

CITY OF YUBA CITY
STAFF REPORT

Date: June 19, 2018
To: Honorable Mayor & Members of the City Council
From: Public Works Department
Presented by: Benjamin Moody, Deputy Public Works Director – Engineering

Summary

Subject: Police Department Facility Expansion Project (Approval of Plans & Specifications)

Recommendation: Adopt a Resolution approving the plans and specifications for the Police Department Facility Expansion Project and authorizing advertisement for bids on the project.

Fiscal Impact: \$865,000 – Engineer’s Estimate
\$750,000 – Construction
10% – Contingency
5% – Construction Management

Purpose:

To expand the Police Department security site to provide additional parking, storage, a K-9 area, and facilities associated with a future building and solar array.

Background:

The boundaries of the Police Department site and parking areas have been limited for many years. The growth of the City, Department, and facility has made accommodating private (staff) vehicles, patrol vehicles, as well as SWAT and special unit vehicles challenging at the current site. Additionally, the Police Department is required to provide secure and tamper-free storage of vehicles when they are utilized as evidence. In order to adequately meet this requirement, the Sally Port is currently utilized, which adversely affects the safe transport of prisoners into and out of the building.

With Council’s approval of the 2017/18 Capital Improvement Budget, funding was allocated for the project. Staff engaged a local architect to design an expansion of the area into the adjacent City-owned field to the east of the Police Department site.

The proposed expansion will provide ample parking for needed vehicles, with a concrete pad section for heavy specialty vehicles (SWAT, etc.). This expanded area will be secured by extending the masonry block wall around the perimeter of the proposed site. The project has also been designed to accommodate a future solar array project over both the existing and the proposed parking areas.

An area has been identified in the project plans for a K-9 training area. While the subject project will construct the necessary infrastructure for the area, the funding and construction of the K-9 training facility will be coordinated as a separate project.

The plans for the proposed expansion are shown on Attachment 2.

Analysis:

Public Works has prepared the plans, specifications, and cost estimate for the Police Department Facility Expansion Project. The solar panel portion of the project will be coordinated separately through an Energy Services Contract with ENGIE Services U.S., Inc. (formerly known as OpTerra Energy Services), as approved by Council on October 17, 2017.

With Council approval of the plans and specifications and authorization to advertise for bids, staff proposes the following schedule:

Advertise for bid:	June/July 2018
Award Contract:	August 2018
Construction:	Fall 2018

The plans and specifications for the project are on file in the Public Works office for review.

Fiscal Impact:

The estimated project cost is approximately \$865,000 for the construction of the proposed improvements.

Capital Improvement Project Account No. 1238 (Police Department Parking Expansion) will be the primary source of funding for the expansion project, which is currently funded in the amount of \$900,000.

Staff is concerned that due to the current bid environment, and limited availability of smaller-sized contractors that the bids received may be higher than anticipated. Based on actual bids received, staff will prepare detailed fiscal impacts, funding source options, and project scope alternatives in preparation of Council consideration for award.

Alternatives:

Modify the project scope or bid the project at a time more favorable to receive lower bids. This time frame for favorable bids is difficult to predict and could significantly delay the project and affect ultimate costs. Delays and/or modifications of the project would also impact the project schedules of interdependent solar panel and proposed Civic Center field improvement projects.

Recommendation:

Adopt a resolution approving the plans and specifications for the Police Department Facility Expansion Project and authorizing advertisement for bids on the project.

Attachments:

1. Resolution
2. Exhibit

Prepared by:

/s/ Benjamin K. Moody
Benjamin K. Moody
Deputy Public Works Director – Engineering

Submitted by:

/s/ Steven C. Kroeger
Steven C. Kroeger
City Manager

Reviewed by:

Department Head

DL

Finance

RB

City Attorney

TH by email

ATTACHMENT 1

RESOLUTION NO. _____

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF YUBA CITY
APPROVING THE PLANS AND SPECIFICATIONS FOR THE POLICE
DEPARTMENT FACILITY EXPANSION PROJECT AND AUTHORIZING
ADVERTISEMENT FOR BIDS ON THE PROJECT.**

BE IT RESOLVED AND ORDERED by the City Council of the City of Yuba City that the plans and specifications for the Police Department Facility Expansion Project be approved; and

BE IT FURTHER RESOLVED AND ORDERED by the City Council of the City of Yuba City that the Public Works Department is hereby authorized and directed to advertise for bids for the Police Department Facility Expansion Project.

The foregoing resolution was duly and regularly introduced, passed, and adopted by the City Council of the City of Yuba City at a regular meeting thereof held on the 19th day of June 2018.

