



# City of Sacramento City Council

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915 I Street, Sacramento, CA, 95814  
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**Meeting Date:** 12/11/2012

**Report Type:** Consent

**Title: Contract: McClatchy Park Farmer's Market Phase 2 (L19136000)**

**Report ID:** 2012-00967

**Location:** District 5

**Recommendation:** Pass a Motion: 1) approving the contract plans and specifications for the McClatchy Park Farmer's Market Phase 2 (L19136000) project; 2) awarding the contract to RSC General Engineering for park improvements in an amount not to exceed \$332,134.99; and 3) authorizing the City Manager, or City Manager's designee, to execute the contract with RSC General Engineering for the McClatchy Park Farmer's Market Phase 2 (L19136000) project.

**Contact:** Dennis Day, Associate Landscape Architect, (916) 808-7633; J.P. Tindell, Park Planning & Development Manager, (916) 808-1955, Department of Parks and Recreation

**Presenter:** None

**Department:** Parks & Recreation Department

**Division:** Park Development Services

**Dept ID:** 19001121

## **Attachments:**

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- 1-Description/Analysis
- 2-Background
- 3-Location Map
- 4-Master Plan

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### **City Attorney Review**

Approved as to Form  
Sheryl Patterson  
11/29/2012 10:25:55 AM

### **City Treasurer Review**

Reviewed for Impact on Cash and Debt  
Russell Fehr  
11/26/2012 10:16:43 AM

### **Approvals/Acknowledgements**

Department Director or Designee: Jim Combs - 11/28/2012 12:00:04 PM



## Description/Analysis

**Issue:** The McClatchy Park Farmers' Market is located in McClatchy Park, a 15.2-acre community park located at 3500 5<sup>th</sup> Avenue in the Fruitridge-Broadway Community Plan Area (PA5). On March 24, 2009, City Council approved the McClatchy Park Master Plan Update in Resolution 2009-024. The McClatchy Park Farmers' Market Phase 1, completed in April 2012, included the construction of hardscape, site furniture and landscape and irrigation improvements. Phase 2 of this project consists of two large custom shade structures over a portion of the existing Farmers' Market area and electrical outlets for vendors. It also includes landscaping development (irrigation, planting, tubular steel fencing and walkway) of two former lots purchased by SHRA and transferred to the City. This additional 0.22 acres of park land allows for an additional park entrance from 5<sup>th</sup> Avenue.

The formal bid process for this project has been completed and RSC General Engineering has been selected as the lowest responsible and responsive bidder. A summary of the project history, a location map, and approved Master Plan are included as attachments to this report.

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

RSC General Engineering 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.

**Economic Impacts:** This project, which total \$332,134.99 in construction costs, is expected to create 1.73 total jobs (1 direct job and 0.73 additional job through indirect and induced activities) and create \$282,646 in total economic output (\$183,006 of direct output and another \$99,640 of output through indirect and induced activities).

### Environmental Considerations:

**California Environmental Quality Act (CEQA):** On March 24, 2009, City Council approved the McClatchy Park Master Plan Update, the Mitigated Negative Declaration, and Mitigation Monitoring Plan. The current request is to construct Phase 2 of the McClatchy Park Master Plan Update. Phase 2 project components were evaluated within the Mitigated Negative Declaration for Project. Therefore, the proposed Phase 2 Master Plan will not result in impacts over and above what was previously evaluated.

**Sustainability:** The McClatchy Park Farmers’ Market Phase 2 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, and the 2030 General Plan. The project will advance the goals, policies, and targets of these plans by improving the health of residents through access to a healthy and locally grown food. The park improvements are also consistent with sustainable design through the use of local vendors.

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

**Rationale for Recommendation:** The formal bidding process for the McClatchy Park Farmers’ Market Phase 2 project was posted in accordance with City Code section 3.60 and Administrative Policy Instruction #4002. The project was posted on October 3, 2012, and bids were opened on October 31, 2012. The staff/engineer’s estimate for the project was \$310,581 (base bid plus additive alternates). Staff received eight bids and the results are listed below.

