



**SACRAMENTO
HOUSING AND REDEVELOPMENT
AGENCY**



8

September 8, 1987

CITY MANAGER'S OFFICE
RECEIVED
SEP 11 1987

Budget & Finance Committee of
the City Council
Sacramento, CA

Honorable Members in Session:

SUBJECT: Bid Award for Construction of the Oak Park Child Care
Center

SUMMARY

The attached report is submitted to you for review and
recommendation prior to consideration by the Redevelopment Agency
of the City of Sacramento.

RECOMMENDATION

The staff recommends approval of the attached resolution
approving the bid award and contract execution.

Respectfully submitted,

William H. Edgar
WILLIAM H. EDGAR
Executive Director

TRANSMITTAL TO COMMITTEE:

Jack R. Crist
JACK R. CRIST
Deputy City Manager

Attachment



SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY



September 2, 1987

Redevelopment Agency of
the City of Sacramento
Sacramento, California

Honorable Members in Session:

SUBJECT: Bid Award for Construction of the Oak Park Child
Care Center

SUMMARY

The attached resolution authorizes the Executive Director to award and execute the Oak Park Child Care construction contract to the Sierra National Company.

BACKGROUND

The proposed 4,362 square foot Oak Park Child Care Facility has been designed to serve 75 preschoolers between the ages of 3-5 with the possible future expansion to accommodate 25 additional children. The facility has been designed by the architectural firm of Richard Faulkner working closely with the Child Care Subcommittee of the Oak Park PAC. Site plans for the facility are attached as Exhibit A and floor plans and elevations are attached as Exhibit B.

On February 7, 1987 the Redevelopment Agency adopted Resolution #87-011 which authorized the Executive Director to solicit bids to construct the Oak Park Child Care Facility and return directly to the Agency for authorization to award to the lowest responsive and responsible bidder.

The Agency has received bids for the construction of the Oak Park Child Care Center and recommends award to Sierra National Company as the lowest responsive and responsible bidder. The Agency's recommendation is based on: 1) most competitive dollar amount; 2) a good faith effort to meet the Agency's minority business enterprise (MBE) and women business enterprise (WBE) utilization goals of 20% and 5%, respectively; and 3) commitment to make a good faith effort to fill all new positions on the job with qualified Oak Park residents.

(1)

SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY

Redevelopment Agency of the
City of Sacramento
September 2, 1987
Page 2

Bid Amount

Sierra National Company the lowest of four bidders on this project, submitted a construction bid of \$488,400.

MBE/WBE Utilization

Sierra National Company achieved a 35% MBE utilization goal, thereby exceeding the Agency's 20% MBE utilization goal by 15%. Sierra National achieved a 4% WBE utilization, 1% less than the Agency goal. However, the Agency has reviewed and confirmed that Sierra National met the good faith efforts criteria for award.

Neighborhood Hire Plan

Sierra National's Neighborhood Hire Plan and the Neighborhood Hire Plans of their subcontractors were reviewed by a Neighborhood Hire Review panel and found to be satisfactory. Members of the panel included:

Ruth Woods, Oak Park PAC member and Chairperson of the Oak
PAC Child Care Subcommittee
Lou Glud, Sacramento Housing and Redevelopment Commissioner
Joe Serna, Councilperson
Leon Weston, Oak Park PAC, Executive Director

The Neighborhood Hire Review Panel also recommended that the Agency negotiate clear procedures for monitoring and enforcing the Neighborhood Hire efforts. In this direction, a contract amendment has been negotiated which allows the Agency to withhold up to \$5,000 in damages for violation of the Neighborhood Hire Plan. This clause applies to violations by the general subcontractor or any subcontractor working on the project.

Under Sierra National's Neighborhood Hire Plan, the general contractor and all subcontractors will use the Sacramento Urban League's assistance to recruit, screen, and interview qualified job applicant's for all vacant positions on the job. Between one (1) and six (6) new positions are anticipated.

FINANCIAL DATA

Sierra National's bid for the project was \$488,400.00. The Agency has adequate funds within Oak Park tax increment budget, child care line item (Cost Center: A00705) to cover the bid and reasonable contingency cost.

SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY

Redevelopment Agency of the
City of Sacramento
September 2, 1987
Page 3

ENVIRONMENTAL REVIEW

The California Environmental Quality's Act (CEQA) review has been completed. The Sacramento Housing and Redevelopment Commission (SHRC) approved the initial study and Negative Declaration by (Resolution #87-011). A Notice of Determination was filed February 18, 1987. The National Environmental Protection Agency (NEPA) review is not required on this project, as the funding source is local.

POLICY IMPLICATION

The actions proposed in this staff report are consistent with previously approved policy and there are no policy changes being recommended.

RECOMMENDATION

The staff recommends adoption of the attached resolution which authorizes the award and execution of the Oak Park Child Care Center contract to the low bidder, Sierra National Company.

Respectfully submitted,

William H. Edgar

WILLIAM H. EDGAR
Executive Director

TRANSMITTAL TO COUNCIL:

WALTER J. SLIPE
City Manager

Contact Person: Trish Davey

2650K

RESOLUTION NO.

ADOPTED BY THE REDEVELOPMENT AGENCY OF THE CITY OF SACRAMENTO
ON DATE OF

September 8, 1987

OAK PARK CHILD CARE CENTER CONSTRUCTION CONTRACT

BE IT RESOLVED BY THE REDEVELOPMENT AGENCY OF THE CITY
OF SACRAMENTO:

Section 1: Award of the Oak Park Child Care Center
Contract to Sierra National Company, the lowest responsive bidder
is hereby authorized.

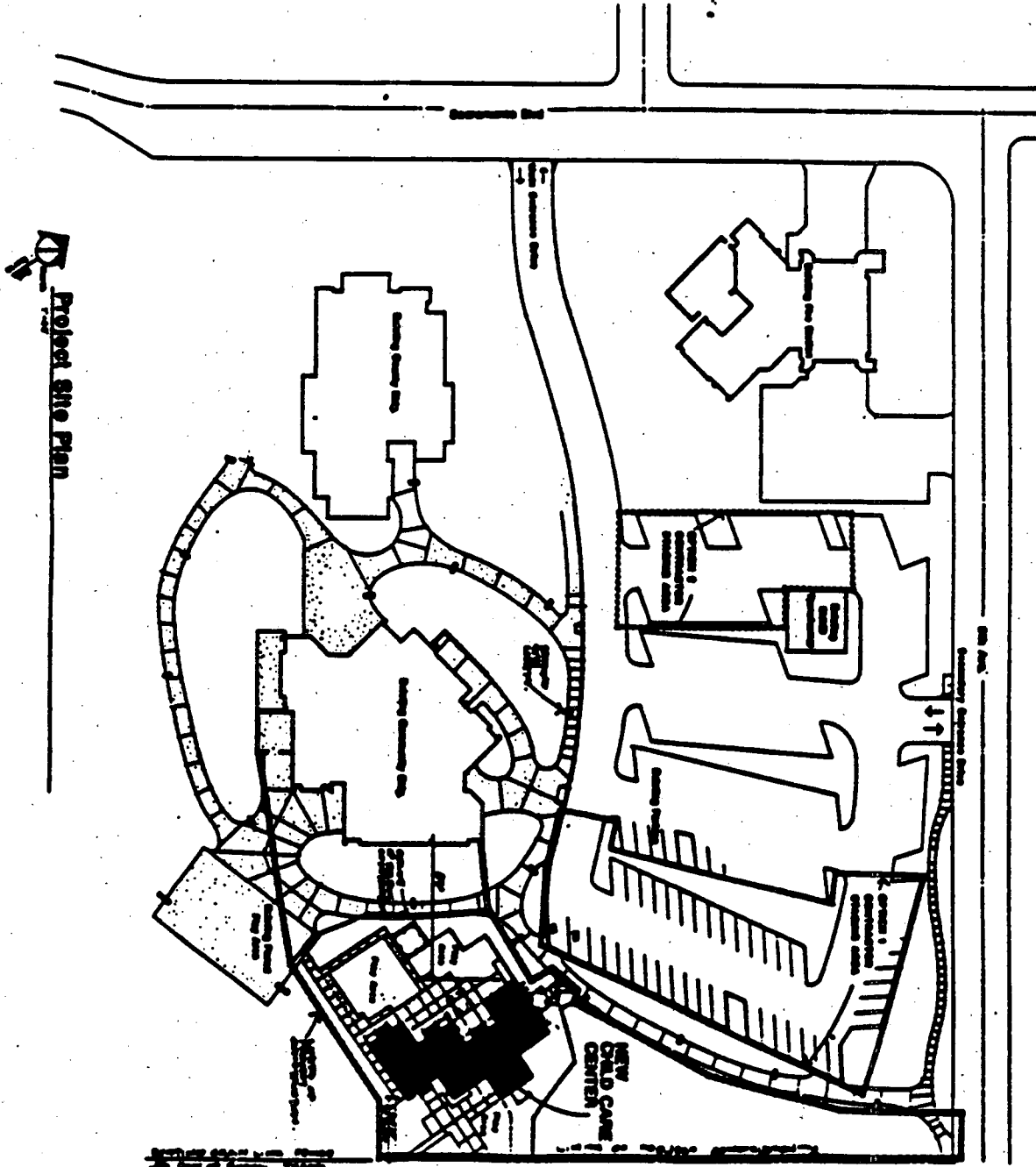
Section 2: The Executive Director is hereby authorized
to take all actions and execute all documents required to carry
out such contract.

