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DEPARTMENT OF
GENERAL SERVICES
OFFICE OF THE DIRECTOR

CITY OF SACRAMENTO
CALIFORNIA

5730 - 24TH STREET
BUILDING FOUR
SACRAMENTO, CA
95822-3699

916-449-5548

DIVISIONS:

COMMUNICATIONS
FACILITY MANAGEMENT
FLEET MANAGEMENT
PROCUREMENT SERVICES

September 7, 1988

City Council
Sacramento, California

Honorable Members In Session:

Subject: APPROVAL OF CONSULTANT SERVICES AGREEMENT FOR
PHASE III - CIVIC CENTER COMPLEX - BA31

APPROVED
BY THE CITY COUNCIL

SEP 13 1988

OFFICE OF THE
CITY CLERK
AG 88051

SUMMARY

This letter requests approval of the attached Resolution and authorization be granted the City Manager to enter into an agreement for architectural programming and masterplanning services for a Civic Center Complex.

BACKGROUND

The City has already completed Phases I and II of this study, which established existing conditions, projected space needs out through the year 2025, examined potential sites, and developed preliminary space programs. These completed documents will provide the basis for the detailed architectural program.

Phase III, acquires services to develop a detailed architectural program and/or performance specification for a Civic Center Complex adjacent to the existing City Hall. The complex is to include a Public Safety Facility (264,000 sq.ft.). Administrative Facility (355,000 sq.ft.), centralized mechanical plant, vehicle maintenance facility and parking structure (approximately 1500 cars). The Civic Center program will establish options such as potential financing vehicles and phasing arrangements for the design and construction of the complex. This completed program will come before Council in February 1989.

1. The first part of the document discusses the importance of maintaining accurate records of all transactions and activities. It emphasizes that this is essential for ensuring transparency and accountability in the organization's operations.

2. The second part of the document outlines the various methods and tools used to collect and analyze data. It highlights the need for consistent data collection procedures and the use of advanced analytical techniques to derive meaningful insights from the data.

3. The third part of the document focuses on the role of technology in data management and analysis. It discusses how modern software solutions can streamline data collection, storage, and processing, thereby improving efficiency and reducing the risk of errors.

4. The fourth part of the document addresses the challenges associated with data security and privacy. It stresses the importance of implementing robust security measures to protect sensitive information and ensure compliance with relevant regulations.

5. The fifth part of the document provides a summary of the key findings and recommendations. It concludes that a comprehensive data management strategy is crucial for the organization's success and that ongoing monitoring and evaluation are necessary to ensure its effectiveness.

City Council
September 7, 1988
Page Two

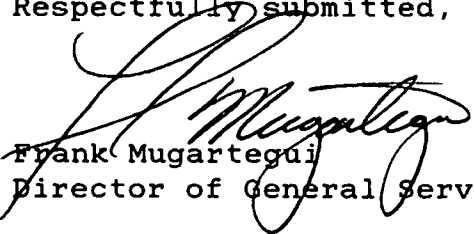
On March 24, 1987, the City Council adopted a Resolution authorizing the Facility Management Division to continue with the programming phase of the Civic Center Masterplan. The selection process started with qualification and proposal statements from interested consultants. Interviews followed the review of the prospective consultant's proposals. An interview panel consisting of Tom Chinn, Solon Wisham, Frank Mugartegui, Police Chief Jack Kearns and Deputy Fire Chief Dennis Smith conducted interviews on July 21, 1988. The firm of Kaplan-McLaughlin-Diaz was selected from three prospective firms for Civic Center programming services.

FINANCIAL DATA

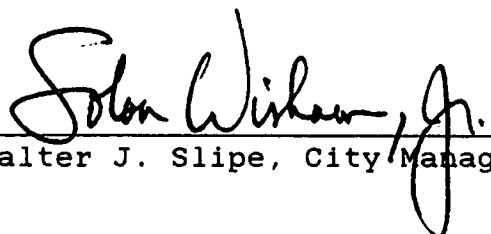
The proposed contract with Kaplan-McLaughlin-Diaz is \$319,523.00. The project budget for BA31 with 101, General Fund is \$527,000.00. The unobligated fund balance as of this date is \$504,164.00.

RECOMMENDATION

It is recommended that the City Council approve the attached Resolution and authorize the City Manager to execute a consultant services agreement with Kaplan-McLaughlin-Diaz in the amount of \$319,523.00 for architectural programming of the Civic Center Complex.

Respectfully submitted,

Frank Mugartegui
Director of General Services

Recommendation Approved:


for: Walter J. Slipe, City Manager

September 13, 1988
All Districts

RESOLUTION No. ~~88-795~~ 88-795

Adopted by The Sacramento City Council on date of

RESOLUTION AUTHORIZING THE CITY MANAGER
TO EXECUTE AN AGREEMENT WITH
KAPLAN-McLAUGHLIN-DIAZ
TO PROVIDE CONSULTANT SERVICES FOR
THE CIVIC CENTER COMPLEX (BA31)

APPROVED
BY THE CITY COUNCIL
SEP 13 1988
OFFICE OF THE
CITY CLERK

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

That the City Manager is hereby authorized to execute an agreement with Kaplan-McLaughlin-Diaz to provide consultant services for the Civic Center Complex (Phase III - Civic Center Masterplan) for an amount not to exceed \$319,523.00.

MAYOR

ATTEST:

CITY CLERK

RECORDS OF THE UNITED STATES DEPARTMENT OF
THE BUREAU OF LAND MANAGEMENT
OF THE UNITED STATES DEPARTMENT OF THE INTERIOR
LAND MANAGEMENT DIVISION

UNITED STATES DEPARTMENT OF THE INTERIOR

BUREAU OF LAND MANAGEMENT

LAND MANAGEMENT DIVISION

OFFICE OF THE ASSISTANT DIRECTOR

LAND MANAGEMENT DIVISION

1950

September 20, 1988

Kaplan/McLaughlin/Diaz
Architects and Planners
A California Corporation
222 Vallejo Street
San Francisco, CA 94111
Attn: Bruce Race

Dear Gentlemen:

On September 13, 1988, the Sacramento City Council adopted Resolution No. 88-795 authorizing the execution of City Agreement #88051, regarding the Civic Center Complex.

Enclosed, for your records, is one fully certified copy of said agreement and authorizing resolution.

Sincerely,

LORRAINE MAGANA, CITY CLERK

JANICE BEAMAN
Acting Assistant City Clerk

JB/cc/22
Enclosure

cc: General Services (Facility Management)
Risk Management