No.	CONTRACTOR	BASE BID	ADDITIVE ALTERNATES	TOTAL BID	SBE %*
1	RSC General Engineering	\$299,434.99	\$32,700.00	\$332,134.99	100
2	JM Slover Inc.	\$320,430.00	\$44,600.00	\$365,030.00	80.4
3	Abide Builders	\$312,200.00	\$45,600.00	\$357,800.00	94.2
4	C & C Construction Inc.	\$345,734.00	\$23,790.00	\$369,524.00	100
5	Grand Sierra Construction	\$341,100.00	\$37,790.00	\$378,890.00	45.2
6	Olympic Land Construction	\$343,407.00	\$46,671.00	\$390,078.00	95.8
7	Goodland Landscape, Inc.	\$402,922.00	\$40,710.00	\$443,632.00	100
8	JA Gonsalves & Sons	\$489,750.00	\$37,100.00	\$526,850.00	0.0

\*SBE % is based on Base Bid Only

This project is consistent with the adopted McClatchy Park Master Plan Update. The project award will be for the base bid plus additive alternate #1 which is a concrete pad for a small picnic area, two trash receptacles, and six picnic tables. Pursuant to City Code Section 3.60.020, it was determined that RSC General Engineering is a responsible bidder offering the lowest responsive base bid. Construction is expected to begin in February 2013, and be completed in April 2013.

**Financial Considerations:** There are sufficient funds in L19136002 to award the contract. Funding for this project is from Community Plan Area 5, Park Development Impact Fees (PIF), Fund 3204, (\$346,947) and Citywide Landscape and Lighting District Funds (Fund 2232), (\$53,286) to construct the proposed park improvements.

**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 100%, RSC General Engineering and its subcontractors surpass the City's required 20% ESD rate. The SBE percentage is based on the base bid only.



## Background

McClatchy Park Farmers' Market is in McClatchy Park, a 15.2- acre community park located at 3500 5<sup>th</sup> Avenue in the Fruitridge-Broadway Community Plan Area. McClatchy Park Farmers' Market was constructed in spring 2012 and opened in May 2012.

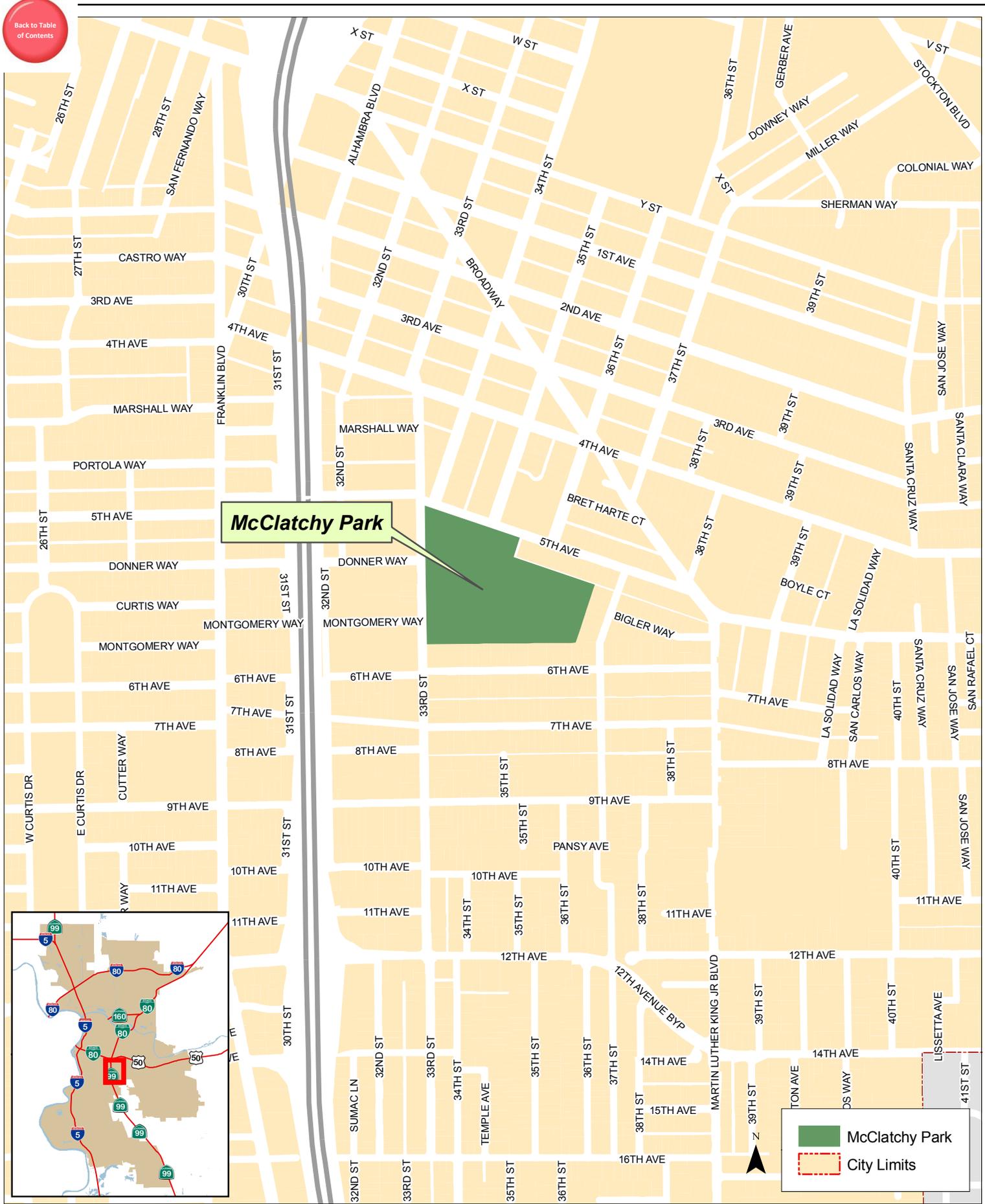
On April 10, 2008, the City Council adopted the *Parks and Recreation Safety Implementation Plan (PSIP)*. As part of the *PSIP*, the City Council approved action plans for nine City parks to implement capital improvements and operational enhancements to make these parks positive, clean, vibrant, and safe environments for park users.

