



# REPORT TO COUNCIL

## City of Sacramento

915 I Street, Sacramento, CA 95814-2604  
www.CityofSacramento.org

CONSENT  
September 28, 2010

Honorable Mayor and  
Members of the City Council

**Title: Change Order #2: Hagginwood Park Synthetic Turf Soccer Field Project  
(L19808800)**

**Location/Council District:** 3271 Marysville Blvd. / Council District 2

**Recommendation:** Adopt a **Resolution:** 1) appropriating \$75,000 of Quimby Act Fees, Fund 2508, to the Hagginwood Park Synthetic Turf Soccer Field Project (L19808800); and 2) authorizing the City Manager, or City Manager's designee, to execute Change Order #2 to City Contract #2010-0467 between the City of Sacramento and Grass Valley Turf Company in the amount of \$81,187 for the project.

**Contact:** C. Gary Hyden, Supervising Landscape Architect, 808-1949  
J.P. Tindell, Park Planning & Development Manager, 808-1955

**Presenters:** Not applicable

**Department:** Parks and Recreation

**Division:** Park Planning & Development Services

**Organization No:** 19001121

### Description/Analysis

**Issue:** On June 22, 2010, City Council adopted Resolution 2010-364 awarding a design-build contract to Grass Valley Turf to construct a synthetic soccer field at Hagginwood Park for an amount not to exceed \$559,078. In the same resolution Council approved the use of the State of California Multiple Awards Schedule (CMAS) Agreement to procure the synthetic turf for the soccer field for an amount not to exceed \$321,650.

When additional funding became available, staff recommended that a security fence with access, maintenance gates, and associated landscape improvements be constructed on the perimeter of the new field. The perimeter fence will protect the new synthetic turf from unauthorized use, vandalism, and other inappropriate activities.

There are sufficient Quimby Act Fees in the planning area for the proposed soccer field fencing. In order to expedite the construction of the fence, minimize the cost and have it in place immediately upon completion of the synthetic field, staff recommended that construction of the perimeter fence be incorporated into the existing construction contract.

Therefore, staff is seeking City Council approval to augment the existing project budget by appropriating \$75,000 of Quimby Act Fees to L19808800 in order to proceed with construction of the perimeter fence and associated landscaping.

To complete construction of Hagginwood Park Synthetic Turf Field, a change order must be approved as a result of an increase in the contract amount. City Council approval is required for change orders exceeding 10% of the original contract price. Staff is recommending approval of Change Order #2 in the amount of \$81,187 which exceeds 10% of the original contract price and, therefore, lies outside the City Manager's approval authority set forth in Sacramento City Code section 3.60.210 (A)(3).

A summary of the project background is included as Attachment 1 (page 5). A location map is provided as Attachment 2 (page 7).

**Policy Considerations:** A change order is required to include the proposed fencing within the scope of work to be performed under City Contract #2010-0467. Change Order #2 exceeds 10% of the original contract price and, therefore, lies outside the City Manager's approval authority set forth in Sacramento City Code section 3.60.210 (A)(3).

Utilizing Quimby Act Fees, Fund 2508, for improvements to a park is consistent with Sacramento City Code section 16.64.060 as these funds will be used for the "...improvement, and expansion of the public parks, playgrounds and recreational facilities."

Providing parks and recreation facilities is also consistent with the City's strategic plan to enhance liveability in Sacramento's neighborhoods by expanding park and recreation facilities throughout the City.

In accordance with Sacramento City Council Resolution No. 2010-346, Grass Valley Turf Company is headquartered in the state of California. The proposed change order to City Contract #2010-0467 is consistent with Resolution No. 2010-346 prohibiting the City from entering into any contract to purchase goods or services from any business or entity headquartered in Arizona.

**Committee/Commission Action:** Not applicable.

**Environmental Considerations:**

**California Environmental Quality Act (CEQA):** The Environmental Services Manager has reviewed this project and has determined it is exempt from the

provisions of the CEQA pursuant to of the CEQA Guidelines (Title 14 Cal. Code Reg. § 15000 et seq.) under Sections 15301(b) and 15302(c). Section 15301(b) consists of existing public structures or facilities and Section 15302(c) consists of replacement of existing facilities involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination.

**Sustainability Considerations:** The Hagginwood Park Lighted Synthetic Soccer Field project has been reviewed for consistency with the goals, policies, and targets of the City's Sustainability Master Plan (SMP), the Parks and Recreation Sustainability Plan (PRSP), and the 2030 General Plan. The redevelopment of this park will advance these plans by reducing air pollution, reducing water consumption, and expanding recreation opportunities. This park renovation is also consistent with sustainable design and development standards now applied to all City park design.

