



REPORT TO COUNCIL

City of Sacramento

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

CONSENT

September 5, 2006

Honorable Mayor and
Members of the City Council

Title: Construction Contract: Richfield Park, CIP LX61

Location/Council District: 1908 Expedition Way/Council District 8

Recommendation: Adopt a **Resolution:** 1) approving the contract specifications for Richfield Park, CIP LX61; 2) accepting Parker Landscape Development as the low, responsible bidder for the base bid for Richfield Park, CIP LX61; 3) appropriating \$95,000 from Park Impact Fee, Fund 791, Planning Area 11, for Richfield Park, CIP LX61; 4) awarding Parker Landscape Development the construction contract for Richfield Park, CIP LX61, for the base bid of \$389,453.83; and 5) authorizing the City Manager to execute the construction contract with Parker Landscape Development in the amount of \$389,453.83 for Richfield Park, CIP LX61.

Contact: J.P. Tindell, Interim Planning and Development Manager, 808-1955

Presenters: Not applicable

Department: Parks and Recreation

Division: Park Planning, Design & Development

Organization No: 4727

Description/Analysis

Issue: Staff is seeking approval to award a construction contract and augment the existing park budget by appropriating \$95,000 of Park Impact Fees (PIF), Fund 791, Planning Area 11, to CIP LX61 to complete the development of the park by proceeding with the construction of the base bid. The formal bid process for the Richfield Park project has been completed and a construction bidder has been selected based on the qualifications set forth by the City. Phase I will include: basic landscaping, an irrigation system, a picnic table with a shade structure, trash receptacles, open turf, a volleyball area, and a basketball court.

A summary of the project history is included as Attachment 1 (page 4) and an

area map is included as Attachment 2 (page 5).

Policy Considerations: Utilizing PIF funds is consistent with City Code Section 18.44.160 as these funds will be used within the planning area from which the development project fees are coming and are for the construction of park facilities.

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.

Committee/Commission Action: The park name and master plan (Attachment 3, page 6) were reviewed and supported by the Parks and Recreation Commission on October 13, 2005. Members requested that the side of the park which borders the natural wetlands area have compatible plantings so that the park integrates with the surrounding area.

Environmental Considerations: The Development Services Department, Environmental Planning Services Division has reviewed this project and has determined that it is exempt from the provisions of the California Environmental Quality Act (CEQA) under Class 3, Section number 15303(e), Class 4, Section number 15304(f) and Class 11, Section number 15311(a) of the CEQA Guidelines. Projects exempt under Class 3, Section number 15303(e) consists of new construction of small structures or facilities. Projects exempt under Class 4, Section number 15304(f) consists of new gardening and landscaping and Class 11, Section number 15311(a) consists of construction or replacement of minor structures accessory to existing facilities, including on-premise signs.

Rationale for Recommendation: The formal bidding process for the Richfield Park project was posted in accordance with City Code 3.60 and Administrative Policy Instruction #48. The project was posted and the bids were opened on July 12, 2006. Staff received five bids and the results are listed below.

Pursuant to City Code Section 3.60.020, it was determined that Parker Landscape Development, was the responsible, low bidder with the base bid of \$389,453.83.

<u>CONTRACTOR</u>	<u>Base Bid</u>	<u>Total Bid</u>	<u>ESBE %</u>
Parker Landscape Development	\$389,453.83	\$389,453.83	74.1
Hemington Landscape Services	\$435,007.00	\$435,007.00	25.3
Cleary Bros.	\$463,325.50	\$463,325.50	38.8
Ad Land Venture	\$463,968.05	\$463,968.05	31.0
Gold Valley Construction	\$471,554.65	\$471,554.65	90.9

Financial Considerations: Funding for the park was approved by the City Council in the 2004 and 2005 Capital Improvement Program (CIP) process. PIF fees were collected in the neighborhood surrounding Richfield Park and a total of \$450,869 was designated for the project.

