



2.15

CONVENTION, CULTURE AND
LEISURE DEPARTMENT

PARKING FACILITIES DIVISION

CITY OF SACRAMENTO
CALIFORNIA

January 21, 2003

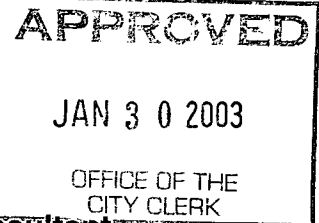
312 K STREET
SACRAMENTO, CA
95814-3329

PH 916-264-5110
FAX 916-264-5115
email: cityofsacramento.org

City Council
Sacramento, California

AG 2003 - 009

Honorable Members in Session



SUBJECT: Authorization for City Manager to execute a consultant services agreement with Walker Parking Consultants for Construction Document Preparation for Parking Garage Structural Repair Project (PN:VD26).

LOCATION AND COUNCIL DISTRICT: Parking Garages in
Central Downtown Area
Council District 1

RECOMMENDATION:

This report recommends that the City Council adopt the attached resolution authorizing the City Manager to execute a consultant services agreement with Walker Parking Consultants for the Construction Document Preparation for the Parking Garage Structural Repair Project (PN:VD26) for a fee not to exceed \$183,200.

CONTACT PERSON: Howard Chan, General Manager, 264-7610
Mike George, Project Manager, 264-8433

FOR COUNCIL MEETING OF: January 30, 2003

SUMMARY:

Walker Parking Consultants conducted a Structural Assessment of the City's seven parking facilities in June 2000 and submitted a revised estimated construction cost of \$2,108,000 on October 14, 2002 for recommended structural and code related repairs. Walker Consultants propose to develop a single bid

package for all seven structures to allow the construction work to be monitored by facility, and to ease construction administration.

COMMITTEE/COMMISSION ACTION:

None.

BACKGROUND INFORMATION:

- In June 1986, City Council awarded a contract to Walker Parking Consultants to conduct a structural assessment of the City's seven parking facilities, identified in the report as; Lots G, H, I, K (K1, K2, and K3), P, R and U.
- On July 23, 2002, the City Council took action to rename the garages referencing associated landmarks.

New Name:	Old Name	Location
Downtown Plaza West	Lot G	Corner of 3 rd and L Streets
Downtown Plaza East	Lot K, (K1, K2, and K3)	Under Downtown Plaza Mall
Downtown Plaza Central	Lot U	5 th and J Streets
Capitol Garage	Lot H	10 th and 11 th at L Street
City Hall Garage	Lot I	10 th and 11 th at I Street
Old Sacramento Garage	Lot P	2 nd at J & K Streets (Under I-5)
Tower Bridge Garage	Lot R	Front Street at Neasham Circle

- Due to funding and other immediate priorities only a portion of the 1986 recommended repairs were accomplished.
- In November 1999, City Council awarded a contract to Walker Parking Consultants for the first phase of this project, a Structural Assessment Study. They were selected from five consulting firms that submitted information on their qualifications and two firms that were selected from these five to submit proposals for this project. Walker was selected based on both qualification and the proposed fee. The agreement was for \$113,396. The second low proposal was \$149,142.
- In June 2000, Walker Parking Consultants completed the Structural Assessment Study of the existing City's parking facilities. This

assessment estimated Construction Costs of \$1,952,000 for structural and code related repairs.

- In October 2002, Walker Parking Consultants provided an updated Construction estimate based on a negotiated revised scope of work and inflation. The estimated total Construction Cost of the work is \$2,108,000.
- Staff selected Walker Parking Consultants to prepare the construction documents as a second phase to this project. By selecting Walker Parking Consultants, a re-assessment of the garage will not be necessary in order to move forward with this project.
- The scope of work for this agreement is to prepare construction documents for the identified repairs needed to extend the life of these facilities based on the original design, which met structural and seismic requirements when each facility was built.

FINANCIAL CONSIDERATIONS:

- The current available funds in Parking Garage Structural Repair Project (PN:VD26) are \$5,037,000, which is sufficient to cover this agreement and the Construction Cost estimates.
- This professional services agreement is for a fee not to exceed \$183,200 (\$172,000 Professional Fee plus an \$11,200 'not to exceed' amount to cover reimbursable expenses).
- Staff will return for Council approval after the Construction Documents are completed for approval of specifications, acceptance of bid and award of contract for the structural repairs.

ENVIRONMENTAL CONSIDERATIONS:

The Environmental Services Division has reviewed the proposed project and has determined it is categorically exempt from further California Environmental Quality Act (CEQA) review, per CEQA Guidelines Section 15301. The project is to facilitate the repair of existing parking facilities and does not expand the use beyond that which was originally approved.


POLICY CONSIDERATIONS:

This action is consistent with existing City policies regarding transportation, neighborhood, revitalization and enhancement and public safety. The action requested herein is consistent with Sacramento City Code, Title 3.


