



Agenda Item

City Council

Item #: 3.11.

4/9/2024

File #: 24-0210

TO: Honorable Mayor and Members of the City Council

THRU: Tom Kisela, City Manager

FROM: Christopher Cash, Public Works Director

1. SUBJECT

Award of Sourcwell Contract to Horizons Construction Company International, Inc. for facility repairs, maintenance, and abatement; and finding of CEQA exemption.

2. SUMMARY

Award Horizons Construction Company International, Inc., a construction contract for facility repairs, maintenance, and abatement (SP-4286).

3. RECOMMENDED ACTION

1. Approve the contract with Horizons Construction Company International, Inc. for \$91,443, representing an original amount of \$79,516 plus a 15% contingency of \$11,927 for facility repairs, maintenance, and abatement; and authorize the Mayor and City Clerk to execute on behalf of the City.
2. Find that the proposed project is categorically exempt from the California Environmental Quality Act (CEQA) provisions per State CEQA Guidelines Section 15301 (Existing Facilities).

4. FISCAL IMPACT

The expense for this contract is \$91,443 and will be funded through the Capital Project Fund 500.5028.56020.19809.

5. STRATEGIC PLAN GOALS

Goal 1: Provide for a safe community

b: Provide and maintain infrastructure necessary to ensure the safety of the public.

Goal 2: Be a fiscally healthy community

a: Expend fiscal resources responsibly.

6. DISCUSSION AND BACKGROUND

The existing men's and women's restrooms at City Hall's Public Works and Community Development Building urgently need repair due to a cracked sewer pipe and leaking domestic water lines, exacerbating moisture-related concerns in the walls and basement. Immediate repairs are required to address functionality and the structural integrity of the domestic water and sewer piping, primarily focusing on replacing the deficient pipe to prolong the building's useful life. With the demolition and piping replacement, both restrooms require a complete refresh. In addition, a contaminated material report has concluded that there is lead in the tiles and asbestos in the existing flooring materials,

which will be mitigated as part of this project. The total repair cost, including a 15% contingency, is \$91,443.

To hire a skilled contractor to undertake these projects at a reasonable cost, Public Works staff contacted many vendors and utilized several procurement strategies. Staff worked with Gordian EzIQC's project coordinator to develop the project's scope of work using a Sourcewell contractor. The procurement method is a cooperative purchasing arrangement utilized by several government agencies to minimize costs and staff resource impacts. The City can access highly qualified specialty contractors and lower overall capital costs by using Sourcewell. Sourcewell offers competitive bids on construction tasks, specifications, materials, equipment, and labor costs. The City has used the cooperative agreements procurement process and is a member of Sourcewell.

Staff recommends Horizon Construction Company International, Inc. (Contract No. CA-R8-GB01-123021-HCC) for the project after thorough consideration. The proposed price has been reviewed, deemed fair and reasonable, and consistent with the established unit prices outlined in the contract with Sourcewell. The contractor has proposed \$61,893 for repairs and \$17,623 for abatement, amounting to \$79,516. The project team has recognized that unforeseen and additional exploratory work is needed to examine the entire city hall system and, subsequently, a phase two project. As a result, an additional 15% contingency of \$11,927 is added to the initial sum in anticipation of such contingencies and further exploratory work. These costs bring the total to \$91,443.

The project will commence in May and be completed within 60 days.

7. ENVIRONMENTAL REVIEW

Categorical Exemption: The proposed project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) per State CEQA Guidelines Section 15301 (Class 1 - Existing Facilities) in that the project consists of repairs, maintenance, abatement, and improvement at existing public facilities and results in no expansion of use beyond that existing at the time of the City's determination.

8. ATTACHMENTS

- Contract with Horizons Construction Company International, Inc.