



# City of Rialto

## Legislation Text

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For City Council Meeting [November 27, 2018]

TO: Honorable Mayor and City Council

APPROVAL: Ahmad R. Ansari, Interim City Administrator

FROM: Robert G. Eisenbeisz, P.E., Public Works Director/City Engineer

Request City Council to Award a Construction Contract to PALP, Inc. (DBA Excel Paving Company) in the Amount of \$1,078,852.95 for the Metrolink Parking Lot Expansion Project Phase 2, City Project No. 170808; Authorize Issuance of a Purchase Order to Wallace & Associates in the Amount of \$142,122 for On-Call Construction Management and Inspection Services; and Authorize the City Administrator to Approve Contract Changes in the Not-to-Exceed Amount of \$54,000.

**(ACTION)**

### **BACKGROUND:**

The original scope of work for the Metrolink Parking Lot Expansion Project included the addition of 230 parking spaces to the existing 175-space parking lot. The project was split into two (2) phases to avoid delays associated with right-of-way acquisition. Splitting the project allowed the first phase to move forward with construction while the City pursued additional acquisitions required for Phase 2. Completion of Phase 1 construction increased the parking lot capacity by 122 parking spaces.

The original Phase 2 plan required the acquisition of privately owned parcels located immediately north of the Metrolink Station property. Efforts to acquire the needed parcels were unsuccessful. For this reason, the City evaluated alternative locations for the Phase 2 expansion. The vacant property previously owned by the Rialto Housing Authority located immediately south of the Metrolink Station proved to be the best site for the parking expansion. A project location map is included as **Attachment 1**. The site will be immediately adjacent to new improvements proposed by the San Bernardino County Transportation Authority (SBCTA) and Metrolink to provide a second track and a new platform on the south side of the tracks for eastbound trains.

On December 12, 2017, City Council approved a Purchase and Sale Agreement to convey 0.97 acres of Rialto Housing Authority property to the City of Rialto for the proposed Phase 2 Metrolink Parking Lot expansion for a total cost of \$359,000.

On December 12, 2017, the City Council authorized the release of Request for Bid No. 18-052 for the Metrolink Parking Lot Expansion Project Phase 2, City Project No. 170808. Prior to release, Request for Bid No. 18-052 was updated to Release for Bid No. 19-028.

### **ANALYSIS/DISCUSSION:**

On September 7, 2018, the City released Request for Bid No. 19-028 for the Metrolink Parking Lot Expansion Project Phase 2, City Project 170808, and published the Notice Inviting Bids in the San

Bernardino County Sun; on the City of Rialto website, and on the PlanetBids.com website.

On October 18, 2018, the City received fourteen (14) bids, tabulated in **Table 1** below:

**Table 1**

Company	Location	Type of Firm	Bid Amount
PALP Inc. DBA Excel Paving	Long Beach, CA	Corporation	\$1,078,852.95
Los Angeles Engineering, Inc.	Covina, CA	Corporation	\$1,124,723.00
Riverside Construction Company, Inc.	Riverside, CA	Corporation	\$1,156,998.00
PCN3 Inc.	Los Alamitos, CA	Corporation	\$1,221,986.15
Hillcrest Contracting, Inc.	Corona, CA	Corporation	\$1,222,195.05
Kemcorp Construction, Inc.	Ontario, CA	Corporation	\$1,245,000.00
Access Pacific, Inc.	Pasadena, CA	Corporation	\$1,263,359.80
Leonida Builders, Inc.	Santa Clarita, CA	Corporation	\$1,281,308.00
General Consolidated Constructors, Inc.	Perris, CA	Corporation	\$1,296,909.57
Griffith Company	Santa Fe Springs, CA	Corporation	\$1,333,331.00
United Irrigation, Inc. DBA United GLI	Carlsbad, CA	Corporation	\$1,426,017.80
Horizons Construction Co. Int'l, Inc.	Orange, CA	Corporation	\$1,428,409.08
All American Asphalt	Corona, CA	Corporation	\$1,442,493.00
IVL Contractors, Inc.	Riverside, CA	Corporation	\$1,582,410.68

A full bid summary is included as **Attachment 2**. The engineer’s estimate ranged from \$1,000,000 to \$1,300,000. The lowest responsible and responsive bid was \$1,078,852.95.00 received from PALP, Inc. (DBA Excel Paving Company) of Long Beach, CA. Staff reviewed the bid, references, and contractor’s license, and found PALP, Inc. (DBA Excel Paving Company) to be properly licensed and qualified. Excel Paving’s Disclosure, Reference Check, Contractor’s License, and DIR Registration documents are included as **Attachment 3**. The bid submitted by PALP, Inc. (DBA Excel Paving Company) indicates compliance with the established Disadvantaged Business Enterprise goal of 3.3 percent. Based on evaluation of reference checks and compliance review, staff recommends that City Council accept the bid received from PALP, Inc. (DBA Excel Paving Company) as the lowest responsible and responsive bid. The proposed construction contract with PALP, Inc. (DBA Excel Paving Company) for the project is included as **Attachment 4**.

