

## **CIP PROJECTS STATUS REPORT**

Report Date: May 16, 2005

## **NARRATIVES- STREETS**

### **(P27) Access Ramps-Citywide:**

**Scope:** Installation of disabled access ramps throughout the City, Solano Avenue- (Phase II) and Pierce Street.

**Status** The project is 100% complete.

### **(S41) Bike Path I80/I580**

**Scope:** Construction of a bicycle/pedestrian path under I80/I550 that will give pedestrians and bicyclists an alternative route to the Bay Trail.

**Status:** A grant application for \$75,000 was approved in May, 2005. Right of way over a Caltrans encroachment is required.

### **(S42) Bike Route Projects Citywide**

**Scope:** Bike route project per the City's Bike Plan includes Buchanan Street by University Village at \$40K.

**Status:** Design to occur during 2005-06, with implementation occurring in 2006-07.

The City applied for 2005-06 Measure B funds for a feasibility study. This project will mostly be funded by Measure F funds, and grants will be sought to off-set Measure F funds. Grant funds were awarded to review pedestrian and bicyclist safety elements on Buchanan.

### **(S43) Ohlone Bike/Park Benches**

**Bike Path Scope:** Realign bicycle paths under the BART tracks to connect with the all-way stop intersections at the Washington/Masonic Avenue and Portland/Masonic Avenue intersections. The current mid-block crossings require bicyclists to cross at an uncontrolled intersection. This project would correct that condition.

**Bike Path Status:** Realign bicycle paths under the BART tracks at the Washington and Portland intersections at \$86k. A Safe Routes to School Grant will be submitted for this work.

**Park Benches Scope:** Replace two redwood benches across from the Senior Center, with new benches. Work will be through the Public Works department. The cost of the project is estimate at \$2,500.

**Park Benches Status:** **DONE – Repairs complete.**

**Ohlone Lighting Scope:** With permission of BART, affix lights to bottom of BART tracks to provide pathway lighting.

**Ohlone Lighting Status:** Applying for “Safe Routes to Transit” grant for project funding. Some local match may be required from Measure F funds.

### **(P32) Buchanan Medians**

#### **Landscape**

**Scope:** To renew the landscaping in medians (#1-5, beginning at Pierce St.) using native water-friendly plants.

**Status:** Three iterations of plans have been produced, with reviews by JL, RC, and Hugo Larman of the Parks and Rec Commission. The third set of plans was delivered for approval on May 10. Construction to be completed by the end of October 2005.

#### **Potable Water (Short term)**

**Scope:** Revive and repair the dormant distribution system that feeds the medians.

**Status:** Potable water service for irrigation has been restored to all median islands.

#### **Re-Cyc Water ( Long Term)**

**Scope:** To tap into the recycled water main that is due to be installed in Buchanan Street by EBMUD in 2007.

**Status:** Preliminary engineering meetings are currently underway.

**(P12) Cerrito Creek Bicycle Path**

**Scope:** Cerrito Creek bike trail will connect the Ohlone Greenway and the San Francisco Bay Trail. Planning involves Albany, El Cerrito, and Richmond. A \$100,000 grant was received through ABAG Bay Trail funds for pre-design. Phase I is completed and provides alternative routes along the creek and streets (\$60K). Phase II focuses on difficult trail segments (\$40K).

**Status:** Phase I, Feasibility Study (\$60K) has been Completed. Phase II (\$40K) tasks are completed.

Both Phase I and II studies were funded by a grant. An amount of \$471,000 is allocated through Measure F for project implementation. However, additional grant monies will be sought to off-set these costs.

**(Q13) EastShore/Buchanan Signals**

**Scope:** Installation of traffic signal and related interconnections at the intersection of Eastshore Frontage Road and Buchanan Avenue.

**Status:** The City submitted an encroachment permit application to Caltrans. Caltrans would not issue the permit without additional information. In their review comments, Caltrans indicated that the signal had been rejected previously in the same location and requested justification for the current application. The City has requested Korve Engineering to submit a proposal to provide the required study. This project is not definite without the cooperation of Caltrans and the project schedule is therefore uncertain.