CHAIR

ATTEST:

SECRETARY

06910
Final/drn
9/2/87



Project Site Plan

Sheet A1

Scale

DATE

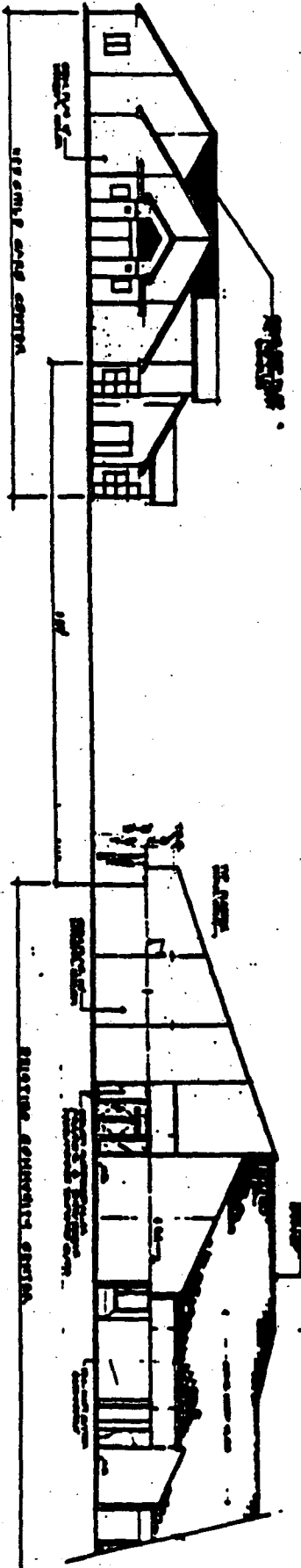
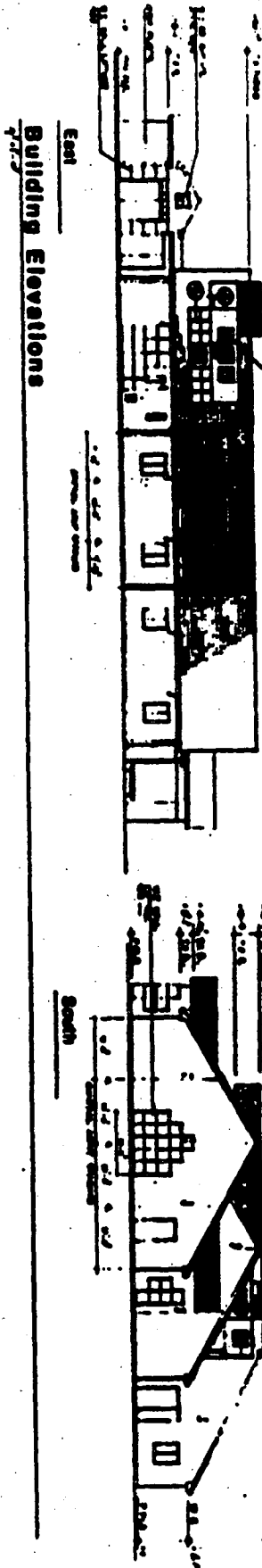
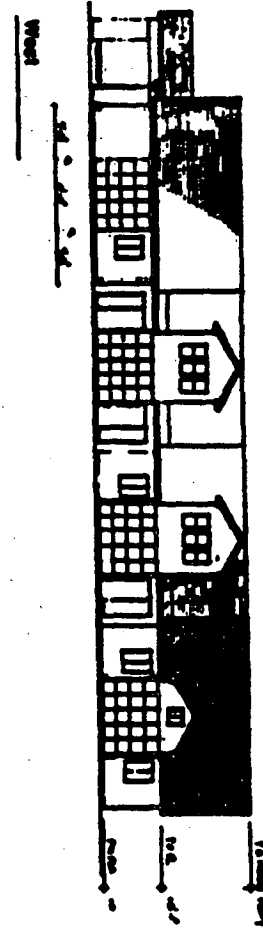
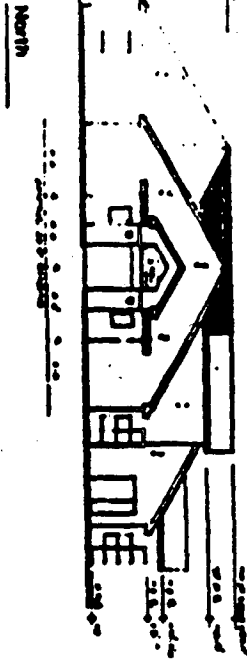
Author

