



NEWPORT BEACH

City Council Staff Report

November 19, 2019
Agenda Item No. 11

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

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TITLE: Newport Island Park Enhancements – Award of Contract No. 7500-1
(19L01)

ABSTRACT:

Staff has received construction bids for the Newport Island Park Enhancements project and requests City Council approval to award the construction contract to Green Giant Landscape, Inc.

RECOMMENDATION:

- a) Find this project exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15302(c) (reconstruction of existing facility involving negligible or no expansion of capacity) of the CEQA Guidelines, because this project has no potential to have a significant effect on the environment;
- b) Approve the project drawings and specifications;
- c) Award Contract No. 7500-1 to Green Giant Landscape, Inc. for the total bid price of \$305,000.00, and authorize the Mayor and City Clerk to execute the contract;
- d) Establish \$30,000.00 (approximately 10 percent) contingency to cover the cost of unforeseen work not included in the original contract; and
- e) Allow the installation of Newport Island Homeowners Association (HOA) storage shed, direct staff to enter into an Encroachment Agreement with the HOA, and authorize the City Manager and City Clerk to execute the Encroachment Agreement on a form approved by the City Attorney.

FUNDING REQUIREMENTS:

Sufficient funding is available in the current Capital Improvement Program budget for the award of this contract. The following funds will be expensed:

<u>Account Description</u>	<u>Account Number</u>		<u>Amount</u>
General Fund (19L01)	01201927-980000-19L01	\$	199,867.00
Tidelands Maint. (18H13)	10001-980000-18H13	\$	145,133.00
	Total:	\$	345,000.00

Proposed fund uses are as follows:

<u>Vendor</u>	<u>Purpose</u>		<u>Amount</u>
Green Giant Landscape, Inc.	Construction Contract	\$	305,000.00
Green Giant Landscape, Inc.	Contingency	\$	30,000.00
Various	Incidentals, Printing, Survey	\$	10,000.00
	Total:	\$	345,000.00

Staff recommends establishing \$30,000.00 (approximately 10 percent of total bid) for contingency purposes and unforeseen conditions associated with construction.

DISCUSSION:

This project originated from an HOA request to rehabilitate landscape planters, repair and reconstruct a seat wall, replacement of sand with rubberized surfacing and replacement/relocation of the HOA storage shed. Staff originally presented the concept plan options for this project to the Parks, Beaches and Recreation Commission (PB&R) on February 5, 2019. The community was concerned that not enough outreach was conducted and asked staff to hold an on-site community meeting and return to PB&R at a later date.

In early March, staff mailed out an invitation for a community meeting and provided a survey to the 150 residents of Newport Island and requested their preference for one of two park improvement options. Option 1 entailed replacing existing sand with new sand, and slightly expands and replaces the existing rubberized surface with new surfacing for a preliminary cost of \$285,000. Option 2 entailed removing all sand from the play area and installing new rubberized surface throughout for a preliminary cost of \$359,000.

The community meeting was held March 13, 2019 at 5 p.m. to present the two concepts to residents, answer questions, and gather feedback. The majority of residents in attendance voiced comments in favor of Option 1 and the 85 surveys returned also showed overwhelming support for Option 1. Residents present stated that their children enjoyed playing in sand and jumping off the swings into sand. Several residents voiced concerns about the temperature of rubberized surface in the sun. Overall, the community was very receptive to the planned improvements and appreciative to staff for holding a community meeting to listen to their concerns.

Staff reported back to PB&R at their April 2, 2019 meeting where the majority of residents, including several children, requested the PB&R proceed with Option 1 and keep the sand which they enjoy playing in. The PB&R Commission concurred and recommended staff proceed with the park rehabilitation under Option 1. The final plans and specifications included the sand and rubberized surfacing option, along with some hardscape, landscape, and railing, and bulkhead improvements.

