



Legislation Text

File #: 13-129, **Version:** 1

Staff Report for Resolution Accepting the Work for the Airport Noise Insulation Program, Phase 2;
Project No. SL-0403

SUMMARY AND RECOMMENDATION

Staff recommends acceptance of the work, filing of the Notice of Completion, and upon completion to the satisfaction of the Chief Building Official, hereby authorizes the City Manager to release the retention for the subject project.

BACKGROUND

The City of San Leandro entered into a settlement agreement with the Port of Oakland on December 5, 2000, with addendums dated July 22, 2003 and August 17, 2011. Under the terms of the agreement, the Port agreed to fund a City-administered Residential Noise Insulation Program for 200 homes.

On January 17, 2006, the City Council awarded the Introductory Phase contract to G.E. Chen Construction, Inc. The Introductory Phase consisted of providing soundproofing to 10 homes to reduce the impact of aircraft generated noise on the occupants. The Introductory Phase was completed and the City Council accepted the work on September 18, 2006. Phase 1 consisted of providing soundproofing to 77 homes. Phase 1 was completed and the City Council accepted the work on March 16, 2009. On September 19, 2011, the City Council approved Amendment No.1 to the agreement with G.E. Chen Construction to include Phases 2 and 3.

Phase 2 of the program provided the same or similar soundproofing as Phase 1 to seventy-three (73) homes to reduce the impact of aircraft generated noise. Phase 2 was completed on November 29, 2012.

Analysis

The Residential Noise Insulation Program consists of generally soundproofing, in phases, approximately 200 single-family houses in the City of San Leandro subject to airport noise intrusion. The work that was to be done under this contract is Phase 2 for seventy-three (73) single family homes. All seventy-three (73) homeowners have signed off and accepted the work. The soundproofing involves replacing windows and sliding glass doors with acoustical units; sealing exterior doors and replacing exterior hollow core doors; modifying fireplace openings, dampers and skylights; providing fresh air makeup to the existing heating systems; and insulating attic spaces, where required, all as shown on the Plans or specified in the Project Manual.

Current City Council Policy

The City of San Leandro entered into a settlement agreement with the Port of Oakland on December 5, 2000, with an addendum dated July 22, 2003. Under the terms of the agreement, the Port agreed

to fund a City administered Residential Noise Insulation Program. On January 26, 2004, the City Council approved the contractual service agreement with C. Kell-Smith & Associates, Inc., for professional services related to the administration of the Residential Airport Noise Insulation Program.

Previous City Council Action(s)

City Council approved the following items:

- June 26, 2004: The appropriation of funds from the Port of Oakland to the City of San Leandro in the Amount of \$5,000,000 related to the Residential Airport Noise Insulation Program.
- June 26, 2004: Approval of the Contractual Service Agreement with C. Kell-Smith & Associates, Inc. for Professional Services related to the Administration of a Residential Airport Noise Insulation Program.
- January 17, 2006: Approval of award of contract to G.E. Chen Construction, Inc. for Contractor Services related to the Introductory Phase of a Residential Airport Noise Insulation Program
- September 18, 2006: Acceptance of work on the Introductory Phase of the Airport Noise Insulation Program and the filing of a Notice of Completion for said work.
- May 7, 2007: Approval to amend contract with G.E. Chen Construction, Inc., for Contractor Services related to Phase 1 of a Residential Airport Noise Insulation Program.
- December 8, 2008: Approval to amend contract with C. Kell-Smith & Associates, for Contractual Services related to Phase 1 of a Residential Airport Noise Insulation Program.
- March 16, 2009: Acceptance of work on Phase 1 of the Airport Noise Insulation Program and the filing of a Notice of Completion for said work.
- September 19, 2011: Approval of award of contract to G.E. Chen Construction, Inc., for Contractor Services related to Phases 2 and 3 of a Residential Airport Noise Insulation Program.

Fiscal Impact

Funding for this program will be fully provided by the Port under the terms of the Settlement Agreement. The estimated total cost of the project is approximately \$9,000,000.

Budget Authority

This program is funded through the Port of Oakland as part of a settlement agreement.

ATTACHMENTS

- Copies of resolutions of previous City Council actions.

PREPARED BY: William Schock, Chief Building Official, Community Development