



REPORT TO COUNCIL

City of Sacramento

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

CONSENT
October 19, 2010

Honorable Mayor and
Members of the City Council

Title: Contract: Reichmuth Park Improvements (L19153000)

Location/Council District: 6135 Gloria Drive / Council District 4

Recommendation: Adopt a **Resolution** approving the contract plans and specifications for the Reichmuth Park Improvements (L19153000) project and awarding the contract to JM Slover, Inc. for an amount not to exceed \$221,728.

Contact: Tin-Wah Wong, Associate Landscape Architect, 808-5540; J.P. Tindell, Park Planning and Development Manager, 808-1955

Presenters: Not applicable

Department: Parks and Recreation

Division: Park Planning & Development Services

Organization No: 19001121

Description/Analysis

Issue: Reichmuth Park is an existing 42.13-acre community park in the Pocket Planning Area located at 6135 Gloria Drive. On September 23, 2008, City Council approved the master plan update in Resolution 2008-649. Staff is seeking approval to award a contract to develop the park improvements. The formal bid process for this project has been completed and a bidder has been selected based on the qualifications set forth by the City.

A summary of the project history is included as Attachment 1 (page 5), a location map is included as Attachment 2 (page 7), and the Park Master Plan Update is included as Attachment 3 (page 8).

Policy Considerations: Sacramento City Code Chapter 3.60 identifies the general guidelines for completing contracts for public projects and procedures for bidding and issuing contracts over \$100,000.

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

Utilizing Park Development Impact Fees (PIF), Fund 3204, to augment this budget is consistent with Sacramento City Code Section 18.44.160, as these funds will be "expended on park facilities within the planning area in which the development project paying the fee is located."

This is part of the Park Development Process for park planning as stated in the *2005-2010 Parks and Recreation Master Plan*.

In accordance with Sacramento City Council Resolution No. 2010-346, JM Slover, Inc. is headquartered in the state of California. The proposed contract 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: On August 7, 2008, the Reichmuth Park Master Plan update was reviewed and supported by the Parks and Recreation Commission (PRC).

Environmental Considerations:

California Environmental Quality Act (CEQA): The proposed project has been determined to be exempt from the provisions of the CEQA pursuant to the following sections of the CEQA Guidelines (Title 14 Cal. Code Reg. § 15000 et seq.): Section 15303 (new construction of new, small facilities, or structures).

Sustainability Considerations: The Reichmuth Park Improvements project has been reviewed for consistency with the goals, policies, and targets of the City Sustainability Master Plan (SMP), the Parks and Recreation Sustainability Plan (PRSP), and the 2030 General Plan. The renovation of this park will advance these plans' goals, policies, and targets by reducing air pollution, reducing water consumption, and expanding recreation opportunities. The park development is consistent with sustainable design and development standards now applied to City park design to incorporate play equipment and site furniture manufactured from recycled materials, a water efficient centralized irrigation system, native plantings, 20% less turf and more naturalized, drought-tolerant plantings to minimize water use.

This project will use recycled content material as follows: concrete pavement and concrete retaining wall (13.5%), drain rocks under the pavement (10%), steel used on the site furnishings (45%), recycled plastic in the skate park

equipment (90%), recycled metal in the skate park equipment and site furnishings (100%).

Rationale for Recommendation: The formal bidding process for the Reichmuth Park Improvements project was posted in accordance with City Code 3.60 and Administrative Policy #4002. The project was posted and the bids were opened on September 15, 2010. The staff/engineer's estimate for this project was \$277,511. Staff received six bids and the results are listed below.