**(S44) Marin Ave., Reconfiguration**

**Scope:** Reconfigure Marin Avenue from 4 lanes to 3 lanes, inclusive of a median turning lane, and adding Class II bicycle lanes. Phase I involves slurry sealing, demolition of small raised medians, striping and signage. The project will be monitored for about a year and minor adjustments made as needed and funding allows. If the project proves successful, Phase II would install hardscape improvements (e.g bulbouts, medians). Phase II may also include new drop-off/pick-up area at Marin School along Marin Avenue.

**Status:** The environmental phase, Initial Study, was completed in Fall 2004. The design phase will be completed in late Spring of 2005 in time for construction during the summer, while school is out for the summer session. Pre and post monitoring will be part of the project.

TFCA Populations Funds (\$30,000) have been received for the environmental review phase (pre-design). The City was awarded TFCA Regional funds in the amount of \$120,000 for Phase I of this project and will also provide a minimum fifty percent (50%) match of \$120,000.

**(S45) Stop Sign/Red Curbs/Humps**

**Stop Signs Scope:** To Install features city wide as defined in the Traffic.

Assuming Stop Sign Warrant  
Studies, all-way stop signs proposed  
Included: 1. Sonoma at Ventura  
2. Neilson at Terrace Way  
3. Dartmouth at Stannage  
4. Peralta at Posen 5. Garfield at  
Talbot

**Stop Sign Status:** Stop sign installations are complete  
at Brighton at San Gabriel,  
Dartmouth at Talbot and Garfield at  
Stannage (2004)

**Red Curbs Scope:** 1) Washington/Adams  
2) Pomona/Thousand Oaks  
3) Ramona/Thousand Oaks  
4) Solano/Ventura

**Red Curbs Status:** No action taken other than to  
identify these general areas.

**Speed Humps Scope:** 1) 900 block of Ordway (between  
Marin and Sonoma)  
2) 1100 block of Neilson  
(between Francis and  
Berkeley border)  
3) 800 block of Carmel

**Speed Humps Status:** Temporary speed humps are installed in the 900 block of Ordway and 800 block of Carmel.

**(S46) Traffic Calm/Speed Treatmts**

**Scope:** A concept plan for the Buchanan merge is contained in the Traffic Management Plan. The plan call for the realigning Buchanan (near Madison) so that it enters Marin Avenue at a 90° angle. The purpose of this project is to correct a confusing road configuration where two major roadway combine into one.

**Status:** Concept plans and cost estimate were prepared by Korve Engineering. Grant funds have been received (see City-wide bicycle paths above) to study alternatives.

**(P42) Sidewalk Repairs**

**Scope:** Implement a city managed sidewalk repair program over a five year period. The program will include cost sharing with property owners if a city tree is involved in the damaged area. Waste management grant funds are also included for the purchase of rubberized sidewalks, when needed. The feasibility of this program will depend upon the bids received and the participation by the community.

**Status:** A program is under development and anticipated to commence in 2005-06.

**(S20) Pavement Rehab 2004**

**Scope:** Street pavement rehabilitation/reconstruction in accordance with Pavement Management System recommendations. Provide slurry/cape seal treatment to selected and approved streets city-wide, to include necessary full-depth patching and crack sealing.

**Status:** Project commenced construction in later November 2004 with 70% of full-depth

patching completed. Work has begun to complete the project, however inclement weather has made the schedule irregular. Expect the work to be completed by the end of May.

**(S20) Pavement Rehab 2005**

**Scope:** \$250,000 was approved for FY 05-06 for: Street pavement rehabilitation/reconstruction in accordance with Pavement Management System (PMS) recommendations. Provide slurry cape seal treatment to selected and approved streets city-wide, to include necessary full-depth patching, skin patching, crack sealing and pre-design engineering for selected streets defined for overlay/reconstruction.

