

3.19

DEPARTMENT OF  
PUBLIC WORKS

CITY OF SACRAMENTO  
CALIFORNIA

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SACRAMENTO, CA  
95814-2700

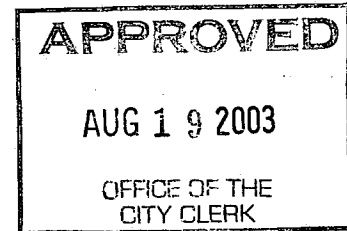
PROJECT DELIVERY DIVISION

PH. (916) 264-8300  
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August 11, 2003

City Council  
Sacramento, California

CO 2003- 133



Honorable Members in Session:

**SUBJECT: OLD SACRAMENTO AMERICANS WITH DISABILITIES ACT (ADA) UPGRADE  
PROJECT (PN: RK31) - AWARD CONSTRUCTION CONTRACT**

**LOCATION AND COUNCIL DISTRICT:**

Old Sacramento - Council District 1. (See location map - Attachment A)

**RECOMMENDATION:**

This report recommends that the City Council adopt the attached Resolution:

- Approving a construction contract with Harbison-Mahony-Higgins (HMH) Builders Inc. in the amount of \$223,022 (Fund 202).

**CONTACT PERSONS:**

Dana Gard, Assistant Architect, 264-2668  
Bob Williamson, Supervising Architect, 264-8430

**FOR COUNCIL MEETING OF:** August 19, 2003

**SUMMARY:**

The Old Sacramento ADA Upgrade Project (PN: RK31) is a result of a lawsuit involving the City of Sacramento and is related to accessibility to facilities in Old Sacramento. The "K" Pedestrian Tunnel Ramp improvements are one component of the Old Sacramento ADA Upgrade Project (PN: RK31), and will provide an accessible ramp from the tunnel to Old Sacramento. The alterations required to construct the ramp shall be substantially completed by September 30, 2003.

City Council  
Old Sacramento ADA Upgrade Project (PN: RK31)  
August 11, 2003

Entering into a construction contract with HMH will allow completion of the project within the mandate set by the Court, and prevent financial penalties that may be levied against the City if the mandate is not met.

**COMMITTEE/COMMISSION ACTION:**

None.

**BACKGROUND INFORMATION:**

The Old Sacramento ADA Upgrade Project (PN: RK31) includes multiple sub-projects and is a result of the lawsuit involving the City of Sacramento, and is related to Americans with Disabilities Act accessibility to facilities in Old Sacramento. All of the corrective work will be performed in compliance with the standards and specifications for disabled access as set forth in the California Code of Regulations, Title 24-2 and the Americans with Disabilities Act Accessibility Guidelines (ADAAG).

HMH was one of four construction companies chosen through a competitive qualifications based selection process. The City Council has authorized a Master Contract List with pre-qualified design build contractors to provide ADA modifications to various City projects. HMH was the next contractor in line when the Old Sacramento ADA project started. HMH has successfully ~~completed on-time and within budget the first group of parking modifications to both surface~~ parking and parking garages, and such modifications comply with the Court mandated ADA changes.

The "K" Street Pedestrian Tunnel Ramp improvements include modifications to the stairway adjacent to Parking Lot P and the K Street Pedestrian Tunnel as necessary to construct the accessible ramp from Parking Lot P and K Street Tunnel into Old Sacramento. The path of travel from the ramp into Old Sacramento will not exceed a 1:12 slope, will have level landings, and handrails as required by ADAAG and California Building Codes.

The Court has mandated the completion of the "K" Street Pedestrian Tunnel Ramp by September 30, 2003. HMH is prepared to start construction August 20, 2003, and be substantially complete with the project by September 30, 2003, which is sufficient to meet this mandate.

**FINANCIAL CONSIDERATIONS:**

The Old Sacramento ADA Upgrade Project (PN: RK31) has a current budget of \$2,175,000 and an unobligated balance of \$1,908,443, which is sufficient to execute the agreement in the amount of \$223,022 (Fund 202) with Harbison-Mahony-Higgins (HMH) Builders Inc.

**ENVIRONMENTAL CONSIDERATIONS:**

The Planning and Building Department, Office of Environmental Affairs, has reviewed the project and has determined that this project is exempt from the California Environmental Quality Act (CEQA) under Section 15301 of the CEQA Guidelines. Section 15301 exempts minor alteration of existing public or private structures and facilities.

**POLICY CONSIDERATIONS:**

The action requested herein is consistent with the Sacramento City Code, Title 3. This action is consistent with the City of Sacramento's Strategic Plan goal of promoting, enhancing and supporting economic vitality.

**ESBD CONSIDERATIONS:**

Emerging and Small Business Development Enterprise participation on this project exceeds the minimum of the required 20%.