**Rationale for Recommendation:** Approval of the proposed change order will provide a security fence and associated landscape improvements around the new synthetic soccer field which will help prevent unauthorized use, vandalism, and other inappropriate activities. Therefore, staff recommends the City Council authorize the City Manager to execute Change Order #2. The details for Change Order #2 are outlined in Attachment 4 (page 9).

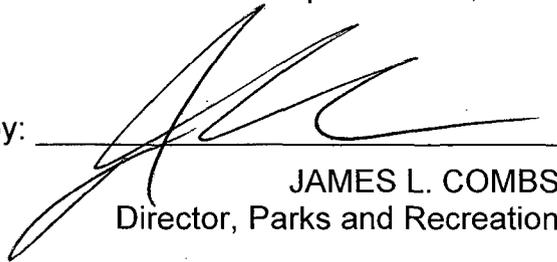
**Financial Considerations:** The contract amount was awarded in Resolution No. 2010-0467, in a not to exceed amount of \$559,078. In the same resolution Council approved the use of the State of California Multiple Awards Schedule (CMAS) Agreement to procure the synthetic turf for the soccer field for an amount not to exceed \$321,650.

A change order is required to add the security fencing to the scope of work to be performed under City Contract #2010-0467. Change Order #2 in the amount of \$81,187 requires City Council approval because it exceeds 10% of the original contract price and, therefore, lies outside the City Manager's approval authority set forth in Sacramento City Code section 3.60.210 (A)(3).

Staff recommends appropriating \$75,000 of Quimby Act Fees, Fund 2508, to L19808800 so there will be sufficient funds to proceed with Change Order #2 if approved. The additional appropriation is needed to cover the additional costs for construction management, inspection, and labor compliance services necessary for completion of the project.

**Emerging Small Business Development (ESBD):** Grass Valley Turf Company is certified by the City of Sacramento as a small business.

Respectfully Submitted by: \_\_\_\_\_



JAMES L. COMBS  
Director, Parks and Recreation

Recommendation Approved:



GUS VINA  
Interim City Manager

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## Attachment 1

### Background Information

Hagginwood Community Park is a 15.50 acre park located in Del Paso Heights. The Hagginwood Park Master Plan update approved by City Council on March 31, 2009, calls for replacement of the existing baseball field with a lighted synthetic turf soccer field.

In general, the scope of the project is to carry out the proposed design, complete all required engineering documents and construct the project utilizing a common design/build process for the lighted synthetic turf soccer field as described in the Request for Proposals (RFP) issued in March 2010.

The scope of the project includes, but is not limited to, the demolition of the existing baseball field and associated hardscape and infrastructure with a synthetic turf system, installation of soccer field lighting, as well as all design/engineering and construction of the synthetic turf systems, all site development, site utilities, and associated work. The total site area is approximately 83,900 square feet.

The Design-Build method is a faster delivery method than design-bid-build and will have the following parameters:

1. The contractor will work closely with the City consultants so as to minimize the level of design drawings to only those needed to get competitive pricing.
2. The selected design firm will produce drawings and specifications grouped into phases which will allow the contractor to commence construction on the underground, utilities, demolition, and site improvements well before building drawings are ready to be bid.
3. The City will start the process of procurement of the synthetic turf and installation through the State of California Multiple Awards Schedule (CMAS) Agreement No. 4-06-78-0031A in parallel with the Design-Build contractor design and installation of the turf infrastructure, field lighting and associated site improvements.

This method has been used successfully many times by other public entities in the Sacramento region and throughout the State of California.

On March 9, 2010, Council adopted Resolution 2010-121 which suspended competitive bidding and authorized the issuance of a Request for Proposal to select a design-build consultant/contractor for the Hagginwood Park Synthetic Turf Soccer Field project.

