloma Community Center was constructed approximately 75 years ago.
- On January 8, 2003, City Council approved plans, specifications and award of contract to Watson Roofing, Inc, for Coloma Community Center Roof Maintenance.
- The Coloma Community Center roof maintenance project started on June 15, 2003. It is anticipated that this roof will have a 50-year life cycle.
- The Building Department identified Coloma Community Center as a structure needing seismic retrofit and contacted Public Works in June, 2003 requesting seismic requirements be reviewed and addressed while roof maintenance was in process.
- A structural engineer was hired to design the seismic retrofit plans.
- The City and Watson Roofing, Inc. have negotiated the additional project cost of \$216,442 to do the seismic retrofit, a number that was validated based on an independent estimate.

FINANCIAL CONSIDERATIONS:

As of July 16, 2003, the CE21 current project budget is \$7,695,000 and the unobligated balance is \$1,532,008. A portion of this funding (\$600,000) has been designated for the Coloma Community Center Roof Maintenance Project. There are sufficient funds within CE21 to cover this change order with Watson Roofing, Inc. for \$216,442.

ENVIRONMENTAL CONSIDERATIONS:

The Environmental Services Manager has determined that the Coloma Community Center Roof Maintenance, as proposed, is exempt from the requirements of the California Environmental Quality Act (CEQA), pursuant to Section 15331 of the CEQA Guidelines. Section 15331 consists of projects limited to maintenance, repair, stabilization, rehabilitation, restoration, preservation, conservation or reconstruction of historical resources in a manner consistent with the Secretary of Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings.

POLICY CONSIDERATIONS:

The project is consistent with the City's Strategic Plan to enhance and preserve neighborhoods.

ESBD CONSIDERATIONS:

Watson Roofing, Inc. is a certified Small Business Enterprise (SBE) with the City's Emerging and Small Business Development Program (ESBD).

Respectfully submitted,



Ron McKim
Facilities Superintendent

Approved:



Gene Moore
Maintenance Services General Manager

RECOMMENDATION APPROVED:



ROBERT P. THOMAS
City Manager

Approved:



Thomas V. Lee
Deputy City Manager

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Resolution approving change order to add the seismic retrofit work at Coloma Community Center with Watson Roofing, Inc. for an amount of \$216,442; authorizing the City Manager to execute change order; and reset City Manager change order approval – page 4.

RESOLUTION NO. 2003-523



ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF 7/29/03

A RESOLUTION APPROVING CHANGE ORDER TO CONTRACT (C02003-013) FOR SEISMIC RETROFIT, AUTHORIZING THE CITY MANAGER TO EXECUTE CHANGE ORDER, AND RESET CITY MANAGER CHANGE ORDER APPROVAL. (CIP:CE21)

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO THAT:

- The change order to add the seismic retrofit work at Coloma Community Center with Watson Roofing, Inc. for \$216,442 is approved (CIP:CE21);
- The City Manager is authorized to execute change order for seismic retrofit work; and
- The City Manager change order approval is reset.

MAYOR

ATTEST:

CITY CLERK

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____