



Legislation Text

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Staff Report for a City of San Leandro City Council Resolution to Accept the Work for the Water Pollution Control Plant Asphalt Replacement Project, Project No. 2015.0260

SUMMARY AND RECOMMENDATIONS

This project replaced deteriorated asphalt concrete pavement at the City's Water Pollution Control Plant (WPCP).

Staff recommends the following actions:

- Accept the work of McGuire and Hester;
- Direct staff to File the Notice of Completion; and
- Authorize the City Manager to release the performance and payment bonds, and release the maintenance bonds for the subject project upon successful completion of the one-year maintenance period.

BACKGROUND

This project replaced approximately three acres of asphalt pavement and cement-treated to strengthen the underlying unstable subgrade at the City's Water Pollution Control Plant.

In addition to new paving, this project improved site drainage by adjusting site grades and installing concrete drainage swales. The project also extended a storm drain line and installed an inlet in an area at the northeast corner of the plant which frequently flooded.

This project installed 1,300 linear feet of joint utility trench to provide compressed air and water service to sixteen separate locations spread throughout the WPCP. These service lines will allow improved efficiency at the facility by providing easier access to these utilities, which are used for maintaining and operating the onsite equipment.

Analysis

Contract work was completed and was performed in compliance with the contract documents and City standards.

This contract was performed under the Community Workforce Agreement (CWA), which established the Alameda County Building and Construction Trades Council and its affiliated labor unions as the sole bargaining representative of all persons working on City construction projects valued above \$1,000,000. The CWA sets a goal of 30% participation by San Leandro residents at the level of journeymen and a goal of 10% for San Leandro residents at the level of apprentice. If no San Leandro residents are available, then Alameda County residents could be counted to meet the goal of projects that are covered by the CWA. Contractors are required to make good faith efforts to reach

this goal through utilizing the Unions' hiring hall procedures. The agreement also required the contractor to hire one San Leandro resident, or if not available, an Alameda County resident, as a New Apprentice for the first \$1 million of the bid amount.

The contractor on this project accomplished the following towards meeting the CWA's Local Hire goals:

	Local Hire Goal	Total Hours Worked	San Leandro Resident Hours	San Leandro Resident (%)	Alameda County Resident Hours	Alameda County Resident (%)
Journeyman	30%	7,310	1,130	15.5%	2,757	37.7%
Apprentice	10%	7,310	0	0%	496	6.8%

Although the contractor did not achieve the goal of San Leandro residents performing 30% or 10% of the total 5,152 hours, staff determined that McGuire and Hester made good faith efforts to reach this goal through the utilization of union hiring hall procedures to request journeyman and apprentice level San Leandro resident workers. Robust economic conditions and the subsequent effect on the labor market limited the contractor's ability to hire local residents to work on this project. However, in seeking to hire residents of Alameda County, the contractor met the 30% journeyman goal.

Current Agency Policies

- Maintain and enhance the City's infrastructure

Previous Actions

- On June 3, 2013, by Resolution No. 2013-072, the City Council approved funding for the project.
- On September 18, 2017, by Resolution No. 2017-131, the City Council rejected bids from the August 10, 2017 bid opening.
- On March 19, 2018, by Resolution No. 2018-24, the City Council awarded a construction contract to McGuire and Hester, and appropriated \$1,350,000 from the WPCP Enterprise fund for completion of the construction.

Applicable General Plan Policies

- Policy CSF 6.4: Wastewater Collection and Treatment. Maintain efficient, environmentally sound and cost-effective wastewater collection and treatment services in San Leandro.

Environmental Review

This project was categorically exempt from the California Environmental Quality Act (CEQA) per Section 15301(c) of the CEQA guidelines. The Notice of Exemption was filed with the Alameda County Recorder on March 24, 2017.

Summary of Public Outreach Efforts

- The Notice to Bidders was published in the Daily Review, the South County Post, Vision

Hispana, and the World Journal.

- Notices were issued to twenty-one builders' exchanges and construction data firms as well as a list of contractors that have asked to be notified of bidding opportunities via email.
- The project was described on the Engineering and Transportation Department website.

Fiscal Impacts

The total project cost was \$2,155,000 as described below:

Design	\$148,000
McGuire and Hester contract	\$1,605,700
McGuire and Hester change orders	\$240,483 (15%)
<u>Construction Management and Inspection</u>	<u>\$160,817</u>
Total	\$2,155,000

Major change orders on the McGuire and Hester construction contract included: additional cost for work around shallow utilities throughout the work area; extra asphalt concrete removal, backfill placement, and asphalt concrete paving due to varying and unknown pavement thicknesses throughout the site; and removal and replacement of transit pipe discovered onsite.

Budget Authority

Funding for this project is as follows:

<u>Account No.</u>	<u>Reso., Appropriation Dates & Source</u>	<u>Amount</u>
593-52-257	Reso. 2013-072, FY 2014-15 Budget Document WPCP Enterprise Fund	\$860,000
593-52-257	Reso. 2018-024 Additional Appropriation w/ Award <u>WPCP Enterprise Fund</u>	<u>\$1,350,000</u>
Total Current Project Appropriation		\$2,210,000

Attachment to Staff Report

Project Photos - WPCP Asphalt Replacement

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