ESBD CONSIDERATIONS:

Walker Parking Consultants is not an ESBD firm. Though they complete most of the work in-house, they have agreed to continue to work to meet the 20% ESBD participation goal during the selection of consultants needed to perform the work. During the selection process for the construction work, staff will utilize the ESBE program requirements as well as local and community involvement programs.

Respectfully submitted,


Howard Chan, General Manager
Parking Facilities Division

APPROVED:


Barbara E. Bonebrake, Director
Convention, Culture and Leisure Department

RECOMMENDATION APPROVED:


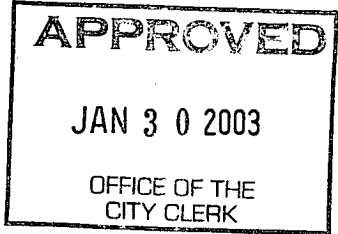

Robert P. Thomas, City Manager

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1. Resolution (pg. 5)



RESOLUTION NO. 2003-039

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF _____

RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH WALKER PARKING CONSULTANTS FOR CONSTRUCTION DOCUMENT PREPARATION FOR THE PARKING GARAGE STRUCTURAL REPAIR PROJECT (PN:VD26) FOR AN AMOUNT NOT TO EXCEED \$183,200.

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

- 1. The City Manager is hereby authorized and directed execute an agreement with Walker Parking Consultants for the Construction Document Preparation for the Parking Garage Structural Repair Project (PN:VD26) for all City parking facilities in an amount not to exceed \$183,200.

MAYOR

ATTEST:

CITY CLERK

5

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____



2.15
2.5

CONVENTION, CULTURE AND
LEISURE DEPARTMENT

PARKING FACILITIES DIVISION

CITY OF SACRAMENTO
CALIFORNIA

January 7, 2003

312 K STREET
SACRAMENTO, CA
95814-3329

PH 916-264-5110
FAX 916-264-5115
email: cityofsacramento.org

City Council
Sacramento, California

Honorable Members in Session

SUBJECT: Approval to suspend competitive bidding and authorize the City Manager to execute a consultant services agreement with Walker Parking Consultants for Construction Document Preparation for Parking Garage Structural Repair Project (PN:VD26).

LOCATION AND COUNCIL DISTRICT: Parking Garages in
Central Downtown Area
Council District 1

RECOMMENDATION:

This report recommends that the City Council adopt the attached resolution authorizing the City Manager to suspend competitive bidding (2/3 vote required) and execute a consultant services agreement with Walker Parking Consultants for the Construction Document Preparation for the Parking Garage Structural Repair Project (PN:VD26) for a fee not to exceed \$183,200.

CONTACT PERSON: Howard Chan, General Manager, 264-7610
Mike George, Project Manager, 264-8433

FOR COUNCIL MEETING OF: January 23, 2003

SUMMARY:

Walker Parking Consultants conducted a Structural Assessment of the City's seven parking facilities in June 2000 and submitted a revised estimated construction cost of \$2,108,000 on October 14, 2002 for recommended structural

and code related repairs. Walker Consultants propose to develop a single bid package for all seven structures to allow the construction work to be monitored by facility, and to ease construction administration.

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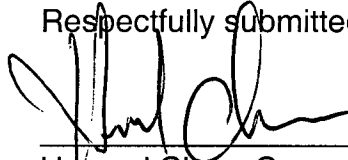
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Respectfully submitted,



Howard Chan, General Manager
Parking Facilities Division

APPROVED:



Barbara E. Bonebrake, Director
Convention, Culture and Leisure Department

RECOMMENDATION APPROVED:



Robert P. Thomas, City Manager

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RESOLUTION NO.

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF _____

RESOLUTION SUSPENDING COMPETITIVE BIDDING AND AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH WALKER PARKING CONSULTANTS FOR CONSTRUCTION DOCUMENT PREPARATION FOR THE PARKING GARAGE STRUCTURAL REPAIR PROJECT (PN:VD26) FOR AN AMOUNT NOT TO EXCEED \$183,200.

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

1. The City Manager is hereby authorized and directed to suspend competitive bidding (2/3 vote required) and execute an agreement with Walker Parking Consultants for the Construction Document Preparation for the Parking Garage Structural Repair Project (PN:VD26) for all City parking facilities in an amount not to exceed \$183,200.

MAYOR

ATTEST:

CITY CLERK

5

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____

Walker Report
1-23-03 h.15
(public works
is providing)

CITY CLERK

**AFTER YOU HAVE PROCESSED THIS
AGREEMENT**

**PLEASE RETURN ONE XEROX COPY
TO:**

**KARLA
ORG. 4310**

Thanks!
Karla
x 1933

*Walker Agreement
1-30 Council
date*

CITY CLERK

**AFTER YOU HAVE PROCESSED THIS
AGREEMENT**

**PLEASE RETURN ONE XEROX COPY
TO:**

**KARLA
ORG. 4310**

Thanks!
Karla
x 1933

15

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ADOPTED BY THE SACRAMENTO CITY COUNCIL

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