On March 18, 2010, the Department of General Services posted a RFP for design-build services on the City's internet bid website. Three submittals were received and deemed responsive. The selection committee evaluated the statements of qualifications based on previous experience with design of sports fields, experience with the design-build approach on similar size projects, experience of the proposed team working together on previous design-build projects and the firms' commitment to completing the project

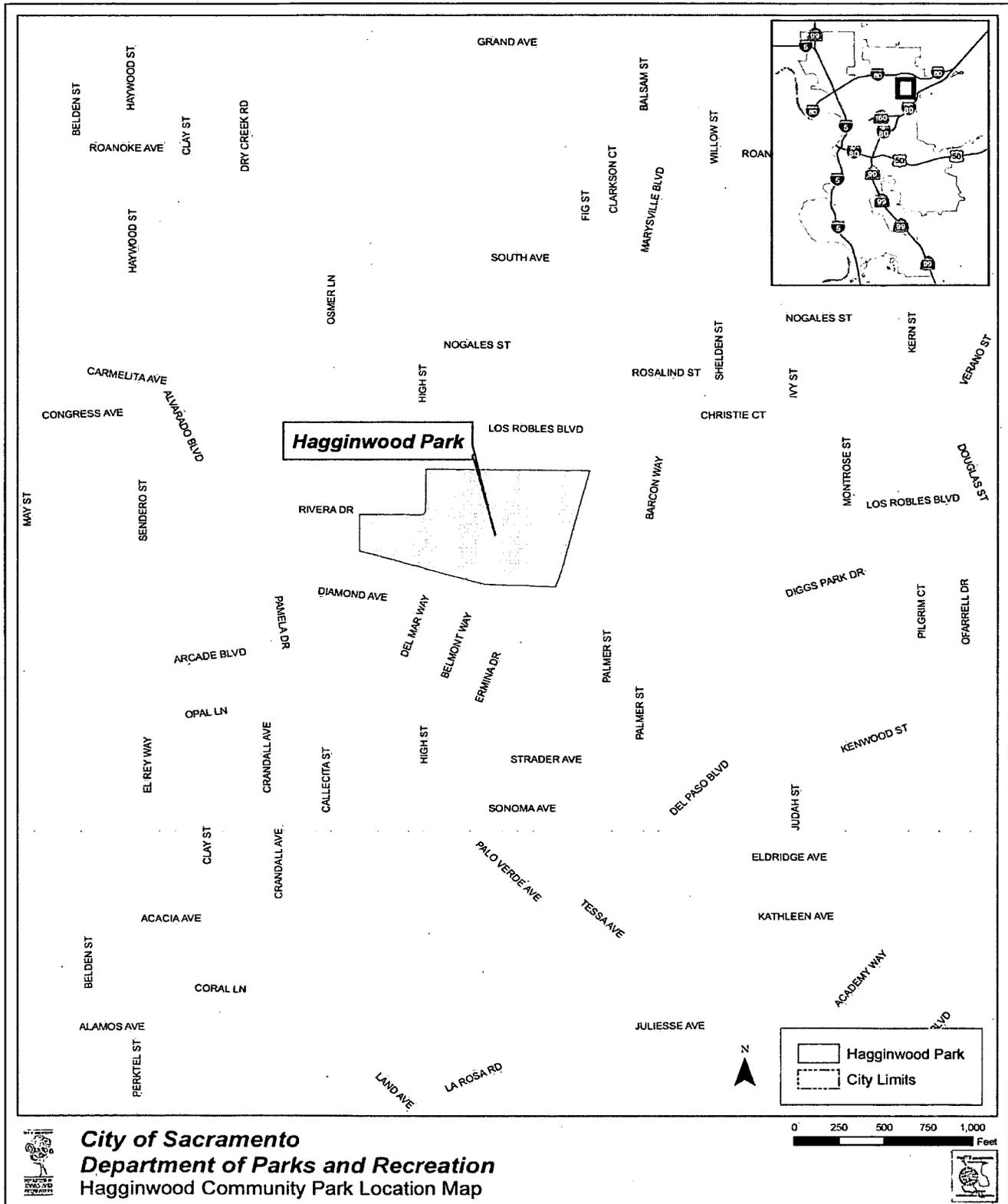
within the timeline and budget given. The committee then short listed the most qualified firms and invited them to interview.

