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**DEPARTMENT OF  
PUBLIC WORKS**

OFFICE OF THE DIRECTOR  
ADMINISTRATION

**CITY OF SACRAMENTO  
CALIFORNIA**

September 22, 1994

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City Council  
Sacramento, California

Honorable Members In Session:

**SUBJECT:** APPROVAL OF PLANS AND SPECIFICATIONS AND AUTHORIZATION TO  
ADVERTISE AND RECEIVE BIDS FOR THE CLUNIE COMMUNITY CENTER  
UPGRADES (KB06)

**LOCATION AND COUNCIL DISTRICT:**

601 Alhambra Blvd. - Council District # 5

**RECOMMENDATION:**

This report recommends that the City Council:

- Approve plans and specifications of the Clunie Community Center upgrades.
- Authorize the City Clerk to advertise and receive bids.

**CONTACT PERSON:** Jeff Blanton, Project Manager 433-6221

**FOR COUNCIL MEETING OF:** November 9, 1994

**SUMMARY:**

The primary purpose of the renovation is to bring the building into compliance with life, safety, handicapped accessibility, energy-efficiency codes, and replacement of obsolete mechanical and electrical systems. This project promotes City Council priorities of public safety and citywide inclusiveness of our diverse population (MBE/WBE).



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**BACKGROUND INFORMATION:**

The Clunie Community Center and McKinley Library were completed in 1936 and most of the original systems in place require repair or replacement.

On December 15, 1993 a seismic investigation determined structural deficiencies in the lateral load resisting systems. This project will provide remedial work to remove these deficiencies.

Along with the structural deficiencies, the existing electrical panels are overloaded and the entire electrical system from the service to the outlets needs to be replaced with a new grounded system. The existing mechanical system is an outdated gas fired water heating boiler and cast iron radiators in various locations. There is no air conditioning in the building. The project will replace the entire electrical and mechanical system in the building.

The existing facility does not comply with the requirements of Title 24 and Title III of the Americans with Disability Act. To meet accessibility standards, an elevator will be installed to provide access to the mezzanine and second floor, a wheelchair lift will be installed for the stage and dressing room and a new accessible restroom will be provided. The project will not be advertised until late 1994 and bids will be received in early 1995.

**FINANCIAL CONSIDERATIONS:**

The construction estimate for this project is \$1,022,730. The unobligated fund balance for KB06 as of October 21, 1994, is \$1,429,395, which is sufficient for the Clunie Community Center Upgrades project.

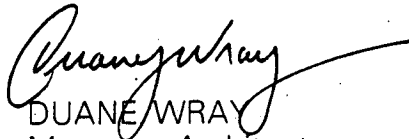
**POLICY CONSIDERATIONS:**

The approval of plans and specifications is consistent with Title 58, Sacramento City Code.

**MBE/WBE EFFORTS:**

To encourage minority participation, plans and specifications will be sent to 7 plan rooms and construction services organization for publication. Four are directly involved with MBE/WBE construction firms. Staff will actively recruit available MBE/WBE firms to participate in the bid process. The project will also be announced on the Facility Management Project Information Line which contains information on Public Works and Utility Department projects. Project notices will be sent to 12 organizations involved in MBE/WBE recruitment.

Respectfully submitted,



DUANE WRAY  
Manager, Architecture and Engineering

RECOMMENDATION APPROVED:



WILLIAM H. EDGAR  
City Manager

APPROVED:



MICHAEL KASHIWAGI  
Deputy Director of Public Works