



City of Woodland

REPORT TO MAYOR AND CITY COUNCIL

AGENDA ITEM

TO: THE HONORABLE MAYOR
AND CITY COUNCIL

DATE: March 18, 2008

SUBJECT: MSC Interior Workspace Expansion, Project No.
07-25; Award Contract to Lowest Responsive,
Responsible Bidder

Report in Brief

Plans and Specifications and bid advertisement for the Municipal Service Center (MSC) Workplace Expansion, Project No. 07-25 were approved by Council at the January 8th meeting and advertisement began January 11th. Bids were opened on February 14, 2008. A total of ten (10) bids were received ranging from \$265,163 to \$ 328,000, the award is based on the Base Bid only. The deductive alternate No. 1 for the removal of the locker room portion if bids were over budget is not necessary. The bids are summarized below.

	CONTRACTOR	BASE BID	Deductive Alt 1
1	SW Allen	\$ 265,163.00	\$ 20,001.00
2	S&G Construction	\$ 275,600.00	\$ 23,800.00
3	Hart Development	\$ 276,871.00	\$ 23,462.00
4	Shellhammer	\$ 288,858.00	\$ 14,947.00
5	JDS Construction	\$ 292,852.00	\$ 19,295.00
6	Sequoia Pacific	\$ 295,000.00	\$ 18,400.00
7	Q&D Construction	\$ 299,674.00	\$ 15,284.00
8	SLS Construction	\$ 302,000.00	\$ 10,000.00
9	Cal Inc	\$ 317,000.00	\$ 20,000.00
10	Unger	\$ 328,000.00	\$ 13,000.00

Staff recommends that the City Council award the contract for the MSC Workplace Expansion, Project No. 07-25, to SW Allen Construction Inc., for \$265,163.

Background

The Municipal Service Center (MSC) Workplace Expansion, Project No. 07-25, will utilize underused areas of the facility in order to accommodate expanded office space, locker facilities and meeting rooms for Public Works, Purchasing Division and Parks Division staff. This project was initially approved in the Capital Budget on February 20, 2007. Revisions to the project budget to reflect current cost estimates were approved by City Council as part of the mid-year adjustments to the Capital Budget on December 4, 2007. The total project budget is \$440,000 and the engineer's estimate for construction is \$308,000.

In 1988, the City purchased the MSC building and yard from a mobile home manufacturer to house the City's Public Works Operations and Maintenance crews and equipment, including the City's fleet, garage, utility gear and apparatus, trees, traffic signals, and signs. In addition to the Public Works crews, space is also used by the Parks Division of the Parks and Recreation Department and the Purchasing Division of the Finance Department.

The City's continued growth has generated the need to accommodate additional staff, supplies and equipment. Staff has implemented several temporary modifications at the MSC to accommodate operational needs, including the use of a mobile home parked in an open bay and used as an office, multiple staff and crews using office space designed for one person and partitioned cubicles set up within unimproved loading dock areas. As a result, the MSC has developed a critical need for constructing additional interior office space to correct many of the temporary and inadequate modifications and to meet existing Public Works, Purchasing and Parks staff needs.

Discussion

This project proposes to construct approximately 2,900 SF of basic office space on an underused MSC loading dock comprised of 10 offices and 2 meeting/conference rooms for Public Works, Purchasing and Parks maintenance staff. This project also provides emergency exit lighting, floor markings, minor modifications to existing office areas, doorways and Americans with Disabilities Act (ADA) accessibility requirements.

Fiscal Impact

The project is fully funded in the current Capital Budget and approved as part of the mid-year adjustments on December 4, 2007. The total budget is \$440,000, the contract amount of \$265,163 is within the available construction funding amount of \$308,000. Fund 510, General City Development Impact Fees funded the entire project. There is no impact to the General Fund.

Public Contact

Posting of the City Council agenda.

SUBJECT: MSC Interior Workspace Expansion, Project No. 07-25; Award
Contract to Lowest Responsive, Responsible Bidder

PAGE: 3
ITEM:

Recommendation for Action

Staff recommends that the City Council award the contract for the MSC Workplace Expansion, Project No. 07-25, to SW Allen Construction Inc., for \$265,163.

Prepared by: Tamera Burnham
Assistant Engineer

Reviewed by: Dick Donnelly
Acting Public Works Director

Mark G. Deven
City Manager