McClatchy Park was one of the nine selected park sites. Safety oriented immediate improvements were recommended as Tier I improvements. Tier II or longer-term planning projects are to be implemented as funding becomes available. The addition of a Farmers' Market is considered a Tier II improvement. The McClatchy Park Master Plan Update was reviewed and supported by the Parks and Recreation Commission on December 15, 2008. On March 24, 2009, the City Council approved the Master Plan Update as well as a Mitigated Negative Declaration with the Mitigation Reporting Plan.

The amenities existing at McClatchy Park include picnic areas, baseball/soccer fields, unlit softball field, swimming and wading pools, nine-hole disc golf course recently constructed as a volunteer community project, parking, amphitheater, restrooms, basketball courts, tennis courts, and a play area.

The McClatchy Farmers' Market Phase 1 project, completed in May 2012, included the construction of hardscape, site furniture and landscape and irrigation improvements. Phase 2 of this project consists of two large custom shade structures over a portion of the existing Farmers' Market area and electrical outlets for vendors, which will complete the Market. McClatchy Park Farmers' Market Phase 2 project is expected to begin construction in February 2013 and be completed by the end of April 2013, in time for the opening of Market season in May.

The City was recently awarded a Proposition 84 Park Development and Community Revitalization Grant, in the amount of \$2,790,000 for additional improvements to McClatchy Park. The new amenities include two playgrounds (one for 2-5 year olds and another for 5-12 year-olds), a water mister area, skate park, two full basketball courts, two tennis courts, new walkways, jogging trail with fitness stations, irrigation system improvements, site furniture (tables, benches, trash receptacles, bike racks, and drinking fountains), small and large group picnic areas, security lighting, small and large group picnic areas with barbeque grills, concrete and decomposed granite walking/jogging trails, landscaping and tree planting, and art in public places. The grant related McClatchy Park improvements will be constructed by summer 2014.



**City of Sacramento**  
**Department of Parks and Recreation**  
**McClatchy Park**



# McCLATCHY COMMUNITY PARK



## MASTER PLAN