In order to award the base bid, it is requested that \$95,000 be allocated from PIF, Fund 791, Planning Area 11, to CIP LX61 to cover the construction award and additional city costs. There are adequate funds in PIF, Fund 791, Planning Area 11, for this augmentation.

Development of parks creates an ongoing cost for park maintenance and utilities are based on the size of the park. The annual maintenance cost for this 3-acre park is approximately \$10,200 per acre or \$30,600. There has been no augmentation to the Department of Parks and Recreation's operating budget for maintenance or water and utility costs.

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 74.1%, Parker Landscape Development, and their subcontractors are above the meeting the City's required 20% ESBD rate.

Respectfully Submitted by: 
ROBERT G. OVERSTREET II
Director of Parks and Recreation

Recommendation Approved:


for RAY KERRIDGE
City Manager

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Attachment 1

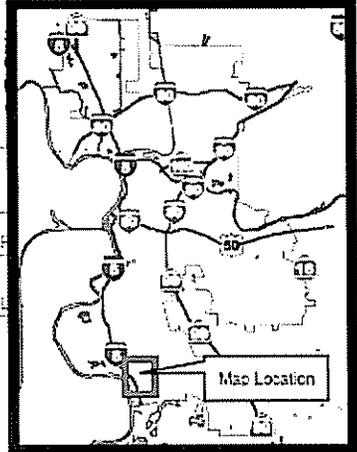
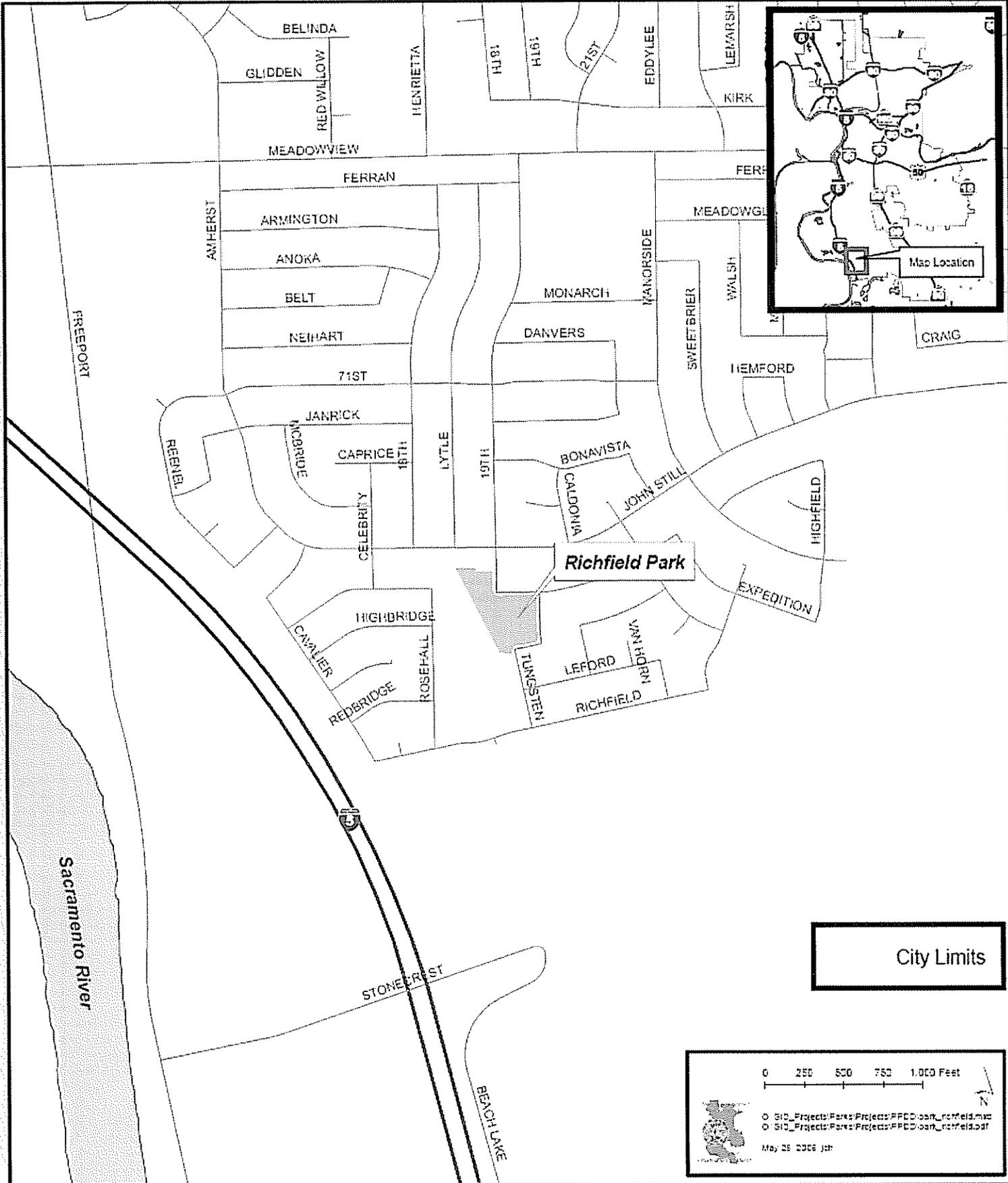
Background Information

