

June 24, 2011, 1:00 p.m.

Council Chambers, 333 Civic Center Plaza

Web Site: www.ci.tracy.ca.us

1. Call to Order – Mayor Pro Tem Maciel called the meeting to order at 1:00 p.m.
2. Roll Call - Roll call found Council Members Abercrombie, Rickman, and Mayor Pro Tem Maciel present; Council Member Elliott and Mayor Ives absent
3. Items from the Audience – None
4. AWARD A CONSTRUCTION CONTRACT TO KNIFE RIVER CONSTRUCTION OF STOCKTON, CALIFORNIA FOR COMPLETION OF THE DOWNTOWN PLAZA PROJECT – CIP 78117, AND AUTHORIZE AN APPROPRIATION OF \$3.5 MILLION FROM FUND 317 – Andrew Malik, Development and Engineering Director, presented the staff report. On June 15, 2010, the Community Development Agency (CDA) approved the concept design of the Downtown Plaza Project with minor modifications.

On January 17, 2011, the CDA entered into a Public Improvement Grant and Cooperation Agreement with the City for the purpose of installing certain public improvements within the CDA project area. The agreement allows the City to acquire rights-of-way (if needed), and to design and construct CDA projects.

The project involves reconfiguration of the existing street and landscaping, installation of a water feature, and a traffic circle on the City's right-of-way along Sixth Street between the Tracy Transit Center and existing restaurant buildings to the north east of Central Avenue. The City's in-house engineering staff completed the street design, landscaping, specifications and contract documents. The specialty design for the water feature and traffic circle were completed by consultants after approval of Professional Services Agreements by Council on May 10, 2011.

This project is categorically exempt from the California Environmental Quality Act (CEQA) as established in Section 15332 pertaining to infill projects.

The project was advertised for construction bids on June 7 and June 14, 2011. A total of five bids were received on June 22, 2011 as follows:

<u>Contractors</u>	<u>Bid Amounts</u>
Knife River Construction, Stockton CA	\$2,300,200.00
Robert A. Bothman, Inc., San Jose CA	\$2,497,602.00
Diede Construction, Inc., Woodbridge CA	\$2,568,153.16
Apple Gate Johnson, Inc., Modesto CA	\$2,967,000.00
Dale A. Cose, Tracy CA	\$2,988,745.00

Knife River Construction of Stockton, California, submitted the low bid. The bid analysis indicates that the low bid is responsive and the bidder is responsible. Knife River Construction has good references and has completed similar projects satisfactorily for the City and other agencies.

The total construction cost of the project and status of funding is as follows:

Bid Amount	\$2,300,200
Contingency at 20%	\$ 460,040
Design Cost \$ 260,000 (outside consultants \$141,260)	
Design support during construction	\$ 120,000
Inspection and Construction management	\$ 345,030
City-wide management	<u>\$ 327,725</u>
 Total Construction Cost	 \$3,812,995
 Total available funds for this project	 \$3,813,000

Construction is anticipated to start in July 2011, and to be completed by February 2012.

A total of \$3.813 million is available from CDA funds for construction of the project. The project includes \$3.5 million available from funds provided to the City pursuant to the Cooperation Agreement entered on January 17, 2011. This amount needs to be appropriated from Fund 317. In addition, \$313,000 of unused funding is available in the CIP. There is an impact to the General Fund for annual maintenance of the Downtown Plaza in the amount of \$18,000.

Staff recommended that Council by resolution, award a construction contract to Knife River Construction of Stockton, California for construction of the Downtown Plaza Project – CIP 78117, in the amount of \$2,300,200, and authorize an appropriation of \$3.5 million from Fund 317.

Council Member Abercrombie asked what projects Knife River Construction had completed for the City. Binh Nguyen, Associate Civil Engineer, responded that Knife River Construction had completed downtown streetscape projects.

Council Member Abercrombie asked from which fund the estimated \$18,000 for annual maintenance for the Downtown Plaza will be appropriated. Leon Churchill, Jr., City Manager, responded that question could not be answered until construction is complete. Mr. Churchill added that the impact on the Public Works Department will mostly be maintenance and time, and may not be a cash outlay.

Mayor Pro Tem Maciel stated some of the downtown businesses will endure months of construction. Mayor Pro Tem Maciel asked how much of the construction will affect the intersection and east of the intersection. Mr. Malik responded that it was discussed at the last City and Chamber of Commerce meeting to phase in some of the improvements. The actual roundabout could be constructed after the Bean Festival. The Chamber was agreeable to the commencement of the work on the east side of the roundabout.

Mayor Pro Tem Maciel asked if there would be a plan to minimize interruption to those businesses fronting the plaza. Mr. Malik responded absolutely.

Mayor Pro Tem Maciel asked for confirmation that the successful bid included all the amenities and the water feature. Mr. Malik responded yes.

It was moved by Council Member Abercrombie and seconded by Council Member Rickman to adopt Resolution 2011-129 awarding a construction contract to Knife River Construction of Stockton, California for completion of the Downtown Plaza Project – CIP 78117, and authorizing an appropriation of \$3.5 million from Fund 317. Voice vote found all in favor; passed and so ordered.

5. Adjournment – It was moved by Council Member Abercrombie and seconded by Council Member Rickman to adjourn. Voice vote found all in favor; passed and so ordered.
Time 1:08 p.m.

The above are summary minutes. The above agenda was posted at Tracy City Hall on June 23, 2011.

Mayor Pro Tem

Attest:

City Clerk