



**TO:** Mayor and Councilmembers

**FROM:** Steve Wagner, Community Services Director

**CONTACT:** Marti Schultz, Principal Civil Engineer

**SUBJECT:** Construction Contract Award for Armitos Park Development Project

**RECOMMENDATION:**

- A. Authorize the City Manager to execute a construction contract with Shaw Excavating and Grading, Inc., for the Armitos Park Development Project, in the not to exceed amount of \$117,380.74 subject to the requirements of the contract documents; and
- B. Authorize the City Manager to approve contingency contract change orders, if necessary, in an amount not to exceed \$15,000.

**BACKGROUND:**

The creation of an open space recreational area in Old Town Goleta for families to enjoy has been a priority project since before the City's incorporation in 2002. In 2005, the City of Goleta acquired a parcel (approximately 1.5 acres) from the Housing Authority for development of a future neighborhood park. The future park, now called Armitos Park, is envisioned to be a neighborhood park that is close to and convenient for the more than 5,000 residents in the Old Town area.

Bengal Engineering, Inc., along with David Black, Landscape Architect, provided the design and construction plans for this project, and Piedra Environmental Consultants provided environmental services. On March 18, 2008, the City Council adopted Resolution No. 08-12 approving a Final Mitigated Negative Declaration for the project. The Armitos Park design has also been before the City's Design Review Board for a conceptual review and received favorable comments from the Board.

**DISCUSSION:**

On March 13, 2008, bids were opened at City Hall for the Armitos Park Development project. A total of nine bids were received by the City. A summary of the bids received is shown in the table below, and a detailed bid summary is attached as Attachment 1.

<b>Contractor</b>	<b>City</b>	<b>Bid Amount</b>
Shaw Excavating & Grading, Inc.	Carpinteria	\$117,372.74
Lash Construction, Inc.	Santa Barbara	\$123,060.00
Elevation General Engineering Contractors	Santa Maria	\$131,451.00
Peter Lapidus Construction	Carpinteria	\$141,128.00
Souza & Petersen Construction Co.	Nipomo	\$141,150.00
R&S Landscape, Inc.	Nipomo	\$141,700.00
Cinary Construction	Calabasas	\$147,814.65
Roydan Construction Corp.	Camarillo	\$149,013.62
Mendez Concrete	Santa Paula	\$168,935.27

The lowest qualified bid was received from Shaw Excavating & Grading in the amount of \$117,372.74.

Based on the bids received, and Shaw Excavating and Grading, Inc's previous work on the City's Mathilda Park project, which was completed within the construction contract authority and on time, staff recommends award of a construction contract for the Armitos Park Development Project to Shaw Excavating and Grading, Inc.

Once the construction phase of Armitos Park is completed, the next phase will be to install a safety surface and playground equipment, similar to what was installed at Nectarine Park and Mathilda Park. The purchase and installation of the safety surface and the playground equipment will be under separate contracts.

**GOLETA STRATEGIC PLAN:**

The construction of Armitos Park in Old Town Goleta is consistent with the goals in the Goleta Strategic Plan entitled "ESTABLISH & IMPLEMENT PARKS, RECREATION & OPEN SPACE" and "EMPHASIZE OLD TOWN REVITALIZATION." Specifically, this project meets Objective "Acquire Property for Neighborhood Parks" and moves the City closer towards realizing its vision as defined within the City's Strategic Plan.

**ALTERNATIVES:**

The Council may elect to reject all bids and direct staff to re-bid the project. However, doing so would result in a delay in the project and might result in increased project costs.

**FISCAL IMPACTS:**

The FY 2007/2008 budget for the Armitos Project includes a \$177,500 allocation in Prop. 40 (State Park) funds, plus carryovers in the amount of \$111,466, for a total project budget amount of \$288,477. Of that budget amount, \$246,324 is remaining for construction of Armitos Park.

The total construction cost including change order contingency for the project based on the bid submitted by Shaw Excavating and Grading, Inc., is \$132,381 as shown in the following table:

ARMITOS PARK DEVELOPMENT CONSTRUCTION			
Fund and Acct. Number	Construction Contract	Change Order	Total
Prop. 40 State Park 301-5-9012-705	\$117,381	\$15,000	\$132,381

In addition to the construction contract, other park amenities such as safety surface, playground equipment, a water meter for landscape irrigation, etc., still need to be furnished. Below is a table listing items to be completed outside of the construction contract and their estimated cost:

ITEM	AMOUNT
Water Meter	\$25,000*
Certification of play equipment	\$5,000*
Play Equipment	\$19,791
Safety Surface	\$15,000*
Equipment storage bin	\$800*
Security Guard	\$1,000*
Park sign	\$3,000*
Mutt Mitts	\$2,400*
<b>TOTAL:</b>	<b>\$71,991*</b>

\*estimated cost

The not-to-exceed construction contract amount and the additional items listed above, is approximately \$204,372 which is within the approved FY 2007/2008 budget of \$246,324.

Staff recommends that Council award a construction contract to Shaw Excavating and Grading, Inc. for the Armitos Park Development Project.

Submitted By:

Reviewed By:

Approved By:

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Steve Wagner  
Community Services Director

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Michelle Greene  
Administrative Services Director

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Daniel Singer  
City Manager

**ATTACHMENTS:**

1. Detailed Bid Summary

**ATTACHMENT 1  
DETAILED BID SUMMARY**