Additionally, staff negotiated a scope and fee with Wallace & Associates to provide Construction Management and Inspection services for the proposed project. These services are provided through the existing on-call construction management/program management contract that the City has with Wallace & Associates. The number of working days associated with the construction management and inspection services for the proposed project is specified at 80 working days. The proposal reflecting the negotiated scope and fee is included as **Attachment 5**.

The tentative schedule for the project is as follows:

Contract Award: . . . . . November 27, 2018  
 Begin Construction: . . . . . January 8, 2019  
 Complete Construction: . . . . . May 21, 2019

**ENVIRONMENTAL IMPACT:**

In accordance with the California Environmental Quality Act (CEQA), City Staff prepared a Mitigated Negative Declaration and Notice of Determination for the Project. The Notice of Determination is included as **Attachment 6**.

**GENERAL PLAN CONSISTENCY:**

This action is consistent with Guiding Principle 3A in the General Plan:

*Our City government will lead by example, and will operate in an open, transparent, and responsive manner that meets the needs of the citizens and is a good place to do business.*

Approval of this action complies with the following City of Rialto General Plan Goal and Policy:

**Goal 4-7: Achieve optimum use of regional rail transit.**

Policy 4-7.1: Support Metrolink regional rail services, and work with the Southern California Regional Rail Authority to expand services.

Policy 4-7.2: Achieve better integration of all transit and multimodal options at the Rialto Metrolink Station.

Policy 4-7.3: Promote activity centers and transit-oriented development projects around the Rialto Metrolink Station and Downtown.

**LEGAL REVIEW:**

The City Attorney has reviewed and approved this staff report.

**FINANCIAL IMPACT:**

Operating Budget Impact

The estimated future annual cost for landscape maintenance and trash clean-up for the expanded parking lot area is approximately \$10,740.

Capital Improvement Budget Impact

**Table 2** shows the adopted budget for the project.

**Table 2**

<b>Funding Sources</b>	<b>Budget</b>
SANBAG-PROP1B-PTMISEA (LTF)	\$ 1,861,890
US Dept Transit Authority/Omnitrans	\$ 1,593,161
<b>Total Funding Sources</b>	<b>\$ 3,455,051</b>
<b>Uses of Funds</b>	<b>Budget</b>
Design/Administration	\$ 142,051
Right of Way Acquisition	\$ 500,000
Overhead Allocation	\$ 70,400
Construction Management & Support	\$ 163,000
Construction Contract	\$ 1,078,853
Additional Construction Allowance	\$ 54,000
Additional Available Funding	\$ 1,446,747
<b>Total Uses of Funds</b>	<b>\$ 3,455,051</b>

Funds are budgeted and available to cover the construction contract amount of \$1,078,852.95 in the Metrolink Parking Lot Improvement Phase II Project Capital Grant Fund Account No. 223-500-4408-3001-170808-05.

The purchase order with Wallace & Associates in the amount of \$142,122 for on-call construction management and inspection services will be charged to the Metrolink Parking Lot Improvement Phase II Project Capital Grant Fund Account No. 223-500-4408-3001-170808-16.

Licensing

A Business License tax at the Professional Services rate in the amount of \$1,154 based on a construction amount of \$1,078,852.95 will be assessed against the project and paid by interoffice transfer.

A Business License tax at the Professional Services rate in the amount \$204.00 will be paid by Wallace & Associates prior to execution of the Purchase Order.

**RECOMMENDATION:**

Staff recommends that the City Council:

- Award a Construction Contract to PALP, Inc. (DBA Excel Paving Company) in the amount of \$1,078,852.95 for the Metrolink Parking Lot Expansion Project Phase 2, City Project No. 170808.
- Authorize Issuance of a Purchase Order to Wallace & Associates in the amount of \$142,122 for On-Call Services for Construction Management and Inspection.
- Authorize the City Administrator or his designee to approve contract changes up to \$54,000 to address additional requirements and any unforeseen conditions.