Oak Park Child Care Center

Sacramento Housing & Redevelopment Agency
Oak Park Community Center, Sacramento, CA

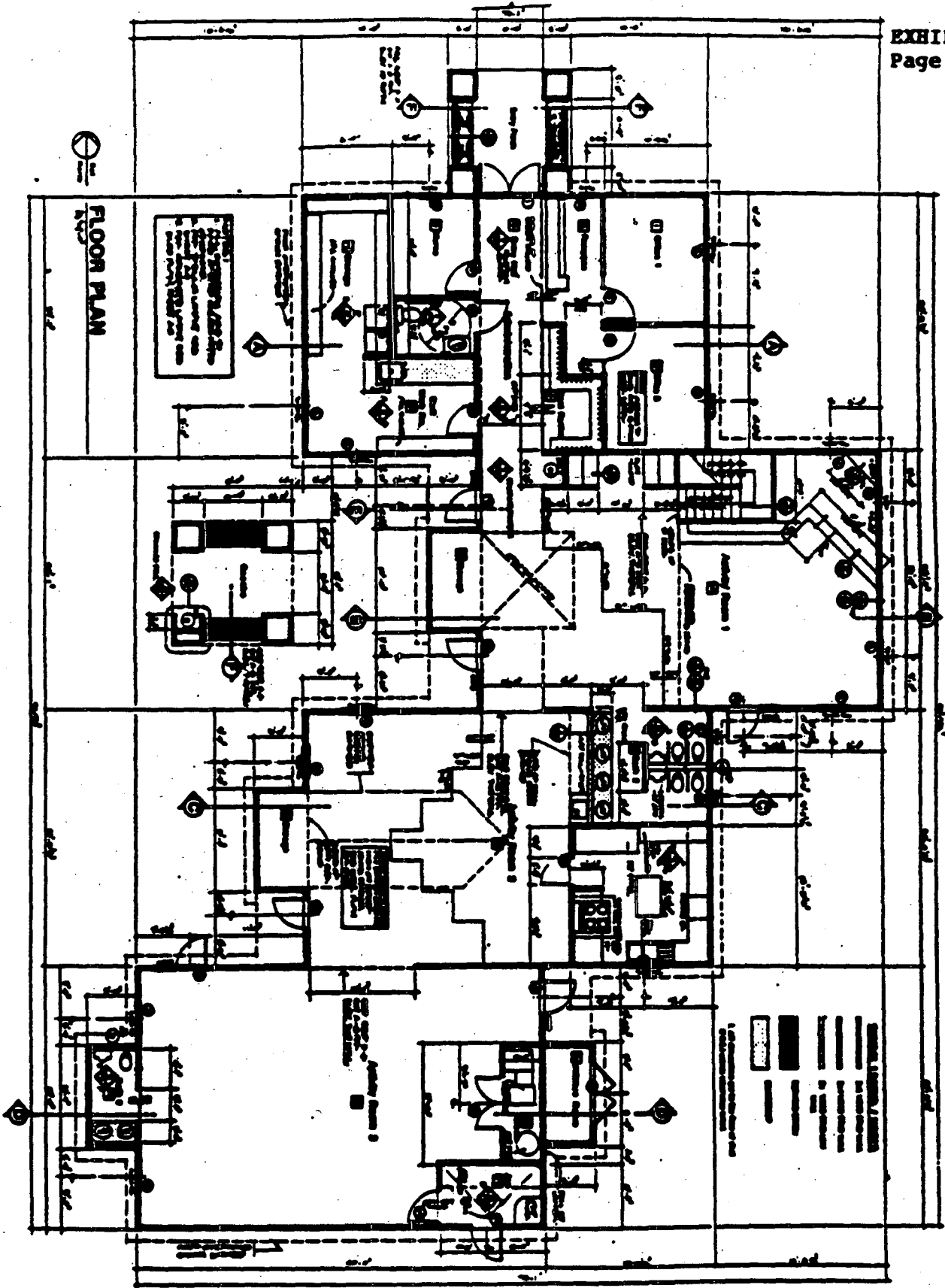
Project





Street Elevations

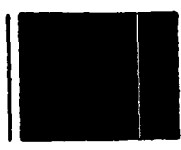
Building Elevations

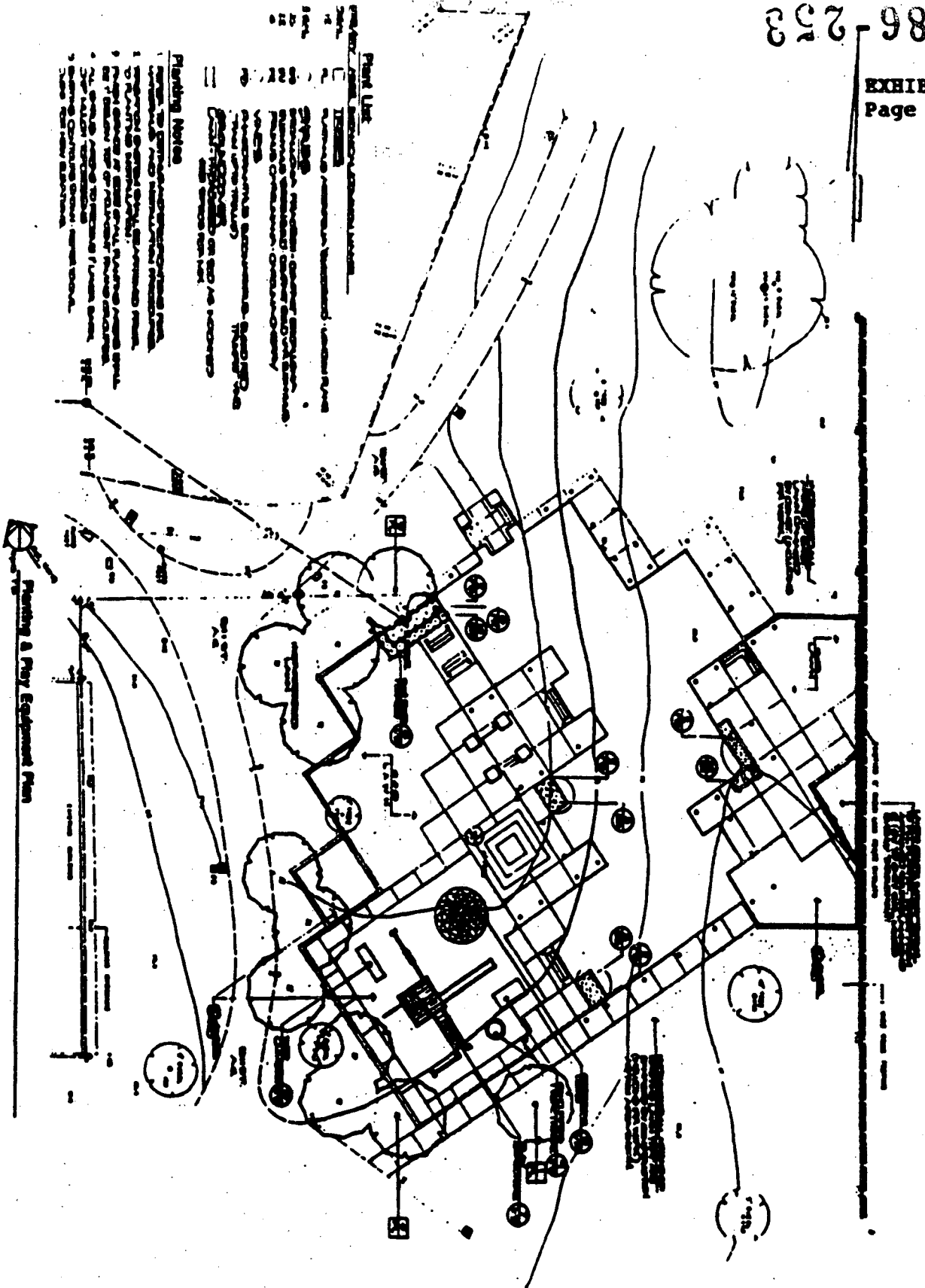


**Oak Park
Child Care Center**

Incumbent Building
& Redevelopment Agency
Oak Park Community Center, Incumbent, CA.

AS
Sheet
1000
1000
1000
1000





- Plant List**
- 1. ...
 - 2. ...
 - 3. ...
 - 4. ...
 - 5. ...
 - 6. ...
 - 7. ...
 - 8. ...
 - 9. ...
 - 10. ...
 - 11. ...
 - 12. ...
 - 13. ...
 - 14. ...