The name and master plan for Richfield Park, a 3-acre park, was created through the public participation process and approved by Council Resolution 2005-859. The City Council approved funding of \$87,000 for the project in the 2004 Capital Improvement Program (CIP) report and \$363,869 for the 2005 CIP report. The Richfield Park Master Plan includes the following: basic landscaping, a picnic shelter with picnic tables, trash receptacles, benches, open turf, a natural area, a turf amphitheater, and a basketball court. During the master planning community process, the neighborhood suggested the name "Richfield Park" because the park is located near Richfield Way.

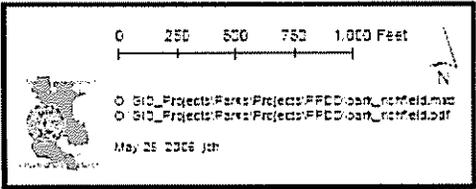
The park was master planned to include *Maintainable Park Standards*. At least 25% of this site is designed with urban forest, non-irrigated native grasses and mulch.



City of Sacramento
Department of Parks and Recreation
Richfield Park



City Limits



RESOLUTION NO. 2006-

Adopted by the Sacramento City Council

September 5, 2006

APPROVING A CONSTRUCTION CONTRACT: RICHFIELD PARK, CIP LX61

BACKGROUND

- A. 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.
- B. The formal bid process for the Richfield Park project has been completed and a construction bidder has been selected based on the qualifications set forth by the City.
- C. Pursuant to City Code Section 3.60.020, it was determined that Parker Landscape Development was the responsible, low bidder with the base bid of \$389,453.83.
- D. There are adequate funds in Park Impact Fee (PIF), Fund 791, Planning Area 11, for augmentation to Richfield Park, CIP LX61.
- E. Utilizing PIF funds is consistent with City Code Section 18.44.160 as these funds will be used within the planning area from which the development project fees are coming and are for the construction of park facilities.

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

- Section 1. The contract specifications for Richfield Park, CIP LX61, are approved.
- Section 2. Parker Landscape Development is accepted as the low, responsible bidder for the base bid for Richfield Park, CIP LX61.
- Section 3. That \$95,000 of Park Impact Fee (PIF), Fund 791, Planning Area 11, is appropriated for Richfield Park, CIP LX61.
- Section 4. The construction contract for Richfield Park, CIP LX61, is awarded to Parker Landscape Development for the base bid of \$389,453.83.
- Section 5. The City Manager is authorized to execute the construction contract with Parker Landscape Development in the amount of \$389,453.83 for Richfield Park, CIP LX61.