#	<u>CONTRACTOR</u>	<u>Base Bid</u>	<u>Additive Alternates</u>	<u>Total Bid</u>	<u>SBE %*</u>
1	PBM Construction, Inc.**	\$189,189.00	\$9,600.00	\$198,789.00	5.3
2	JM Slover, Inc.***	\$212,428.00	\$9,300.00	\$221,728.00	70.1
3	Tricon Construction	\$212,989.00	\$10,453.00	\$223,442.00	26.6
4	Saenz Landscape Construction	\$243,750.00	\$10,344.00	\$254,094.00	29.1
5	Ariza Construction, Inc.	\$249,895.80	\$12,100.00	\$261,995.80	94.4
6	Tricorp Construction	\$268,205.00	\$10,476.00	\$278,681.00	33.8

*SBE% is based on base bid only.

**PBM Construction's bid is deemed non-responsive because the city has established a minimum 20% participation level for ESBes on this contract. Pursuant to City Code section 3.60.270, no bidder on this contract shall be considered a responsive bidder unless its bid meets or exceeds this minimum participation level.

***JM Slover, Inc. is the low, responsible bidder.

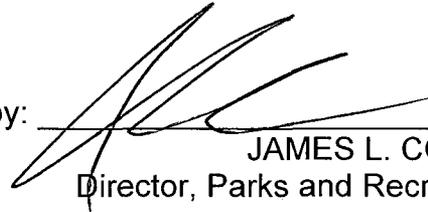
The project award will be for the base bid and additive alternate #1 (security camera) in an amount not to exceed \$221,728. The improvements to the park will consist of installing the following amenities: skate park with a security camera, concrete walkways and a seating area. Pursuant to City Code Section 3.60.020, it was determined that JM Slover, Inc. had the lowest, responsible total bid.

Park construction is scheduled to begin in the fall of 2010 for a first phase of development to include a skate park with security camera, pedestrian walkways, and a seating area.

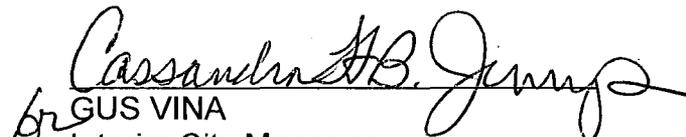
Financial Considerations: There are sufficient funds in the project (L19153000) to award the contract. Funding for the project comes from Park Development Impact Fees, Fund 3204. Maintenance is approved in the existing Department operating budget.

Emerging Small Business Development (ESBD): The selection of consultants and contractors for this project followed City established guidelines for inclusion of ESBD firms. At an SBE/EBE percentage total of 70.1% (SBE percentage is based on the base bid only), JM Slover, Inc. and its subcontractors are above meeting the City's required 20% ESBD rate.

Respectfully Submitted by:


JAMES L. COMBS
Director, Parks and Recreation

Recommendation Approved:


GUS VINA
Interim City Manager

APPROVED AS TO FORM:


CITY ATTORNEY

Table of Contents:

Report	pg. 1
Attachments	
1 Background Information	pg. 5
2 Reichmuth Park Improvements Location Map	pg. 7
3 Reichmuth Park Master Plan	pg. 8
4 Resolution	pg. 9

Attachment 1**Background Information**

Reichmuth Park is an existing 42.13-acre community park in the Pocket Planning Area located at 6135 Gloria Drive.

On November 30, 2007, a community meeting was conducted to discuss the update of the Reichmuth Park Master Plan. Subsequently, there have been several meetings with the community, the Alice Birney Elementary School, the Youth Commission, and the City Council Office to discuss the plan. On February 11, 2008, the master plan draft was presented to the community. A discussion of the master plan was conducted and revisions were made to the master plan responding to the comments.

On April 21, 2008, the Parks and Recreation Commission's (PRC's) Park Planning and Development Services Committee reviewed the updated Reichmuth Park Master Plan. The Committee recommended the master plan with the following comments: 1) the Department of Parks and Recreation (DPR) needs to improve its outreach when developing improvements to community parks; 2) a timer is needed on the tennis court gate handle to keep it locked to eliminate use after the court is closed; 3) the ball wall should be relocated to the southeast of the tennis court; and 4) DPR should consider removing the parking lot near the tennis court. The comments regarding the master plan were incorporated in the master plan and presented to the PRC on May 1, 2008.