**Status:** Request to approve going to bid for slurry work is submitted for Council approval on 5/16, with an expected contract amount of \$120,000. One other contract for spot repairs in the amount of \$100,000 will be prepared for use during the entire fiscal year on an as-needed basis.

The balance of the \$250k is for engineering and inspection.

**CIP PROJECTS STATUS REPORT**

**NARRATIVES- PARKS**

Report Date: May 16, 2005

**(S61) Dartmouth Tot Lot Imprmts**

**Scope:** This project identified as a priority in the Parks, Recreation and Open Space Master Plan includes repair of the drinking fountain and other miscellaneous upgrades.

**Status:** **DONE**

**(P07/S63) Pierce Street Park**

**Scope:** This project stalled during right of way negotiations. The City obtained an appraisal, however Caltrans has not accepted the appraisal.

**Status:** This project may not proceed without the cooperation of Caltrans and the project schedule is therefore indefinite.

**(P09) Tennis Courts**  
**(Ocean View)**

**Scope:** This project consists of repairing structural damage (root damage) and surface crackling, followed by installation of new color surface over the two courts, plus the adjoining ball wall court.

**Status:** Construction will be delayed to commence immediately following the Recreation summer tennis program. Construction is tentatively scheduled for 8/29 through 10/28/05. We are in possession of a CAD file covering the western portion of Ocean View Park, including the tennis courts: it will provide the basis of the plans. The Specifications and Details are expected to rely heavily on the recent Memorial Park Tennis Courts renovation documents.

**(P39/S64) Terrace Park Improvements**

**Scope:** Renovation projects including turf and irrigation system upgrades; picnic area, restroom building, basketball court, and landscaping repairs.

**Status:** An architect has been selected through the RFP process. Approval of the architect's contract is before the Council on 5/16. Design to be completed by early 2006. Construction to take place during 2006-07.

**(P04/S65) Memorial Park Improvements**

**Scope:** Complete the long-term recommendations for the park renovation project known as Phase II. Upgrades to the infrastructure and landscaping include renovation of the entry promenade, new landscaping and trees, perimeter sidewalk improvements, and turf, drainage and irrigation system improvements on the north side of the park. Structures and amenity improvements include repairs to the backstop, picnic area improvements, signage, benches and other amenities that may be identified through the public process.

**Status:** An architect has been selected through the RFP process. Approval of the architect's contract is before the Council on 5/16. Design to be completed by early 2006. Construction to take place during 2006-07.

**(P13/S66) Ocean View Park Imprmts**

**Scope:** Implement the master plan elements including fields, lighting, picnic area, back-area, teen center, and restrooms.

**Status:** An architect has been selected through the RFP process. Approval of the architect's contract is before the Council on 5/16. Design to be completed by early 2006. Construction to take place during 2006-07.

**(P02) Albany Bulb**

**Scope:** The City, with a revised closure plan, must provide environmental enhancement of the two lagoons on the Bulb in order to secure a closure permit for the "Albany Landfill," and convey the land to the State of California as part of the Eastshore State Park.

**Status:** No time frame has been established.



## **CIP PROJECTS STATUS REPORT**

Report Date: May 16, 2005

### **(P29) Albany Pre-School Seismic**

## **NARRATIVES-BUILDINGS**

**Scope:** Albany Pre-School operates in a City-owned building at 850 Masonic Ave. This structure is an old house, moved onto this site some years ago. Work includes adding a foundation under its wet wall and a series of work items to better attach the building onto the foundation. Budget for this project is \$42,000, of which \$34,000 is for construction. Work is scheduled for 04-05 Fiscal year in the CIP, but should be adjusted to be split: Pre-Design and Design in 04-05, Construction 05-06 (Summer 05).

**Status:** Pre-Design is complete, with an analysis by a structural engineer working for the City. In concert with City staff, he prepared a prioritized work plan. A local contractor prepared the cost estimate from the work plan. The expected cost requires bid documents: the next stage is to hire an architect and structural engineer. Although preferable in some ways to solicit multiple proposals, at \$34,000 it is a very small project, and staying with the same structural engineer (and associated architect- Peter Schmidt and John Nance, respectively) should allow the plans to go to bid at lesser cost, the work done not having to be redone.