Respectfully submitted,

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Francesca Lee Halbakken  
Project Delivery Manager

RECOMMENDATION APPROVED:



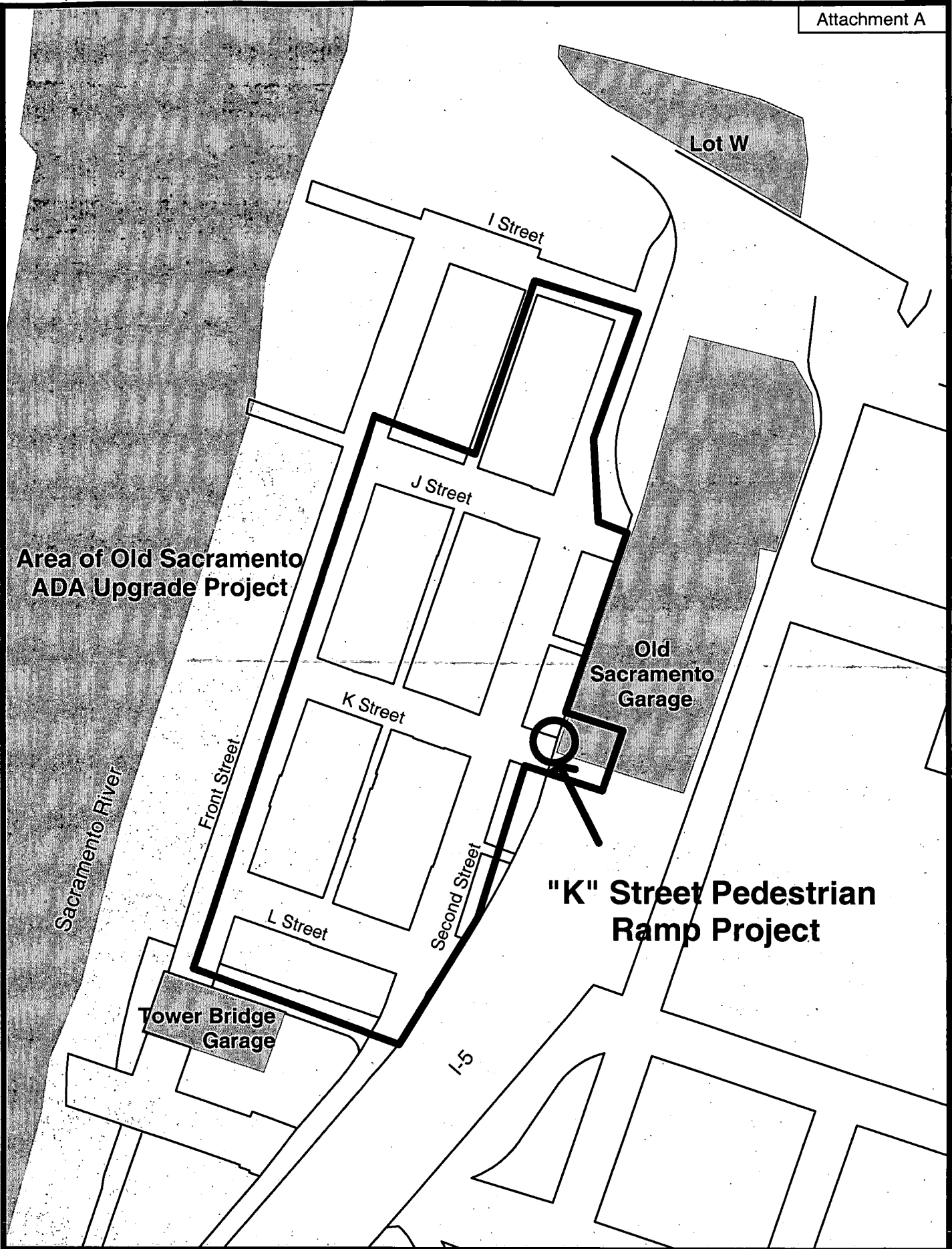
ROBERT P. THOMAS  
City Manager

Approved:

Thomas V. Lee  
Deputy City Manager

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**APPROVED**

AUG 19 2003

OFFICE OF THE  
CITY CLERK

**RESOLUTION NO. 2003 - 587**

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF \_\_\_\_\_

**OLD SACRAMENTO AMERICANS WITH DISABILITIES ACT (ADA) UPGRADE  
PROJECT (PN: RK31) - AWARD CONTRACT TO HARBISON-MAHONY-HIGGINS  
(HMH) BUILDERS INC. IN THE AMOUNT OF \$223,022**

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

- The City Manager is authorized to award a construction contract to Harbison-Mahony-Higgins (HMH) Builders Inc. in the amount of \$223,022 (Fund 202) for the "K" Street Pedestrian Tunnel Ramp component of the Old Sacramento ADA Upgrade Project (PN: RK31).

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY CLERK

**FOR CITY CLERK USE ONLY**

RESOLUTION NO.: \_\_\_\_\_

DATE ADOPTED: \_\_\_\_\_