The master plan originally went to the Parks and Recreation Commission on May 1, 2008; however, the PRC asked staff to: 1) look into adding a disc golf course for the natural area; 2) look at relocating the skate park and possible switching of the location with the basketball court; 3) put in additional seating areas; 4) modify the fitness stations to accommodate both youth and adults; 5) look into adding additional senior activity such as adult fitness stations or gardening; 6) relocate the ball wall so it is more visible from the street; and, 7) report the demographic information surrounding Reichmuth Park.

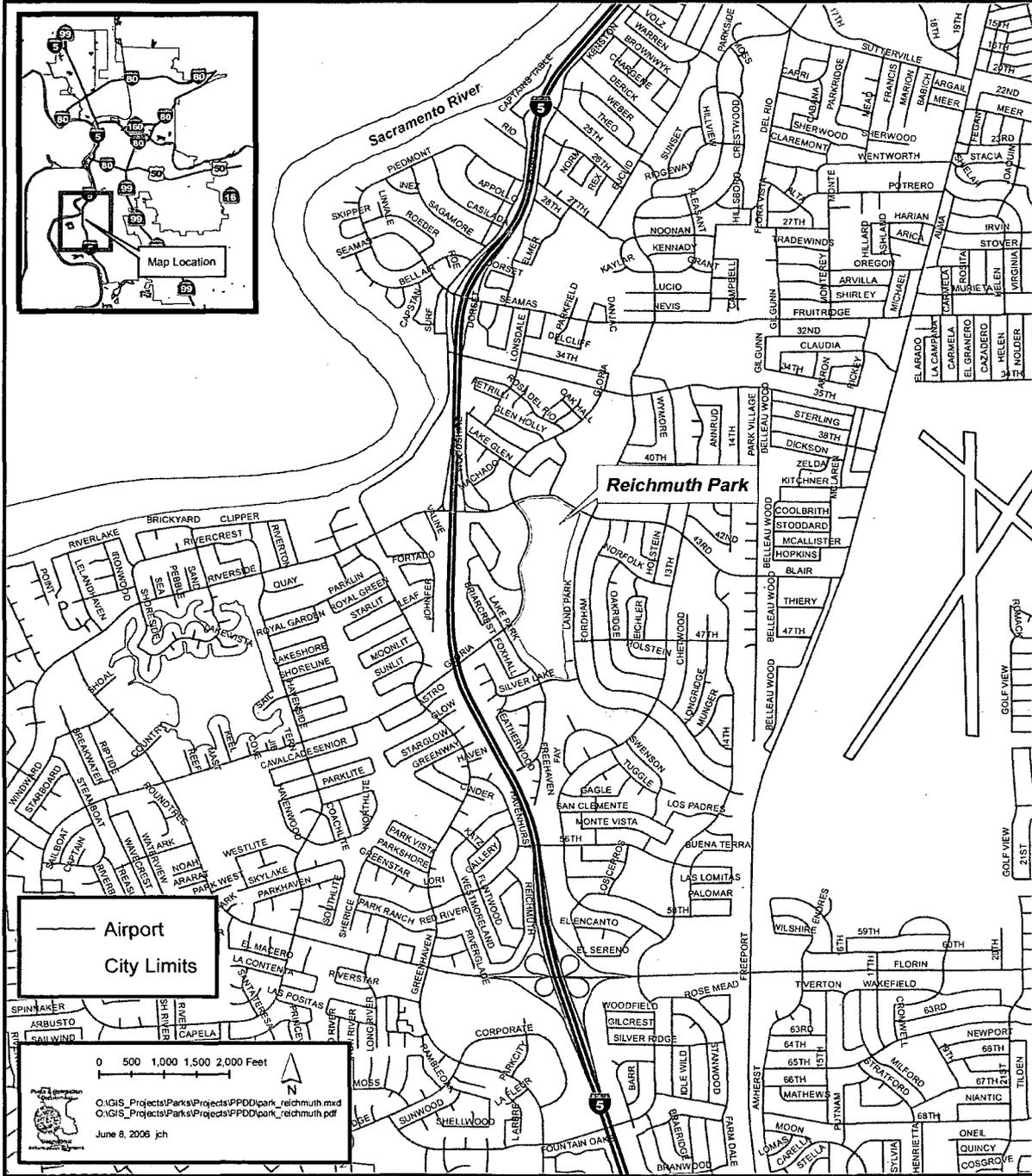
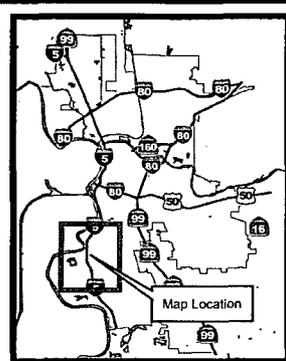
Staff's responses to these comments were as follows: 1) adding a disc golf course is against the community's wishes to leave the natural area as is; 2) staff reviewed the existing conditions at the park and the location of the skate park has been moved to the north side of the utility pump station (the skate park could not be switched with the basketball court because the basketball court is next to the detention area and the skate park would require more area than the basketball court; it would also require adding fill dirt to the detention basin area which would reduce the basin capacity); 3 & 4) staff added the fitness stations and additional seating areas to the master plan; 5) the ornamental garden was modified to a demonstration garden, intended to be used and maintained by the senior community; and 6) the ball wall has been relocated.

