



REPORT TO COUNCIL

City of Sacramento

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

CONSENT
April 10, 2008

Honorable Mayor and
Members of the City Council

Title: Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300)

Location/Council District: The Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project is located just north of Downtown. (District 1)

Recommendation: Adopt a **Resolution** 1) authorizing the City Manager to approve a Professional Services Agreement in the amount of \$1,344,362 with David Evans and Associates, Inc. project (PN: TR71, T15088300); and 2) transferring \$100,000 (Fund 2001) from the State and Federal Grant Match (PN: TX01, T15007200) to the project.

Contact: Ted Davini, Senior Engineer, 808-8930; Tim Mar, Supervising Engineer, 808-7531.

Presenters: None

Department: Transportation

Division: Engineering Services

Organization No: 3435

Description/Analysis

Issue: Approving a Professional Services Agreement and transferring additional funds is required to begin the preliminary engineering, environmental services, and final design services for the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300).

Policy Considerations: The action requested supports the City's Strategic Plan goals of promoting economic development, improving and expanding public safety, and achieving sustainability and enhancing livability.

Environmental Considerations: Authorizing the contract and transferring additional funds is not considered a project as defined by Section 15378(a) of the California Environmental Quality Act guidelines. The recommended action

involves no physical construction and has no potential to cause significant impact to the environment.

Rationale for Recommendation: These actions are required to move forward with the project delivery process for this project. The eventual construction of this project is consistent and critical to the City's infill and redevelopment goals in the Richards Boulevard and Railyards areas.

Financial Considerations:

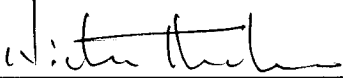
The final negotiated contract with David Evans and Associates, Inc. for the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300) is \$1,344,362 to provide preliminary engineering, environmental services, and final design services, which is over the current unobligated amount of \$1,282,803 in the project budget. Transferring \$100,000 (Fund 2001) from the State and Federal Grant Match (PN: TX01, T15007200) to the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300) is needed to award the consultant contract in the near-term and will be needed to match future federal funding anticipated for this project in the long-term.

The total project budget for this project is expected to be \$10,600,000, comprised of the following sources of funds:

| | |
|-----------------------|-------------|
| SAFETEA-LU Earmark | \$4,200,000 |
| SACOG federal funding | \$4,700,000 |
| Measure A | \$1,700,000 |

Informational Note: Sacramento Transportation Authority (STA) Board approval is required for all Measure A reallocations. Staff will submit the reallocation request for action at the next scheduled STA Board meeting. The reallocation of Measure A in the amount of \$100,000 is contingent upon STA Board approval. There is minimal risk that the STA Board will not approve the reallocation request. Staff will return to City Council for further budget approvals if the STA Board does not approve the reallocation request.

Emerging Small Business Development (ESBD): This is a Federally-Funded contract. Disadvantaged Business Enterprise (DBE) project participation requirements apply. E/SBE rules are held in abeyance. David Evans & Associates pledged no DBE participation on this project nor were they required to do so.

Respectfully Submitted by: 
Nicholas Theocharides
Engineering Services Manager

Approved by: 
Jerry Way
Director of Transportation

Recommendation Approved:


RAY KERRIDGE
City Manager

Table of Contents:

| | | |
|--------------------|--------------------------|------|
| | Report | Pg 1 |
| Attachments | | |
| 1 | Background | Pg 4 |
| 2 | Resolution | Pg 6 |
| | Exhibit A - Location Map | Pg 8 |

Attachment 1

Background Information:

The primary goal of the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300) is to provide near-term circulation improvements for the surrounding redevelopment areas. These improvements are expected to include the extension of Bercut Drive from Richards Boulevard to Railyards Boulevard, widening Jibboom Street from Richards Boulevard to Railyards, connecting Jibboom Street and Bercut Drive under Interstate 5 in the Railyards, and improving the existing Richards Boulevard and Interstate 5 interchange to the maximum extent possible under the Caltrans encroachment permit process. This project is not expected to construct the ultimate roadway improvements for the Richards Boulevard Interchange with Interstate 5.

To help establish feasible scope, cost and schedule for the ultimate roadway and interchange improvements, the City anticipates completing a formal Caltrans Project Study Report (PSR) for the Richards Boulevard and Interstate 5 Interchange as a separate effort completed concurrently with the near-term project. This Caltrans PSR is expected to be completed as part of the Richards Boulevard and Interstate 5 Ultimate Interchange Improvements Project (PN: TR61) and is not part of this council action. It will study multiple viable alternatives and prepare cost estimates that can most appropriately meet the areas long-term circulation needs for this interchange and its connections to the area's arterial and collector roadways. This Caltrans PSR is not being initiated at this time to allow City staff to complete the ongoing Specific Plan Update for the River District, which will likely alter the traffic circulation in and around the ultimate interchange.

This project is located on the border of two important City of Sacramento development districts: the Richards Boulevard area and the Railyards area. The Richards Boulevard area is an area bordered by the Sacramento River to the west, the American River to the north, North B Street to the south, and 18th Street to the east. This area has traditionally been an industrial area that is currently in a renaissance era as it converts to an extension of the downtown urban core. As the Richards Boulevard area redevelops, there are increasing needs for circulation improvements.

