



Legislation Text

File #: 20-022, **Version:** 1

Staff Report for a City of San Leandro City Council Resolution to Approve a Consulting Services Agreement with Denalect Alarm Company for the Design and Installation of Fire and Security Alarm Systems for the Farrelly Pool Replacement, Project No. 2018.3420 for an Amount Not to Exceed \$51,849; to Authorize the City Manager to Negotiate and Approve Individual Amendments up to 10% (or \$5,185) of the Original Contract Amount; and to Authorize the City Manager to Negotiate and Approve Cumulative Amendments up to 15% (or \$7,777) of the Original Contract Amount

SUMMARY AND RECOMMENDATIONS

This contract provides for the design, permitting and installation of fire and security alarm systems for the new Farrelly Pool aquatic facility.

Staff recommends the following actions:

- Approve a Consulting Services Agreement (CSA) with Denalect Alarm Company for an amount not to exceed \$51,849;
- Authorize the City Manager to negotiate and approve cumulative amendments up to 10% (or \$5,185) of the original contract amount; and
- Authorize the City Manager to negotiate and approve cumulative amendments up to 15% (\$7,777) of the original contract amount.

BACKGROUND

On November 4, 2019, by Resolution No. 2019-184, the City Council awarded a \$6,222,450 contract to TriCon Construction for the construction of the new Farrelly Pool aquatic facility. Denalect Alarm Company (Denalect) will provide the fire and security alarm equipment for this project via this separate contract.

Denalect's scope of work includes the installation of low voltage wiring and security equipment required for the protection of the Farrelly Pool facility at completion. Associated work, such as underground conduits and wall-embedded conduits required to run the wiring will be installed by Tricon Construction as part of its contract.

The City will also have other minor construction contracts with several vendors on this project: Ojo Technology for the installation of security cameras, Smartwave Technology for the installation of a microwave dish for internet connectivity, and JL McComb Coating Services for the installation of anti-graffiti coating on the exterior masonry block walls. None of these other construction contracts have a value large enough to require City Council approval.

Analysis

Denalect Alarm Company is the sole source supplier for the City's building, fire and security alarm systems. Their level of service has consistently met City requirements for the performance of the alarm system. It is imperative for consistency and successful operation of the City's building, fire and security alarm system that the City retains a single source of service for all its fire and security alarm system needs. Denalect fits into the above description, as it has been providing these services to the City for the past seventeen years.

This contract represents staff's current understanding of the work required. Changes to the scope of contracts are at times necessary to respond to new information and/or to include additional items of work necessary for a complete product. In order to resolve these issues in a timely fashion and avoid delaying work, staff additionally requests authorization to negotiate and approve individual amendments up to 10% (\$5,185) of the original contract, and cumulative change orders up to 15% (\$7,777) of the original contract.

Current Agency Policies

- Maintain and enhance San Leandro's infrastructure
- Support and implement programs, activities and strengthen communication that enhances the quality of life and wellness, celebrates the arts and diversity and promotes civic pride

Previous Actions

- On November 4, 2019, by Resolution No. 2019-184, the City Council awarded a construction contract to Tricon Construction, Inc. for the Farrelly Pool Replacement project.
- On June 2, 2003, by Resolution No. 2003-131, the City declared Denalect Alarm Company as the sole source supplier for the City's building fire and security alarm systems.

Committee Review and Actions

On February 7, 2018, staff presented the City's Facilities and Transportation Committee information on the Farrelly Pool Replacement project, the Boys and Girls Club Pool Resurfacing, and the Family Aquatics Center Competition Pool projects.

Applicable General Plan Policies

- Policy OSC-1.2 Park Maintenance. Provide for the regular, systematic maintenance of San Leandro's parks and recreational facilities to prevent deterioration, ensure public safety, and permit continued public use and enjoyment.
- Policy OSC-1.4 Priority on Renovation. Where cost savings and equivalent benefits would be achieved, rehabilitate existing recreational facilities before building entirely new facilities. A priority should be placed on renovating athletic fields and swimming pools, improving energy efficiency, and replacing outdated facilities with new facilities that are safe, attractive, and more responsive to current needs.
- Policy OSC-4.1 Joint Use Agreements. Promote joint use agreements between the City and the San Leandro Unified School District and San Lorenzo School District to maximize public access to school recreational facilities and grounds during non-school hours.

Permits and/or Variances Granted

Permits from the City's Building Division in the Community Development Department and Alameda County Fire Department will be obtained by Denalect for this work.

Code Compliance Review

Installed equipment shall comply with all applicable codes and will be inspected for code compliance as part of the required building permits.

Summary of Public Outreach Efforts

- An open house for the public was held at Roosevelt Elementary School on March 27, 2019 between 6:30 and 8:30 pm to present the new facility design. Four information stations were set up at the meeting with Engineering and Recreation staff personnel available to answer inquiries and provide comment cards for their opinions.
- Notices regarding the start of construction were distributed to the neighborhood the week of January 20, 2020 with City staff contact information.

Fiscal Impacts

The cost of the proposed Consulting Services Agreement with Denalect Alarm Company for the design and installation services is \$51,849 and is included in the amount listed below for Utilities, Permits, and Specialty construction contracts.

The total estimated project cost is as follows:

Design, Permit, and Bid:	\$621,357
Demolition Contract:	\$158,000
Construction Contract:	\$6,222,450
Utilities, Permits, and Specialty construction contracts:	\$320,500
Construction Contingencies:	\$933,368
Construction Management and Inspection (Staff and Consultants):	\$294,325
Project Total	\$8,550,000

Budget Authority

This project is funded as follows:

<u>Account No.</u>	<u>Resolution. Appropriation Date</u>	<u>Amount</u>
210-62-123	Res. 2017-072, June 5, 2017	\$2,300,000
	Res. 2019-094, June 3, 2019	\$1,100,000
210-62-131	Res. 2018-152, December 3, 2018	\$1,200,000
	Res. 2019 -184, November 4, 2019	\$3,455,000
122-62-131	Res. 2019 -184, November 4, 2019	\$495,000

Total Project Funding: **\$8,550,000**

Attachment to Staff Report

- City Council Resolution No. 2003-131 declaring Denalect Alarm Company as a sole source supplier

Attachment to Related Legislative File/Resolution

- Consulting Services Agreement with Denalect Alarm Company

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