



**REPORT TO MAYOR AND CITY COUNCIL**

AGENDA ITEM

TO: THE HONORABLE MAYOR  
AND CITY COUNCIL

DATE: March 17, 2009

SUBJECT: Casa Del Sol Mobile Home Park Offsite Improvements, CIP# 06-05; Award  
Contract to Lowest Responsive, Responsible Bidder

**Report in Brief**

The City Council approved Plans and Specifications and authorized bid advertisement for the Casa Del Sol Mobile Home Offsite Improvements Project, Project No. 06-05 on July 15, 2008, pending approval of a similar request by Caltrans and FHWA (grant requirements). The City received the Caltrans/FHWA bid approval on January 26, 2009. Bidding of these improvements started on January 30, 2009 and bids were opened on March 3, 2009.

Staff recommends that the City Council award the contract for the Casa Del Sol Mobile Home Offsite Improvements Project, Project No. 06-05, to C&C Construction, Inc., for \$ 345,907.

**Background**

Since the mid-1990's, the Redevelopment Agency and the East Street Corridor Specific Plan have identified the Dana and Woodland Mobile Home Parks as a primary site for the preservation of affordable housing and as a catalyst site to begin the clean-up of East Street. With this in mind, the Agency contacted Community Housing Opportunities Corporation seeking their assistance to improve the mobile home parks. This resulted in a large scale project to improve the Dana and Woodland Mobile Home Parks.

This project is the offsite improvements portion of the entire redevelopment project that lie in the public Right of Way along East Street. The improvements consist of a new bus stop, shelter, and turnout for an existing bus route service – Yolobus Route 42A. The new bus turnout will be located on East Street, in front of the Casa Del Sol Mobile Home Park. This project also includes installation of curbs, gutters, sidewalks, water and sewer utility connections and streetscape improvements.

At the February 17, 2009 City Council meeting, Council authorized staff to issue a change order of up to \$63,000.00 to Teichert Construction to complete a sewer service and two water service

connections for this project. These three connections that were approved will allow Community Housing Opportunities Corporation's (CHOC) to continue work on the onsite mobile home park rehabilitation project without unnecessary delays. These three utility connections are a small part of the City's larger off-site improvement project. The bids below are for the City's larger off-site improvement project.

### **Discussion**

A total of eighteen (18) bids were received ranging from \$569,048.00 to \$345,907.00. The Engineers Estimate was \$508,000. Award is for the Base Bid. The bids are tabulated below:

#### **Bid Summary**

<b>Firm</b>	<b>Amount (Base Bid)</b>
Engineers Estimate	\$ 508,000.00
C&C Construction	\$ 345,907.00
W.R Forde Associates	\$ 357,247.00
Lund Construction Co.	\$ 386,316.40
Ghilotti Construction	\$ 388,261.00
JRS General Engineering	\$ 390,743.50
Broward Builders Inc.	\$ 405,801.02
Maxicrete Inc.	\$ 448,462.00
Martin General Engineering	\$ 457,423.50
Lister Construction	\$ 465,115.60
United Building Contractors	\$ 466,070.60
North Bay Construction	\$ 479,744.00
GD Nielson Construction Inc.	\$ 480,640.00
Newland Entities Inc.	\$ 495,859.10
Western Engineering	\$ 496,200.00
Southwest Grading Inc.	\$ 523,548.61
J.A. Gonsalves & Son	\$ 526,294.00
Granite Construction Co.	\$ 551,237.00
Jason Abel Construction Inc.	\$ 569,048.00

The lowest, responsive and responsible bidder is C&C Construction with a bid price of \$345,907. Staff anticipates construction to begin in April 2009 and completion in August 2009. The working time in the contract is 90 working days which excludes weekends, holidays and allows for weather-delay time extensions.

The California Environmental Quality Act determination for this project is Categorical Exemption: Article 19, Section 15301(b) Existing Facilities and Section 15304(b) Minor Alterations to Land. The National Environmental Policy Act determination for this project is Programmatic Categorical Exclusion (required for federal funds).

**Fiscal Impact**

This project is fully funded in the current Capital Budget. The PPSS dated July 18, 2006 identifies a project total of \$604,000 of which \$494,000 is Congestion Mitigation and Air Quality funds (Federal funds) and \$110,000 is Workforce Housing funds (State funds). There is no impact to the General Fund.

**Public Contact**

Posting of the City Council agenda.

**Recommendation for Action**

Staff recommends that the City Council award the contract for the Casa Del Sol Mobile Home Offsite Improvements Project, Project No. 06-05, to C&C Construction, for \$ 345,907.

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