Additionally as part of the project, the Newport Island Homeowners Association (HOA) is requesting to install a Tough Shed along the southerly property line of the park adjacent to the wall of 3803 Marcus Avenue to replace their long-standing wood shed that is near the water line that houses holiday decorations (see attachment B). The proposed shed dimension are approximately: 4' deep x 10' wide and 6' tall. The HOA does not have a current encroachment agreement for their existing shed and are requesting Council's consideration in formalizing the public land use. Staff recommends approval of this request under the condition that the HOA enters into an Encroachment Agreement.

At 11 a.m. on October 29, 2019, the City Clerk opened and read the following bids for this project:

	<u>BIDDER</u>	<u>TOTAL BID AMOUNT</u>
Low	Green Giant Landscape, Inc.	\$ 305,000.00
2nd	KASA Construction	\$ 314,785.00
3rd	H2M Construction, Inc.	\$ 317,575.00
4th	R.E. Schultz	\$ 324,182.00
5th	Senitica Construction	\$ 338,317.50
6th	States Link	\$ 357,559.00

The apparent low bidder for this project, Green Giant Landscape, Inc., submitted a bid approximately 8% percent less than the Engineer's Estimate of \$330,000. Green Giant Landscape, Inc, submitted all the necessary forms and possesses a Classification "A" and "C-27" and their subcontractor Robertson Recreational Surfaces possesses a Classification "D-12" California State Contractors Licenses as required by the project specifications. A check of the contractor's references indicates satisfactory completion of similar projects for other public agencies. Green Giant Landscape, Inc. has also successfully completed other projects for the City. Green Giant Landscape, Inc. completed the Bonita Canyon Pickle Ball Courts, and the North Bristol Street Landscaping.

Work necessary to complete this contract consists of removing and disposing of existing concrete sidewalk, stone wall, resilient surfacing, drinking fountain, electrical cabinet, guardrail and shed; relocating irrigation controller; replacing trash receptacles, benches, picnic tables and BBQ grills; furnishing and installing resilient surfacing, drinking fountain, steel railing and doggie waste dispenser; renovating existing walls, installing provided shed; constructing hardscape and concrete bulkhead; installing landscape and other incidental items to complete the work in place required by the Contract Documents. Green Giant Landscape, Inc. will have 60 consecutive working days to complete the work once given the notice to proceed. Work is expected to begin in January 2020, with the plant establishment period continuing through August.

ENVIRONMENTAL REVIEW:

Staff recommends the City Council find this project exempt from the California Environmental Quality Act (CEQA) pursuant to 15302(c) (reconstruction of existing facility involving negligible or no expansion of capacity) of the CEQA Guidelines, California Code of Regulations, Title 14, Chapter 3, because it has no potential to have a significant effect on the environment.

NOTICING:

The agenda item has been noticed according to the Brown Act (72 hours in advance of the meeting at which the City Council considers the item).

ATTACHMENTS:

Attachment A – Location Map
Attachment B – Shed Location Map



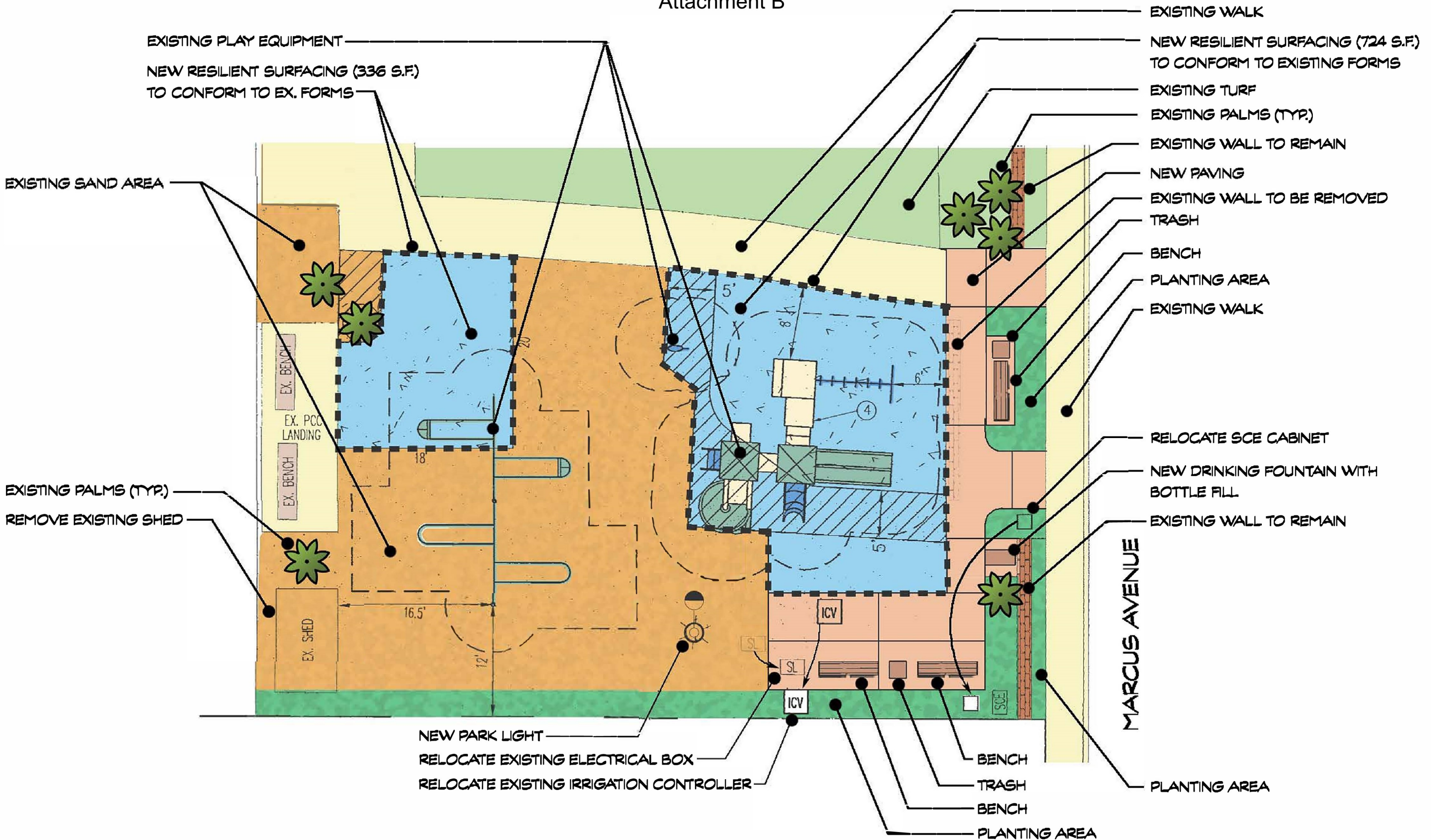
**NEWPORT ISLAND PARK ENHANCEMENTS
LOCATION MAP**

**CITY OF NEWPORT BEACH
PUBLIC WORKS DEPARTMENT**

C-7500-1	19L01	11/19/19
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Attachment B



EXISTING PLAY EQUIPMENT
 NEW RESILIENT SURFACING (336 S.F.)
 TO CONFORM TO EX. FORMS

EXISTING SAND AREA

EXISTING PALMS (TYP.)
 REMOVE EXISTING SHED

EX. BENCH
 EX. PCC LANDING
 EX. BENCH

NEW PARK LIGHT
 RELOCATE EXISTING ELECTRICAL BOX
 RELOCATE EXISTING IRRIGATION CONTROLLER

EXISTING WALK
 NEW RESILIENT SURFACING (724 S.F.)
 TO CONFORM TO EXISTING FORMS
 EXISTING TURF
 EXISTING PALMS (TYP.)
 EXISTING WALL TO REMAIN
 NEW PAVING
 EXISTING WALL TO BE REMOVED
 TRASH
 BENCH
 PLANTING AREA
 EXISTING WALK

RELOCATE SCE CABINET
 NEW DRINKING FOUNTAIN WITH
 BOTTLE FILL
 EXISTING WALL TO REMAIN

MARCUS AVENUE

BENCH
 TRASH
 BENCH
 PLANTING AREA