



Legislation Details (With Text)

File #: 11-295 **Version:** 1 **Name:** MEM - Roof Replacement (Yr 3) - Accepting Work
Type: Staff Report **Status:** Filed
In control: City Council
On agenda: 11/21/2011 **Final action:** 11/21/2011
Enactment date: **Enactment #:**
Title: Staff Report for Accepting the Work for the Roof Replacement and Accessories (Year 3) Project, Project No. 09-687-18-104.
Sponsors: Uchenna Udemezue

Indexes:

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
11/21/2011	1	City Council	Received and Filed	

Staff Report for Accepting the Work for the Roof Replacement and Accessories (Year 3) Project, Project No. 09-687-18-104.

RECOMMENDATIONS

Staff recommends acceptance of the work, filing of the Notice of Completion, and upon completion to the satisfaction of the City Engineer of the one-year maintenance period, hereby authorizes the City Manager to release the maintenance bond for the subject project.

BACKGROUND

A roof survey was conducted in 2006 to evaluate the condition of all roofs on City-owned buildings. Each roof was assessed and a plan for repair or replacement, along with cost estimates, was developed. The roofs requiring repair or replacement were grouped into separate program years for budgetary reasons. In previous years, roof repairs or replacements were performed at the Marina Community Center, the Public Safety Building, the Main Library's Karp Room, Fire Station #12, and several buildings at the Public Works Services Center.

The current year's project replaced the roof at the Helen Lawrence South Offices Building. This work was coordinated with the replacement of the heating, ventilation, and air conditioning equipment installed under the supervision of the Public Works Services Department.

Analysis

On May 16, 2011, State Roofing Systems, Inc. was awarded the contract for submitting the lowest responsive bid in the amount of \$195,608. Construction began on July 14, 2011 and was completed on September 9, 2011.

Current Agency Policies

Maintenance of existing City's infrastructure to a desirable standard.

Previous Actions

- On July 21, 2008, by Resolution No. 2008-088, the City Council approved a consultant services agreement with Skyline Engineering, Inc. for the design services in conjunction with the reroofing program
- On February 22, 2011, by Resolution No. 2011-051, the City Council approved Plans and Specifications and Calling for Bids for the Roof Replacement and Accessories (Year 3) Project, Project No. 09-687-18-104 (provides for the roof replacement at the South Offices building)
- On May 16, 2011, by Resolution No. 2011-094, the City Council awarded the construction contract to State Roofing Systems, Inc.

Applicable General Plan Policies

Policy 52.07 - Provide on-going maintenance of City-owned property.

Permits and/or Variances Granted

A building permit was obtained and finalized.

Environmental Review

California Environmental Quality Act (CEQA) categorical exemption was filed with Alameda County pursuant to Section 15302 "Replacement or Reconstruction".

Fiscal Impacts

The total construction cost of the project was \$185,775.00, as follows:

Original Contract	\$ 184,344.00
Contract Change Orders	\$ <u>1,431.00</u>
Total Contract Amount	\$ 185,775.00

Budget Authority

This project was funded from using General Funds allocated for building maintenance approved in CIP Account No. 210-18-104.

PREPARED BY: Nelson Lam, Assistant Engineer, Engineering & Transportation