### **(S01) Civic Center Improvements**

**Scope:** Project consists of seismic retrofitting of the Civic Center buildings. This work necessitates new roofs and wall-to-roof connections in addition to steel brace and moment frames. In addition, 2<sup>nd</sup> story additions are planned over the western (residential) wing of the Fire Department and over the Police Department.

Both Fire and Police require extensive demolition and remodeling of existing spaces, meaning vacating the spaces and abatement will be required. With the second story additions, it will be necessary for the relocated activities to remain away from below the construction. In the Fire Department, it is planned to temporarily house the firefighters in their existing Day Room while the residential wing is abated, reconfigured and the second story (new Day Room and Kitchen) built. In the Police department, temporary quarters will be required for the duration of the PD phase of the work, and funds have been included for this. City Hall: very limited work is planned within the City Hall: a sound barrier within CD, between the counter and most of the staff; perhaps renovation for ADA within CD between the counter and most of the staff; perhaps reuse of the abandoned furnace rooms at both Admin & CD wings. Throughout, the buildings will receive new roofs as part of the seismic work. The additions necessitate new heating and ventilating systems. A new electrical service is expected. Fire sprinklers are planned throughout to comply with Code requirements.

**Status:** An architect has been selected through the RFP process. Approval of the architect's contract is before the Council on 5/16.

Construction is expected to commence in late 05-06, with completion expected in mid 07'. Part of the design will be the staging of both Police and Fire to allow them to occupy the newly remodeled space with the minimum of time away from the site.

**(P19) Maintenance Center**

**Scope:** A goal of the City is acquisition of a permanent maintenance center to replace the leased facility at 528 Cleveland Avenue.

**Status:** Exploratory work is on-going. Specific tasks will be scheduled as potential sites are designated.

**(P30) Veterans Memorial Bldg**

**Scope:** Acquire the building from Alameda County and complete the minimum repairs/upgrades necessary to retrofit the building for use as a community recreation center. Repairs include ADA renovation to restrooms, upgrade of the ventilation system, electrical

upgrades, pest abatement and structural pest repair, new fire and security systems, and misc. seismic upgrades.

**Status:** Discussions are underway with Alameda County regarding the possibility of taking ownership of the building. Approval for contracts for building status reports is before the Council on 5/16 to assess building condition and prepare cost estimates.

**(P44) Community Center Repairs**

**Scope:** Refurbish wooden floors and other possible upgrades.

**Status:** Work completed during the 05/06 fiscal year would be desirable.

## **CIP PROJECTS STATUS REPORT**

Report Date: May 16, 2005

### **(P20) Albany Hill Sewers**

### **Pomona KeyRoute Easment Sewers**

## **NARRATIVES SEWERS**

**Scope:** This project will replace the easement sewers on Albany Hill. These sewers were televised and ranked in order of severity in 2003.

**Status:** The surveys are scheduled to begin in December of 2005 and design in January of 2006. Construction will extend into 2007.

### **Marin Ave. and Solano Ave. Scope:**

This is a 1,075 ft. long easement sewer located in heavily landscaped private back yards along the back property line. The existing pipe is six-inch diameter vitrified clay. There are over 15 faults, including at least 3 prohibiting faults such as broken joints, heavy roots, protruding laterals and major offsets. There are at least four sags with a depth of ½ pipe full of water. Two manholes may be under garage buildings or concrete walks. This sewer needs to be rehabilitated with a new line. The private laterals will also be replaced as part of this project to reduce infiltration/inflow.

### **Solano Ave. to Washington Ave:**

This is an 875ft. long easement sewer located in private back yards along the back property line. The existing pipe is 6 inch vitrified clay. There are over 10 faults, including at least 2 prohibiting faults such as broken joints; heavy roots, protruding laterals and major offsets. There are at least 3 sags with a depth of ½ pipe full of water. Two manholes may be under garage buildings, concrete walks or otherwise buried. This sewer needs to be rehabilitated with a new line. The private laterals will also be replaced as part of this project to reduce infiltration/inflow.

