



Legislation Text

File #: 23-544, **Version:** 1

Adopt a Resolution of the City of San Leandro City Council to Approve and Authorize the City Manager to Execute an Amendment to a Consulting Services Agreement with Griffin Structures, Inc. for Staff Augmentation: Capital Improvement Project Manager for \$403,752.00, and to extend the contract by an additional two years

COUNCIL PRIORITY

- Infrastructure

SUMMARY

Amends an existing agreement with Griffin Structures, Inc. to continue services for two additional years, add investigation of hazardous materials, and add services during bid and award of park improvements.

RECOMMENDATIONS

Staff recommend approving and authorizing the City Manager to execute an amendment to the existing agreement with Griffin Structures, Inc.

BACKGROUND

The City has an existing agreement with Griffin Structures, Inc. to augment staff and provide project management of the Shoreline Park project, a new park located on the jetties surrounding the former San Leandro Marina. Progress on the project to date includes completion of the concept design and attainment of approval from the San Francisco Bay Conservation and Development Commission's Design Review Board.

The amendment, which would increase funding, extend the term, and expand the scope of work of Griffin Structures, Inc. would allow for the following to take place:

- a. Continue project management for two additional years;
- b. Perform asbestos and lead-based paint sampling and abatement oversight of the existing buildings; and
- c. Assist with contractor prequalification, bidding, award, and contract execution.

Analysis

Due to the flexible nature of this scope of work, this contract is on a time and materials basis. The budget initially allocated in the original CSA was exhausted through work that Griffin Structures, Inc. completed in the pre-design phase and design and permitting phase, to date.

The additional budget request, and two-year contract extension will allow the consultant to continue project management through design, bid, and award of the construction contract. The project schedule has been extended due to longer than anticipated times to attain permits and for Cal Coast

Companies, the developer of the land adjacent to the new park, to complete their plans.

Previous Actions

On November 16, 2020, through Resolution No. 20-475, the City Council approved an agreement with Griffin Structures, Inc. for Project Management of the Shoreline Park.

Permits and/or Variances Granted

This project will require permits from the San Francisco Bay Regional Water Quality Control Board, the Army Corps of Engineers, California Department of Fish and Wildlife, the San Francisco Bay Conservation and Development Commission, and the San Leandro Building Department.

Environmental Review

This project is included in the work covered by an EIR certified in 2015 and amended in 2020.

Fiscal Impacts

The proposed amendment will increase the compensation to Griffin Structures, Inc. to \$990,000, an increase of \$403,752.

The estimated project cost is shown below. Scope of work and project cost will be refined as the design progresses and as the amount of funding available is determined.

Design and Bid:	\$3,000,000	to \$4,000,000
Marina Deconstruction & Park Construction	\$27,000,000	to \$34,000,000
Project Contingency	\$7,000,000	to \$8,400,000
Utility company fees and permits	\$500,000	to \$600,000
<u>Construction Management and Inspection:</u>	<u>\$2,500,000</u>	<u>to \$3,000,000</u>
Total	\$40,000,000	to \$50,000,000

Park Development Fees and General Fund revenue may be used for this project. Staff will apply for any grants for which the project qualifies. Annual income from property lease and hotel transfer tax will be used to offset General Funds used for construction.

This Council action will not impact fund balance because there are funds available in the FY 2023-2024 adopted budget as follows:

Capital Improvement Fund, Account 210-57-203:	\$7,906,849
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ATTACHMENTS

- Att A: Reso Amendment CSA Griffin Structures, Inc.
- Att B: Scope of Work for Amendment 1
- Att C: Compensation Schedule for Amendment 1
- Att D: Original CSA with Griffin Structures, Inc.

PREPARED BY: Dana Turner, Administrative Specialist III, Public Works Department