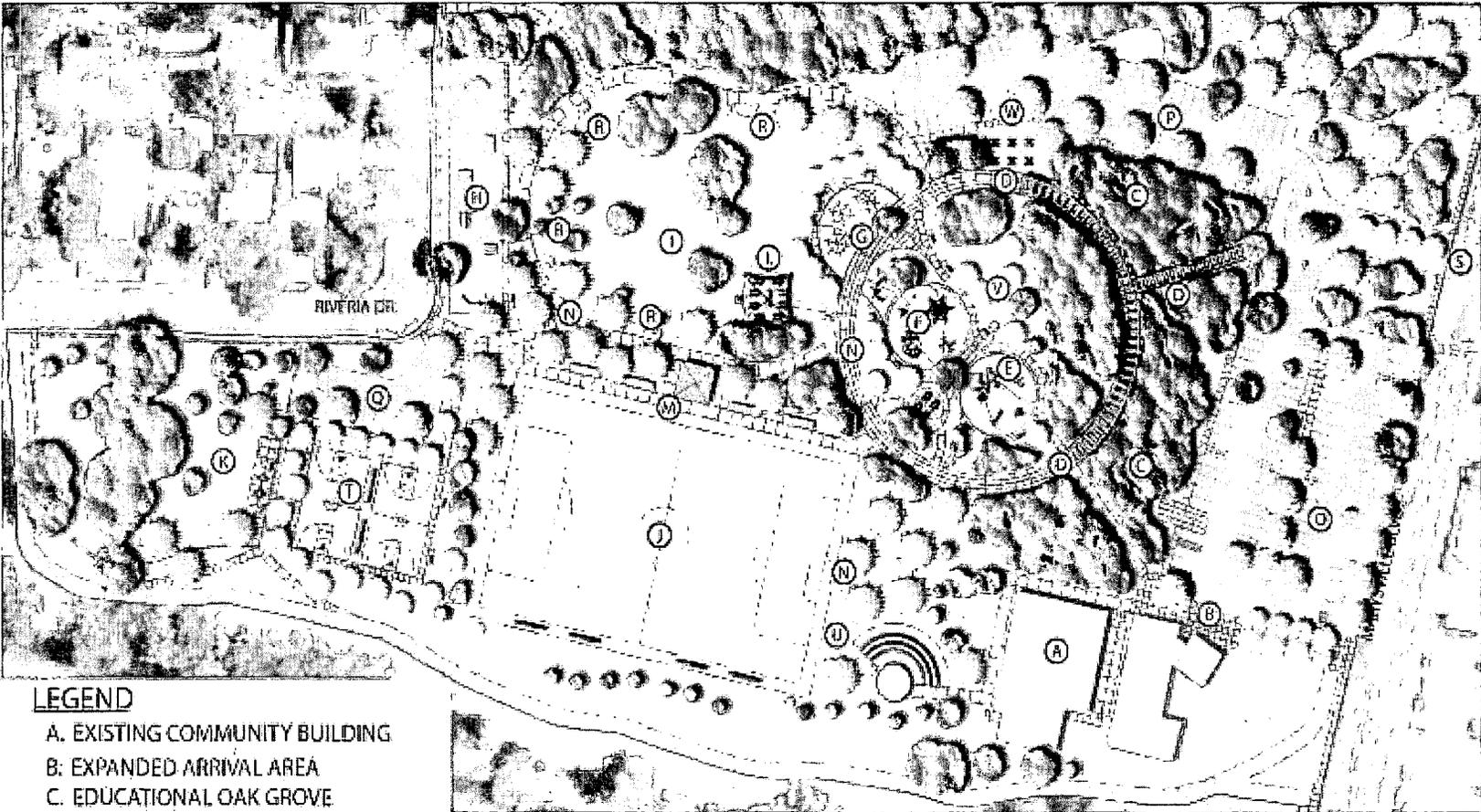
On May 4, 2010, based on the outcome of the interviews, the committee identified Grass Valley Turf Company as the most qualified and responsive firm.

On June 22, 2010 Council adopted Resolution R2010-364 authorizing the City Manager to execute a design-build contract for Hagginwood Park Lighted Synthetic Turf Soccer Field with Grass Valley Turf Company in an amount not to exceed \$559,078. Contract 2010-0467 for authorized work was executed on June 23, 2010.

All work is scheduled to be completed by November 23, 2010.

Attachment 2





**LEGEND**

- A. EXISTING COMMUNITY BUILDING
- B. EXPANDED ARRIVAL AREA
- C. EDUCATIONAL OAK GROVE  
- DECOMPOSED GRANITE PATHS  
- SHRUB and GROUND COVER PLANTINGS
- D. ARBOR STRUCTURE
- E. TOT PLAY AREA (2-5 YRS. OLD)
- F. SCHOOL AGE PLAY AREA (5-12 YRS. OLD)
- G. WATER PLAY AREA
- H. SKATE PARK FACILITY
- I. OPEN LAWN AREA
- J. 200' X 300' LIGHTED SYNTHETIC TURF FIELD
- K. DOG PARK- 35,000 SQ. FT.