**Status:** Photogrammetric surveys have been completed. Supplemental field surveys have been scheduled. The agreement for engineering services is in place. Construction is scheduled for Fall 2005.

**(P31) San Pablo Sewer**

**Scope:** The project consists of constructing 4,000 LF of 8, 12 and 18 inch sewer and 76 EA six-inch laterals in San Pablo Avenue from Dartmouth Avenue to Brighton Street.

**Status:** DONE

**(P20) Sewer Compliance Program**

**Madison/Adams**

**Scope:** This is a long term project to correct failing sewer lines throughout the City in accordance with the Sewer Compliance Plan. Based on an examination of problematic lines, the 2004-09 sewer capital improvement program will involve replacement or repairs to: easement sewers between Madison/Adams, Pomona/Key Route and north of Brighton; and, sewers on Albany Hill. Future projects will include the sewer line in Solano Avenue between Masonic and Santa Fe Ave.

**Status:** The project is on-going and will continue beyond the five years of this capital improvement plan.

**(P45) Curtis/Sonoma Sewer Rehabilitation**

**Scope:** The project consists of installing approximately 400 feet of 6.64" OD HDPE sewer using the pipe bursting method, removal of existing and installations of new manhole structures, including locating and replacing existing sewer service laterals and abandonment of an existing sewer. Bids came in under the budget and a change order was issued to the Contractor to replace by pipe bursting a manhole and main at 767 Gateview.

**Status:** The project is approximately 95% complete. The project falls slightly Over budget due to change order. The project completion is expected to run approximately a month beyond the January 31, 2005 completion date due to the change order at 767 Gateview.

## **CIP PROJECTS STATUS REPORT**

Report Date: May 16, 2005

### **(P21) Codornices Creek - Creek Apts**

**Scope:** Creek restoration project along Codornices Creek, between Kains and San Pablo Avenues, adjacent to the Creekside Apartments.

**Status:** Conceptual plans complete for restoration of Codornices Creek between San Pablo Ave. and Kains Ave. Final design and engineering is still required of the consultant (Waterways Restoration Institute). An access. Construction and maintenance easement has been recorded along the north side of the creek. Creekside apartment owner, Resource for community Development, offered the dedication to Albany. Berkeley has agreed to continue to maintain the trash rack and allow public access on the south side of the creek. There is no money for construction, thus grants will be sought. Fish and Game permits will also be needed.

### **(P22) Codornices Creek - Lower**

#### **Phase I**

#### **Phase II**

**Scope:** The overall project consists of development and construction of creek restoration and pedestrian/bicycle trail along Codornices Creek from San Pablo Avenue to the Union Pacific Railroad. The second phase extends the improved boundary from 5<sup>th</sup> Street to 8<sup>th</sup> Street.

**Status:** The contract for Design and PS&E is to be presented to the Council on February 7, 2005. Coastal Conservancy grant (\$800,000) has been approved;

still needed is arrangement of rights to enter and dedication of conservation easements from two private parties (Bryant Labs, DVZ Investments), and the US Postal Service. A basic agreement exists with UC. Construction is expected to commence by August 1, to allow required completion of In-Channel work by October 15 per CA DFG permit requirements. This is a joint project with the City of Berkeley and the University of California (University Village).

**(P23) Watershed Management Plan**

**Scope:** In 2002-03 storm drain improvements were made on Portland Avenue next to Memorial Park; in 2003-04, a storm drain project was conducted at Solano Avenue and Adams Street. The majority of storm drain funds are used to maintain the existing storm drain system which includes repair and rehabilitation. In 2004-05 prepare a study to install an 18 inch drain between Neilson St. at Santa Fe Ave. and a pressure relief line in Santa Fe to Codornices Creek.

**Status:** Funding is not available for capital projects.



