



Legislation Text

File #: 12-0353, **Version:** 1

Resolution to Approve a Contract with LC Construction, LLC for the Construction of Unisex Restrooms in the Guy C. Larcom City Hall Building (\$93,438.00)

We recommend your approval of the attached resolution authorizing a contract in the amount of \$93,438.00, with LC Construction, LLC, for the construction of unisex restrooms at City Hall. The project involves the construction of five unisex restrooms, on floors 2-6, in the old elevator tower of City Hall. The proposed restrooms on floors 2-6 would match, in fit and finish, the two unisex restrooms that were recently constructed in the basement and first floor as part of the A2MC Project. Completion of this project allows the City to offer a fully ADA accessible restroom on each floor for the public and staff utilizing this facility.

This project is the start of a two year project to improve the restroom facilities in City Hall. The restrooms in the building are nearly 50 years old and many have deteriorating pipes and fixtures. Repair of the restrooms in the west end of City Hall is also hampered by the presence of asbestos containing materials. Work to remove this asbestos is being planned for yet this fiscal year. Repairs and updates to the existing east and west restrooms on each floor are planned for next fiscal year if funding is approved.

Requests for bids were advertised and bids were received from eleven contractors on March 2, 2012. Staff evaluated the bids and determined that the prices were competitive and recommends that LC Construction, LLC, as the lowest responsible bidder, be awarded the contract. The apparent low bidder, DMC Consultants, Inc., requested to withdraw their bid after it was determined that they had omitted some items from their bid price. The bid tabulation is attached.

Funding for this work is budgeted in the Public Services Area, Facilities Maintenance General Fund operating budget for FY12. The resolution includes a recommended project contingency of \$14,000.00 (approximately 15%) to cover potential contract change orders to be approved by the City Administrator if necessary.

LC Construction, LLC received Human Rights and Living Wage approval on February 22, 2012.

Prepared by: Matthew J. Kulhanek, Fleet & Facility Manager

Reviewed by: Craig Hupy, Interim Public Services Administrator

Approved by: Steven D. Powers, City Administrator

Whereas, There is a need for fully ADA accessible restrooms on all floors of the Guy C. Larcom City Hall building;

Whereas, Eleven bids for the construction of ADA accessible unisex restrooms were opened March 2, 2012, and LC Construction, LLC submitted the lowest responsible bid under ITB No. 4203;

Whereas, Funding for the project is available in the approved FY12 Facilities Maintenance operating budget; and

Whereas, LC Construction LLC received Human Rights and Living Wage approval from the City on February 22, 2012;

RESOLVED, That City Council approve a contract, per ITB No. 4203, with LC Construction, LLC, in the amount of \$93,438.00 and authorize a construction contingency of \$14,000.00 to cover potential contract change orders;

RESOLVED, That the \$107,438.00 for this project be funded from the approved FY12 Facilities Maintenance operating budget with funding available for the project without regard to fiscal year;

RESOLVED, That the Mayor and City Clerk be authorized and directed to execute said contract after approval as to substance by the City Administrator and approval as to form by the City Attorney; and

RESOLVED, That the City Administrator be authorized to take all necessary actions to implement this resolution including the approval and execution of change orders within the approved contingency amount.