AYES:

NOES:

ABSENT:

Preet Didbal, Mayor

ATTEST:

Patricia Buckland, City Clerk

ATTACHMENT 2

LEGEND

	NEN AC PAVING
	NEN AC PATCH SEE PLAN AND KEYNOTES
	6" REINFORCED CONCRETE SEE PLAN AND KEYNOTES
	4" CONC. SLAB SEE PLAN AND KEYNOTES
	GRAVEL BASE SEE PLAN AND KEYNOTES
	TYP. EXPANSION JOINT WITH JOINT SEALANT - SEE KEYNOTES

CONCRETE FLATWORK NOTES

FLATWORK IN TRAFFIC AREAS
 MINIMUM 7 SACK MIX
 FLY ASH 15 PERCENT
 F.C. 4,000 PSI, MIN.
 W/C.R. 0.45
 ADDITIVE SUPERPLASTICIZER ASTM C494 TYPE
 WATER REDUCER USE AN ASTM C494 TYPE A
 WATER REDUCER. NOTE IF THE AMBIENT TEMPERATURE IS OVER 85 DEGREES USE A TYPE B OR D ADMIXTURE.

OTHER FLATWORK NOT IN TRAFFIC AREA
 MINIMUM 6 SACK MIX
 FLY ASH 15 PERCENT
 F.C. 3,000 PSI, MIN.
 W/C.R. 0.5
 ADDITIVE SUPERPLASTICIZER ASTM C494 TYPE
 WATER REDUCER USE AN ASTM C494 TYPE A
 WATER REDUCER. NOTE IF THE AMBIENT TEMPERATURE IS OVER 85 DEGREES USE A TYPE B OR D ADMIXTURE.

- ALL CONCRETE SHALL BE STRUCTURAL NORMAL HEIGHT CONCRETE.
- ALL CONCRETE AREAS SHALL BE CURED, SEALED AND HARDENED WITH A SPRAY COAT OF GORING ASTM C309 TYPE 1) CLEAR OR TRANSLUCENT APPLIED IN ACCORDANCE WITH THE MANUFACTURER'S PRINTED INSTRUCTIONS.
- SPECIAL INSPECTION IS REQUIRED FOR ALL CONCRETE. CERTIFICATION OF MIX DESIGN IS REQUIRED. SUBMIT MIX DESIGN FOR APPROVAL.
- WHERE F_c = 4,000 PSI CONCRETE IS SPECIFIED IT IS USED FOR ABRASION RESISTANCE. SUBMIT A PROVEN MIX DESIGN FOR APPROVAL. TESTING AND INSPECTION OF CONCRETE IS REQUIRED FOR THIS WORK.
- ALL REINFORCING STEEL SHALL BE ASTM A615 GRADE 60 STEEL. FOR ALL REINFORCING BARS #4 AND LARGER, USE GRADE 40 STEEL FOR ALL BARS #3 AND SMALLER. ALL LAP SPLICES SHALL BE MIN. 50 BAR DIAMETERS.
- THESE NOTES AND THE TYPICAL DETAILS SHOWN HEREIN ARE GENERAL AND APPLY TO ALL DRAWINGS UNLESS OTHERWISE SHOWN OR SPECIFIED.
- ALL DIMENSIONS SHALL BE FIELD VERIFIED. DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER AND RESOLVED BEFORE PROCEEDING WITH THE WORK.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO COMPLY WITH THE PERTINENT SECTIONS, AS THEY APPLY TO THIS PROJECT, OF THE "CONSTRUCTION SAFETY ORDINANCE" ISSUED BY THE STATE OF CALIFORNIA, LATEST EDITION, AND ALL OSHA REQUIREMENTS.
- CONSTRUCTION SHALL CONFORM TO ALL APPLICABLE CODES AND REGULATIONS.
- CONTRACTOR SHALL NOTIFY THE ENGINEER WHERE A CONFLICT OCCURS ON ANY OF THE CONTRACT DRAWINGS OR DOCUMENTS. CONTRACTOR IS NOT TO ORDER MATERIAL OR CONSTRUCT ANY PORTION OF THE PROJECT THAT IS IN CONFLICT UNTIL CONFLICT IS RESOLVED WITH THE AFFECTED PARTIES.
- WHERE NO SPECIFIC DETAIL IS SHOWN, THE CONSTRUCTION SHALL BE IDENTICAL OR SIMILAR TO THAT INDICATED FOR LIKE CASES FOR CONSTRUCTION ON THIS PROJECT. SHOULD THERE BE ANY QUESTION, CONTACT ENGINEER PRIOR TO PROCEEDINGS.
- DO NOT SCALE DRAWINGS. DRAWINGS MAY NOT BE TO SCALE. DIMENSIONS TAKE PRECEDENCE. CONTACT ENGINEER FOR ANY DIMENSION NOT SHOWN.
- TYPICAL DETAILS APPLY UNLESS OTHERWISE NOTED AND WHERE A CONFLICT OCCURS BETWEEN THE SPECIFICATION AND THESE NOTES, SPECIFIC DETAILS AND TYPICAL DETAILS, THESE NOTES AND SPECIFIC DETAILS AND TYPICAL DETAILS SHALL GOVERN.
- ALL CONSTRUCTION STAKING, LAYOUT, ETC. SHALL BE PROVIDED BY THE SITE WORK CONTRACTOR AS PART OF HIS SCOPE OF WORK.

