CITY OF ALBANY
CITY COUNCIL AGENDA
STAFF REPORT

Agenda Date: June 15, 2009
Reviewed by: BP

SUBJECT: 2009 Accessibility Ramps Project

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STAFF RECOMMENDATION

That the City Council:

1. Amend previous authorization to call for bids for the 2009 Accessibility Ramps Project - CIP Project P27 to include additional CDBG-R funds;

2. Authorize the City Administrator to award the construction bid to the lowest responsible bidder; and

3. Authorize the City Administration to execute a Professional Services Agreement with Jacobs Engineers to provide construction management services for the 2009 Accessibility Ramps Project for an amount not to exceed $22,000.

BACKGROUND

The City installed 43 accessibility access ramps throughout the City during FY 2004/05 and 2005/06. Modifications to the access ramps at Masonic and Marin Avenues were completed in 2007-08. Community Development Block Grant (CDBG) funds are being used for ramp design and construction. At the time the Capital Improvement Plan (CIP) was adopted, the remaining number of street corners needing curb ramps was not known. ~~Thus, the~~The CIP estimated 39 ramps could be built based on the CDBG allocation.

City staff recently conducted a citywide survey and found that there are about 59 corners citywide that do not have an access ramp. On March 16, 2009 Council authorized Jacobs Engineers to design ramps at all 59 locations. This met with approval from the CDBG administrators. Because CDBG funds would be used to design all the remaining ramps, staff estimated that approximately 30 ramps could be constructed with the remaining available CDBG funds. It was intended that a future round of CDBG funding would be designated for the remaining ramps.

DISCUSSION

~~City staff recently conducted a citywide survey and found that there are about 59 corners citywide that do not have an access ramp. Of these, 17 have already been designed but require more office and field review. Some of these corners will be simpler to design than others depending upon drainage problems and conflicts with utilities. In order to take advantage of economies of scale and efficiency, staff recommends that design plans be finalized for all the remaining curb ramps. This met with approval from the CDBG administrators. Because the current bidding climate is good, the City may be able to construct at least 30 ramps, and have the remaining ramps already designed for a future round of funding.~~

American Recovery and Reinvestment Act (ARRA) funds have been made available to the CDBG program. These additional CDBG funds are being referred to as "CDBG-R" funds. Approximately $52,614 will be allocated to Albany. Staff learned of these funds about two months ago and, with initial concurrence by Alameda County CDBG staff, proposed that they be applied toward the cost of expanding the Senior Center. Recently, County staff advised against the use of the ARRA CDBG-R funds for this purpose in that the funds will be scrutinized closely, and an action to acquire property does not directly result in job creation, and requires NEPA (National Environmental Protection Act) clearance. However, future CDBG allocations can replace the ARRA CDBG-R funds allocated for the Senior Center project. In cases of CDBG projects, Alameda County CDBG staff prepares the NEPA clearance on behalf of the Urban County cities, and that action will not take place until later this summer.

Staff now proposes that the ARRA CDBG-R funds be applied toward construction of additional access ramps. The necessary environmental clearances will occur prior to award of bid. Construction inspection will be required for all new ramps, and many will require field review by the engineer. Jacobs Engineers designed the ramps and understands the intent of the design. In the opinion of the City Engineer, Jacobs Engineering is best suited to review and inspect the construction.

ANALYSIS

The precise number of ramps that could be built will be unknown until actual construction bids are received. It is hoped that the current, favorable bidding climate will result in more, rather than fewer, ramps. Given the 2007-08 CDBG funding, the March 2009 Council staff report estimated 39 ramps for construction. However, construction of only 30 ramps was estimated following recent completion of the curb ramp design work. By adding the CDBG - R funds to the original CDBG funds, staff believes the goal of least 39 ramps will be achieved.

Staff's approach to bidding this project will include a base bid for approximately 39 ramps, and a bid alternate for the remaining ramps. In this manner, the City will bid the project once, award the project for as many ramps as possible given current funding, and build the remaining ramps as future CDBG funding becomes available.

With regard to construction management, Jacobs Engineers provided engineering services to the City for the earlier accessibility ramp projects during fiscal years of 2004/05 and 2005/06. Staff has been satisfied with the work performed by this firm,

including the development of plans and specifications. Because of Jacobs' experience and understanding of the City infrastructure, as well as their proven ability to prepare accurate plans and complete a project generally on time and within budget, staff recommends that Jacobs Engineering be hired to conduct the field engineering ~~engineering design~~ work for the 2009 Accessibility Ramps Project. The Jacobs' proposal is on a time and materials basis, not to exceed a maximum of $22,000 for all 59 ramps. Thus, if fewer ramps were constructed, then the fee would be proportionately less. ~~It is anticipated that the project would go out to bid in late Spring, with construction occurring during mid-summer.~~

It is anticipated that bids proposals will be received in mid-July, for a recommendation for award presented to the City Council on July 20, 2009. If that schedule is not met, the award would not occur until September and construction would not likely start until October. Therefore, staff requests that the Council give authorization to the City Administrator to award the bid to the lowest responsible bidder.

SUSTAINABILITY IMPACT

Accessibility ramps afford greater mobility by disabled persons, strollers, and able bodied persons in general. This promotes non-motorized travel, thereby reducing air emissions. The ultimate construction of these ramps will involve the use of recyclable aggregate base and the use of fly ash as part of the concrete mixture.

FINANCIAL IMPACT

A total of $145,303 CDBG funds have been allocated in the adopted CIP budget for this project (P27). This funding comes from the 2007/08 and 2008/09 CDBG Allocation years. In 2009, additional CDBG-R funding in the amount of $52,614 will be made available through the American Recovery and Reinvestment Act. These funding sources combined will result in a total of $197,917 ~~in the amount of $145,273 have been allocated in the adopted CIP budget for this project (P27). Design costs for all remaining ramps citywide will total $41,200. The remaining funds will be used for constructing at least 30 ramps ($ 92,000) and for construction management ($12,073).~~ for the 2009 Accessibility Ramps Project. There will be no anticipated fiscal impact to the General Fund from this project.

The revised estimate of revenue and expense for this project is as follows:

Revenue

2007/08 and 2008/09 CDBG Funds	$ 145,303
CDBG-R Funds	$ 52,614
Total	**$ 197,917**

Estimated Expenses

Design (all remaining 59 ramps) – Jacobs Eng.	$ 41,200
Construction Management (all remaining ramps)	$ 22,000

City engineering and administration (all remaining ramps)	$ 12,806*
Estimated Construction Cost (for approx. 39 ramps)	$ 110,828
10%contingency	$ 11,083
Estimated Project Cost	**$ 197,917**

* $2,806 spent to date.

Attachment

Jacobs Engineers Proposal for the ~~design~~ construction review~~of the remaining accessibility ramps~~