

REPORT OF GENERAL MANAGER

DATE September 5, 2012

APPROVED
SEP 05 2012
BOARD OF RECREATION
& PARK COMMISSIONERS

NO. 12-247

C.D. 7

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: MID-VALLEY INTERGENERATIONAL MULTIPURPOSE CENTER
(W.O. #E170239F) PROJECT – FINAL PLANS AND CALL FOR BIDS

R. Adams _____
H. Fujita _____
V. Israel _____

K. Regan _____
*M. Shull [Signature]
N. Williams _____

[Signature]
General Manager

Approved _____ Disapproved _____ Withdrawn _____

RECOMMENDATIONS:

That the Board:

1. Approve the final plans and specifications for the Mid-Valley Intergenerational Multipurpose Center (W.O. #E170239F) project;
2. Approve the reduction in the value of the work that the specifications require to be performed by the prime contractor from 50% to 20% of the base bid price; and
3. Approve the date to be advertised for receipt of bids as Tuesday, October 9, 2012, at 3:00 P.M. in the Board Office.

SUMMARY:

Submitted are final plans and specifications for the Mid-Valley Intergenerational Multipurpose Center (W.O. #E170239F) project, located at 9540 Van Nuys Boulevard, Panorama City, California 91402. The project is funded by the Community Redevelopment Agency (CRA) (AB 1290), Capital Improvement Expenditure Program (CIEP), Quimby Funds, Proposition 40 Roberti-Z’Berg-Harris (RZH), and Proposition 40 Per Capita (PC). The Department of Public Works, Bureau of Engineering (BOE) Architectural Division prepared the plans and specifications for this project. The City Engineer’s estimated construction cost for the project is \$2,100,000.

The project plans and specifications call for the construction of a new intergenerational multipurpose center. The facility includes a single story, 2,500 square foot building and outdoor improvements.

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The project scope of work includes, but is not limited to, the following:

1. Construction of a single story, 2,500 square foot steel-framed building with exterior stucco and tile finishes, and standing seam, metal roof;
2. Installation of outdoor improvements including landscape, irrigation, walking paths, and parking; and
3. Installation of fitness equipment, play equipment, picnic tables, drinking fountains, security lighting, and signage.

Funding for the construction of this project is available from the following funding sources and accounts:

<u>FUNDING SOURCE</u>	<u>FUND NO./DEPT. NO./ACCT. NO.</u>
CRA (AB 1290)	100/54/00C748
CIEP	100/54/00G996
Quimby Funds	302/89/89460K-MM
Proposition 40 – RZH	205/88/TBD(Cash Flow Account) 47W/89/TBD
Proposition 40 – PC	205/88/TBD (Cash Flow Account) 47T/89/TBD

It has been the policy of this Board to require that the prime contractor on construction projects perform a minimum of 50% of the work for the project, as measured by the base bid price. It is proposed that the Board reduce the prime contractor's participation requirement from 50% to 20% on this project. This should help attract a broader range of prime contractors, thus creating a more inviting and competitive bidding environment for this project. Also, it should create a more competitive pricing among the specialty subcontractors providing bids to the prime contractors.

In compliance with the California Environmental Quality Act (CEQA), staff has determined that the proposed improvements will not have a significant impact on the environment. This project has been determined to be Categorical Exempt pursuant to Article III, Sections 1(a)(11), 1(c)(17), and 1(d)(3) of the City CEQA Guidelines. A Notice of Exemption was filed with the Los Angeles City Clerk's Office on November 9, 2010, and posted by the County Clerk's Office on November 10, 2010.

The bid package has been approved by the City Attorney's Office.

Council District Seven and the Valley Region staff support the recommendations set forth in this Report.

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FISCAL IMPACT STATEMENT:

At this time, there is no immediate fiscal impact to the Department's General Fund for the actions recommended in this Board Report. However, once this project is completed, operational maintenance costs will be determined. Upon project completion, a request for funding will be submitted in future Department annual budget requests.

This report was prepared by Cathie Santo Domingo, Project Manager, Recreational and Cultural Facilities Program, Bureau of Engineering (BOE). Reviewed by Neil Drucker, Program Manager, Recreational and Cultural Facilities Program, BOE; Deborah Weintraub, Chief Deputy City Engineer, BOE; and Michael A. Shull, Superintendent, Planning, Construction and Maintenance Division, Department of Recreation and Parks.