CONCRETE JOINT SEALANT SPECIFICATION

JOINT SEALANTS FOR EXTERIOR WORK, FOR SEALING OF ALL EXTERIOR CONCRETE CONTROL JOINTS, EXPANSION JOINTS, ETC. SHALL BE WITH A 1 PART POLYURETHANE JOINT SEALANT AS MANUFACTURED BY BASF CHEMICAL COMPANY OR EQUAL. "MASTERSEAL NP2" IS ALSO ALLOWED.

- ALL EXPANSION JOINTS SHALL FILLED WITH A 1 PART POLYURETHANE JOINT SEALANT-MASTERSEAL NP1 OR EQUAL FOR ALL CONTROL AND EXPANSION JOINT SEALANTS.
- NOTE: THE SEALANT SHALL BE INSTALLED IN STRICT ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS COMPLETE WITH RECOMMENDED BACKING ROD.
- THE JOINT SEALANT SHALL MATCH THE CONCRETE COLOR.
- JOINT SEALANT DIMENSIONS: DEPTH TO DEPTH RATIOS SHALL BE AS RECOMMENDED BY THE MANUFACTURER.
- SURFACE PREPARATION: JOINTS MUST BE SOUND, CLEAN AND DRY. ALL OIL, GREASE, POLYURETHANE OR OTHER MATERIALS THAT COULD ADVERSELY AFFECT ADHESION MUST BE REMOVED BY WIRE BRUSHING, GRINDING, SANDBLASTING, COMPRESSED AIR, AND/OR WATER WASHING.
- JOINT BACKING: USE CLOSED CELL POLYETHYLENE BACKER ROD TO CONTROL SEALANT DEPTH. ADHESIVE BACKED POLYETHYLENE TAPE SHOULD BE USED WHERE JOINT DEPTH WILL NOT ALLOW BACKER ROD. THESE MATERIALS PREVENT UNWANTED ADHESION AT THE BOTTOM OF THE JOINT.
- INSTALLATION: APPLY PER MANUFACTURER'S REQUIREMENTS.
- USE ONLY AT TEMPERATURES ABOVE 40 DEGREES FAHRENH.
- CONTACT SURFACES MUST BE CLEAN AND DRY.

GENERAL CONCRETE FLATWORK NOTES

- ALL ON-SITE CONCRETE MALWAYS, LANDINGS, PATHS OF TRAVEL, ETC. SHALL HAVE A LIGHT BROOM FINISH.
- ALL OTHER PAVEMENT AREAS SUBJECT TO HEAVY TRAFFIC SHALL HAVE A STANDARD BROOM FINISH.
- ALL CONCRETE AREAS SHALL BE CURED, SEALED AND HARDENED WITH A SPRAY COAT OF GORING FORMULA. APPLIED IN ACCORDANCE WITH THE MANUFACTURER'S PRINTED INSTRUCTIONS. AT MINIMUM FLOOD COAT AT A RATE OF 150SF-170SF PER SALLON PER THE MFR'S REQUIREMENTS (WARM DAY APPLICATION). USE ON ALL CONCRETE SURFACES. THIS IS A U.V. STABLE PRODUCT. APPLIED AFTER PLACING AND FINISHING. NOTE THIS IS IN ADDITION TO THE ASTM C309 CURE/SEAL COAT THAT IS REQUIRED OVER ALL CONCRETE SURFACES.

FLATWORK PLAN KEYNOTES

- Ⓢ DESIGNATES TYPICAL KEYNOTE SYMBOLS.
- ACCESSIBLE PATHS/LANDINGS**
- CONCRETE ACCESSIBLE PATH OF TRAVEL WITH MAX. GROSS SLOPE OF 2% AND GRADIENT NOT TO EXCEED 5/8". 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