- L. GROUP PICNIC AREA
- M. RESTROOM FACILITY
- N. WALKING PATH
- O. PARKING LOT - 74 SPACES
- P. PARKING LOT - 61 SPACES
- Q. PARKING LOT - 9 SPACES
- R. (4) FITNESS STATION
- S. PARK SIGN

- T. (2) BASKETBALL COURT
- U. OUTDOOR THEATER
- V. RENOVATED PUMP ROOM
- W. GAME TABLES

- EXISTING TREES
- EXISTING OR PROPOSED TURF

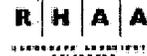
- PROPOSED SHADE TREE, OR ACCENT PLANTING

SCALE: 1"=125'-0"



**MASTER PLAN**  
**HAGGINWOOD COMMUNITY PARK** (23 acres)  
 CITY OF SACRAMENTO, CALIFORNIA

January 2010



**Attachment 4**

**Change Order #2 Description**

**Contract #:** C02010-0467 **DATE:** 6/23/2010  
**Purchase Order #:** 11909

**Budget #:** L19808800  
**Change Order #:** 2  
**Current Date:** 8/29/2010

**TO:** Grass Valley Turf Company  
**Contract For:** Hagginwood Park Synthetic Turf Soccer Field

Item #	Description	Amount
1.	Provide all labor, equipment, materials and tools necessary to install a perimeter fence around the proposed athletic field and stands with gates per the approved drawings. Includes 1,132 lf of 8'-0" high, 1.25" mesh vinyl coated chain link fence (color selected by City), two (2) 12'-0" wide double swing gates and two (2) 3'-6" wide single swing gates per plans. All frame work to be powder coated to match vinyl coated chain link.	\$63,287.00
2.	Provide all labor, equipment, materials and tools necessary to install upgraded landscaping per plans. Included hydroseed "deduct" and sod "add" in landscape areas surrounding synthetic field and over irrigation line repairs. Planting to include elimination of Berberis, replacement of Mahonia with Cotoneaster Lowfast. Work includes mulch, planting, stakes, top soil, labor and standard maintenance. The amount for this work is a not to exceed figure.	\$17,900.00
<b>NET TOTAL CHANGE ORDER NUMBER TWO</b>		<b>\$81,187.00</b>

**RESOLUTION NO. 2010-**

Adopted by the Sacramento City Council

**September 28, 2010**

**APPROVING CHANGE ORDER #2: HAGGINWOOD PARK SYNTHETIC  
TURFSOCCER FIELD PROJECT (L19808800)**

**BACKGROUND**

- A. Hagginwood Community Park is a 15.50 acre park located in Del Paso Heights.
- B. The Hagginwood Park master plan update was reviewed and supported by the community and the Parks and Recreation Commission; the master plan was approved by City Council in Resolution 2009-186 and includes replacement of the existing baseball field with a synthetic turf soccer field.
- C. On June 22, 2010, Council adopted Resolution R2010-364 authorizing the City Manager to execute a design-build contract for Hagginwood Park Lighted Synthetic Turf Soccer Field with Grass Valley Turf Company in an amount not to exceed \$559,078. City Contract #2010-0467 for authorized work was executed on June 23, 2010. All work is scheduled to be completed by November 23, 2010.
- D. To complete construction of Hagginwood Park Synthetic Turf Field project, a change order is required to include security fencing within the scope of work to be performed under City Contract #2010-0467. Change Order #2 in the amount of \$81,187 requires City Council approval because it exceeds 10% of the original contract price and, therefore, lies outside the City Manager's approval authority set forth in Sacramento City Code section 3.60.210 (A)(3).
- E. Staff recommends appropriating \$75,000 of Quimby Act Fees, Fund 2508, to L19808800 so there will be sufficient funds to proceed with Change Order #2 if approved. The additional appropriation is needed to cover the additional costs for construction management, inspection, and labor compliance services necessary for completion of the project.
- F. Utilizing Quimby Act Fees, Fund 2508, for improvements to a park is consistent with City Code section 16.64.060 as these funds will be used for the "...improvement, and expansion of the public parks, playgrounds and recreational facilities."

**BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:**

- Section 1.    That \$75,000 of Quimby Act Fees, Fund 2508, is appropriated to the Hagginwood Park Synthetic Turf Field Project (L19808800).
  
- Section 2.    The City Manager, or City Manager's designee, is authorized to execute Change Order #2 to City Contract #2010-0467 between the City of Sacramento and Grass Valley Turf Company in the amount of \$81,187 for the project.