RESOLUTION NO. 2009-059

Adopted by the Sacramento City Council

February 3, 2009

ACCEPTING A MAXIMUM GARANTEED PRICE FOR THE CONSTRUCTION OF THE DOCKS PROMENADE – PHASE 1 WITH FLINTCO, INC.; APPROVING AND AUTHORIZING THE CITY MANAGER TO EXECUTE A CONSTRUCTION CONTRACT WITH FLINTCO, INC.; AND APPROVING THE PARK NAME AND A PARK MASTER PLAN FOR PIONEER LANDING PARK

BACKGROUND

A. In July 2003, the City Council of the City of Sacramento accepted the Sacramento Riverfront Master Plan (Master Plan). The Master Plan includes the Docks Area as an opportunity site. The original concept for the Docks Area included a mixed-use neighborhood and a riverfront promenade.

B. In 2005-2008, the City of Sacramento (City) engaged in an extensive community planning process to further define the Docks Area. The Docks Area community planning process resulted in a draft Specific Plan for a high-density, mixed-use neighborhood with a riverfront promenade along the Sacramento River.

C. In August 2006, the City Council awarded a contract to Walker Macy for the Docks Promenade Design. Following an extensive community design process, the City Council approved the Promenade Design on October 16, 2007.

D. On July 15, 2008, the City Council reaffirmed the adoption of the Docks Promenade Parkway Plan, adopted an environmental document for the project, established a project budget of $5,359,951 (B18430000), approved the use of Proposition 40 Grant Funds, suspended competitive bidding for the construction of the Docks Promenade – Phase I pursuant to Section 3.60.170 D of the Sacramento City Code, and directed staff to issue a Design/Assist Request for Qualifications (RFQs) for the Docks Promenade – Phase I improvements ("the Project") (City Resolution number 2008-488 and Agency Resolution number 2008-052).

E. On July 23, 2008 a Request for Qualifications for the selection of a Construction Manager/General Contractor (CM/GC) for the Project was issued and five companies submitted proposals on August 22, 2008.

F. Following interviews, the Selection Committee chose Flintco, Inc. to provide technical consulting services through 100% design and for General Contracting services for the Project.

G. On November 6, 2008, the Parks and Recreation Commission supported approval of naming of the park at R Street as "Pioneer Landing" and of a Park Master Plan for Pioneer Landing.

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

Section 1 After due consideration of the evidence presented, the findings, including the environmental findings regarding this action as stated in the staff report that accompanies this Resolution, are approved.

Section 2 The City Manager or his designee is authorized to enter into a loan agreement with the City of Sacramento Redevelopment Agency for a no interest $1,500,000 loan from Merged Downtown Tax Increment Funds for the construction of the Docks Promenade – Phase I. The City will repay (from B18430000) the Agency (Fund 100) once grant reimbursements are received.

Section 3 The Guaranteed Maximum Price (GMP) for the Docks Promenade – Phase I Project in the amount of $4,909,000 is accepted.

Section 4 The transfer of $200,000 of Quimby Act Fees, Fund 2508 to the Docks Promenade - Phase I (B18430000) is approved.

Section 5 The construction agreement for the construction of the Docks Promenade – Phase I Project (B18430000) with Flintco, Inc. for a price not to exceed the GMP, is approved and the City Manager is authorized to execute the agreement.

Section 6 The name of Pioneer Landing for the park at R Street and the riverfront is approved.

Section 7 The Park Master Plan for Pioneer Landing is approved.

Adopted by the City of Sacramento City Council on February 3, 2009 by the following vote:

Ayes: Councilmembers Cohn, Fong, Hammond, McCarty, Pannell, Sheedy, Tretheway, Waters, and Mayor Johnson.

Noes: None.

Abstain: None.

Absent: None.

Mayor Kevin Johnson

Attest:

for Shirley Concolino, City Clerk