The Railyards area has received its name from its long-term use as Southern Pacific's primary west coast railroad service yard. The Railyards area is located just to the south of the Richards Boulevard area. In December 2006, Thomas Enterprises purchased the Railyards from the railroad company and is in the approval process for a new Railyards Specific Plan. The Final Environmental Impact Report (EIR) for the specific plan was certified by the City of Sacramento on December 11, 2007. The development of this specific plan is also expected to require significant circulation infrastructure improvements.

The infrastructure elements of this project have been analyzed in several past EIRs in the area, including the EIR for the Railyards Specific Plan. This project is intended to

Access Improvements from the Railyards to Richards Blvd & I-5 Project April 10, 2008
(PN: TR71, T15088300)

be largely consistent with these documents, with the understanding that minor changes to the roadway geometry may result as more detailed studies are performed during the delivery of the project.

The Department of Transportation advertised a Request for Proposals (RFP) for consultant services to provide preliminary engineering, environmental services, and final design services for the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project. Four firms submitted RFP's: Carter & Burgess, Inc.; Mark Thomas & Company, Inc.; G. C. Wallace of California, Inc.; and David Evans and Associates, Inc. A panel of City staff from Engineering Services, Development Services, and General Services, and representatives from outside stakeholders, including Caltrans, Thomas Enterprises, Inc, and the River District, evaluated the firms' written proposals based on experience, qualifications, and proposed work plan for the project. Based on this, the panel held interviews for the top three firms to better define the top-ranked firm. The selection process resulted with David Evans and Associates, Inc. being ranked as the top firm.

RESOLUTION NO.

Adopted by the Sacramento City Council

**Access Improvements from the Railyards to Richards Boulevard and
Interstate 5 Interchange Project
(PN: TR71, T15088300)**

BACKGROUND

- A. The primary goal of the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300) is to provide near-term circulation improvements for the surrounding redevelopment areas. These improvements are expected to include the extension of Bercut Drive from Richards Boulevard to Railyards Boulevard, widening Jibboom Street from Richards Boulevard to Railyards, connecting Jibboom Street and Bercut Drive under Interstate 5 in the Railyards, and improving the existing Richards Boulevard and Interstate 5 interchange to the maximum extent possible under the Caltrans encroachment permit process. This project is not expected to construct the ultimate roadway improvements for the Richards Boulevard Interchange with Interstate 5.
- B. To help establish feasible scope, cost and schedule for the ultimate roadway and interchange improvements, the City anticipates completing a formal Caltrans PSR for the Richards Boulevard and Interstate 5 Interchange as a separate effort completed concurrently with the near-term project. This Caltrans Project Study Report (PSR) is expected to be completed as part of the Richards Boulevard and Interstate 5 Ultimate Interchange Improvements Project (PN: TR61) and is not part of this council action. It will study multiple viable alternatives and prepare cost estimates that can most appropriately meet the areas long-term circulation needs for this interchange and its connections to the area's arterial and collector roadways. This Caltrans PSR is not being initiated at this time to allow City staff to complete the ongoing Specific Plan Update for the River District, which will likely alter the traffic circulation in and around the ultimate interchange.
- C. As the Richards Boulevard and Railyards areas redevelop, there are increasing needs for circulation improvements. The infrastructure elements of this project have been analyzed in several past EIRs in the area, including the EIR for the Railyards Specific Plan. The proposed projects are intended to be largely consistent with these past documents, with the understanding that minor changes to the roadway geometry may result as more detailed studies are performed during the delivery of this project. The primary goal of the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project

(PN: TR71, T15088300) is to provide near-term circulation improvements for the surrounding redevelopment areas. As a result, this project is not expected to construct the ultimate roadway improvements for the Richards Boulevard Interchange with Interstate 5.

- D. This project is located on the border of two important City of Sacramento development districts: the Richards Boulevard area and the Railyards area. The Richards Boulevard area has traditionally been an industrial area that is currently in a renaissance era as it converts to an extension of the downtown urban core. The Railyards area has received its name from its long-term use as Southern Pacific's primary west coast railroad service yard. In December 2006, Thomas Enterprises purchased the Railyards from the railroad company and is in the approval process for a new Railyards Specific Plan. The Final Environmental Impact Report (EIR) for the specific plan was certified on December 11, 2007.

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

- Section 1. The City Manager is authorized to approve a Professional Services Agreement with David Evans and Associates, Inc. for an amount not to exceed \$1,344,362 for the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300).
- Section 2. The FY07/08 Capital Improvement Program revenue and expenditure budgets are amended by transferring \$100,000 (Fund 2001) from the State and Federal Grant Match (PN: TX01, T15007200) to the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300).

Table of Contents:

- Exhibit A: Map of the Access Improvements from the Railyards to Richards Boulevard and Interstate 5 Project (PN: TR71, T15088300) – 1 page

EXHIBIT A

Location Map for
Access Improvements from Railyards to Richards Boulevard
and Interstate 5 Project (PN:TR71, T15088300)