On August 7, 2008, the Parks and Recreation Commission reviewed the changes to the Reichmuth Park Master Plan and they recommended approval of the master plan.

Park construction is scheduled to begin in the fall of 2010 for a first phase of development to include a skate park with security camera, pedestrian walkways, and a seating area.

Attachment 2

City of Sacramento
Department of Parks and Recreation
Reichmuth Park

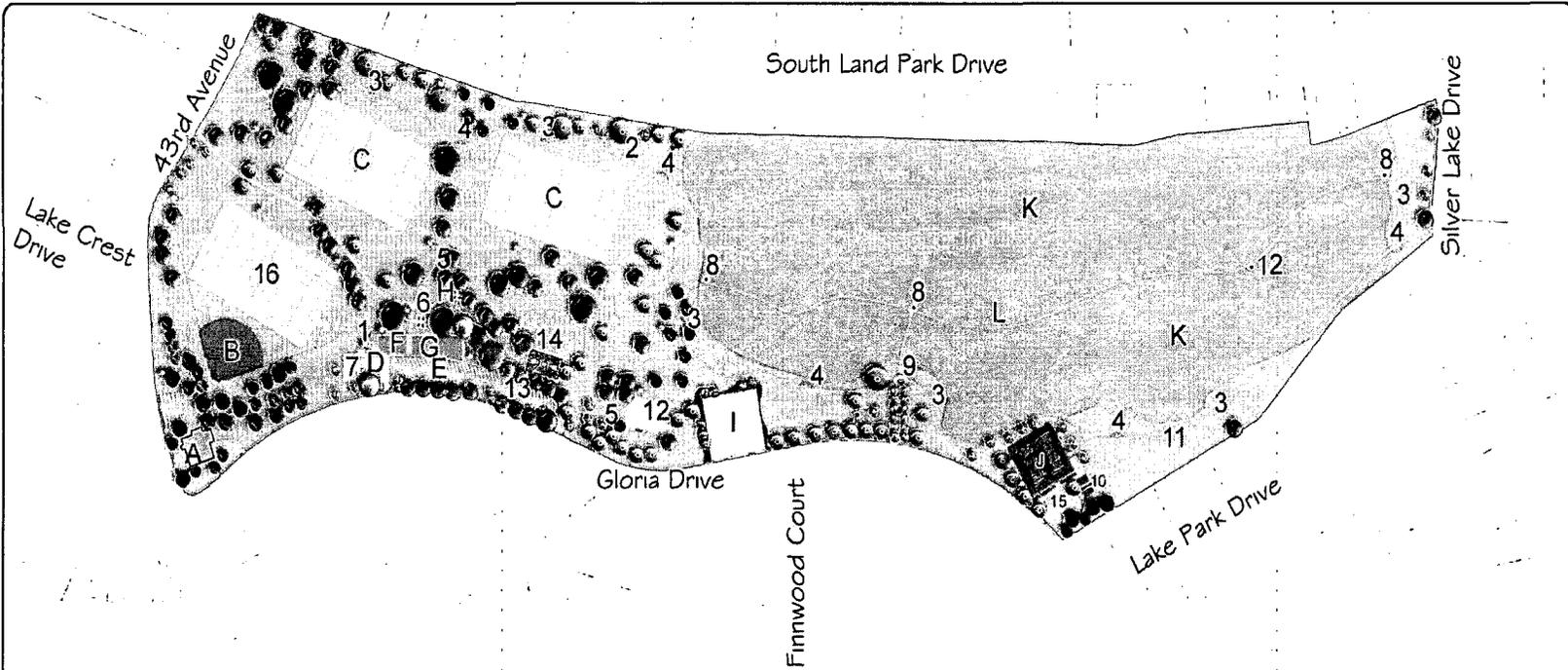


— Airport
— City Limits

0 500 1,000 1,500 2,000 Feet

0:\GIS_Projects\Parks\Projects\PPDD\park_reichmuth.mxd
0:\GIS_Projects\Parks\Projects\PPDD\park_reichmuth.pdf

June 8, 2006 jch



Existing Site Features

- | | |
|------------------------------------|-------------------------|
| A. Fire Station | G. Adventure Play Area |
| B. Lighted Softball Field | H. Picnic Area |
| C. Soccer Fields | I. Utility Pump Station |
| D. Restroom | J. Lighted Tennis Court |
| E. Parking Lot w/ Lighting & Gates | K. Nature Area |
| F. Tot Lot | L. Nature Area Pathway |

Proposed Site Features

- | | |
|------------------------------------------------------|------------------------------------------------|
| 1. Water Mister Play Area | 9. Proposed Art Work |
| 2. 10' Concrete Walkway & 4' Decomposed Granite Path | 10. Ball Wall |
| 3. Seating Areas | 11. 4' Decomposed Granite Path |
| 4. Exercise Stations (Senior & Youth) | 12. Skate Park |
| 5. 5' Concrete Walkway | 13. Parking Lot Expansion w/ Lights & Gates |
