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Staff Report for Accepting the Work for 2660 Eden Road Remediation, Project No. 10-593-52-249

RECOMMENDATIONS

Staff recommends acceptance of the work and filing of the Notice of Completion for the subject project.

BACKGROUND

On June 6, 2011, the City Council awarded the construction contract for the subject project to Innovative Construction Solutions - Norcal. Construction which entailed the remediation of the contaminated soil is now complete and is in compliance with the contract documents.

The site is a vacant lot located in the industrial section of the city, adjacent to the Water Pollution Control Plant (WPCP). In 2006, the City purchased the property for the rehabilitation of the WPCP. The property is approximately 450 feet by 120 feet.

Prior to 1989, an automobile wrecking yard operated there, and then the site was used for storage of stockpiled soil. The stockpiled soil was removed in February. Environmental regulations required that the ground be re-tested once the soil was removed. Tests of the remaining soil revealed that the soil was contaminated and required remediation.

Analysis

Project construction is complete.

Previous Actions

- On June 6, 2011, by Resolution 2011-104, the City Council awarded a construction contract to Innovative Construction Solutions - Norcal
- On April 18, 2011, by Resolution 2011-075, the City Council approved the plans and specifications and call for bids for the subject project
- On September 7, 2010, by Resolution 2010-111, the City Council awarded the soil disposal contract to Granite Rock Company
- On July 19, 2010, by Resolution 2010-095, the City Council approved the plans and specifications and call for bids for 2660 Eden Road Grading and Dirt Disposal project
- On December 4, 2006, by Resolution No. 2006-132, the City Council passed a Resolution of Necessity and directed a Filing of Eminent Domain for the property required for the Water Pollution Control Plant Rehabilitation project

- On September 5, 2006, by Resolution No. 2006-106, the City Council authorized the City Manager to execute a real property agreement for the property required for the Water Pollution Control Plant Rehabilitation project

Applicable General Plan Policies

Policy No. 52.05 - Maintain adequate capacity at the San Leandro Water Pollution Control Plant to accommodate projected levels of growth within the service area.

Environmental Review

California Environmental Quality Act (CEQA) was previously filed during the grading and dirt disposal phase of the project. The project was determined to be categorically exempt from CEQA pursuant to section 15304 (a) and (f) "Minor Alterations of Land".

Fiscal Impacts

The total cost of the project was \$90,406.59. The cost of the construction contract was as follows:

Original Contract	\$50,654.10
Contract Change Orders	\$39,752.49
Total Contract Amount	\$90,406.59

Laboratory soil confirmation test results required that the soil be deposited at a Class I disposal facility in lieu of a Class II disposal facility as originally contracted, resulting in an increased cost for disposal.

The subject project was funded with an existing appropriation of \$228,808 in the Water Pollution Control Plant Enterprise Fund, Account No. 593-52-249.

Budget Authority

The Finance Department confirmed that sufficient funds were available in the aforementioned account for the project.

PREPARED BY: Kevin Chun, Associate Engineer, Engineering & Transportation Department