| 6. Group Picnic Area with Grills | 14. Relocated Basketball Court |
| 7. Ornamental / Demonstration Garden | 15. Tennis Court Parking Lot w/ Lights & Gates |
| 8. Interpretive Signs | 16. Soccer Field |

RESOLUTION NO. 2010-

Adopted by the Sacramento City Council

October 19, 2010

**APPROVING A CONTRACT: REICHMUTH PARK IMPROVEMENTS PROJECT
(L19153000)**

BACKGROUND

- A. Reichmuth Park is an existing 42.13-acre community park in the Pocket Planning Area located at 6135 Gloria Drive.
- B. The Reichmuth Park Master Plan Update was reviewed and supported by the community and the Parks and Recreation Commission; it was approved by City Council in Resolution 2008-649.
- C. City Code Chapter 3.60 identifies the general guidelines for completing contracts for public projects and procedures for bidding and issuing contracts over \$100,000.
- D. The formal bid process for the Reichmuth Park Improvements project has been completed based on the qualifications set forth by the City.
- E. The project award will be for the base bid and additive alternate #1.
- F. There are sufficient funds in the project (L19153000) to award the contract.
- G. Pursuant to City Code Section 3.60.020, it was determined that JM Slover, Inc. was the responsible, low bidder with a bid of \$221,728.

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

- Section 1. The contract plans and specifications for Reichmuth Park Improvements (L19153000) are approved, and the contract is awarded to JM Slover, Inc. for an amount not to exceed \$221,728.