 - 15. ...
 - 16. ...
 - 17. ...
 - 18. ...
 - 19. ...
 - 20. ...
 - 21. ...
 - 22. ...
 - 23. ...
 - 24. ...
 - 25. ...
 - 26. ...
 - 27. ...
 - 28. ...
 - 29. ...
 - 30. ...
 - 31. ...
 - 32. ...
 - 33. ...
 - 34. ...
 - 35. ...
 - 36. ...
 - 37. ...
 - 38. ...
 - 39. ...
 - 40. ...
 - 41. ...
 - 42. ...
 - 43. ...
 - 44. ...
 - 45. ...
 - 46. ...
 - 47. ...
 - 48. ...
 - 49. ...
 - 50. ...
- Planting Notes**
1. ...
 2. ...
 3. ...
 4. ...
 5. ...
 6. ...
 7. ...
 8. ...
 9. ...
 10. ...
 11. ...
 12. ...
 13. ...
 14. ...
 15. ...
 16. ...
 17. ...
 18. ...
 19. ...
 20. ...
 21. ...
 22. ...
 23. ...
 24. ...
 25. ...
 26. ...
 27. ...
 28. ...
 29. ...
 30. ...
 31. ...
 32. ...
 33. ...
 34. ...
 35. ...
 36. ...
 37. ...
 38. ...
 39. ...
 40. ...
 41. ...
 42. ...
 43. ...
 44. ...
 45. ...
 46. ...
 47. ...
 48. ...
 49. ...
 50. ...

12
 13
 14
 15
 16
 17
 18
 19
 20
 21
 22
 23
 24
 25
 26
 27
 28
 29
 30
 31
 32
 33
 34
 35
 36
 37
 38
 39
 40
 41
 42
 43
 44
 45
 46
 47
 48
 49
 50
 51
 52
 53
 54
 55
 56
 57
 58
 59
 60
 61
 62
 63
 64
 65
 66
 67
 68
 69
 70
 71
 72
 73
 74
 75
 76
 77
 78
 79
 80
 81
 82
 83
 84
 85
 86
 87
 88
 89
 90
 91
 92
 93
 94
 95
 96
 97
 98
 99
 100

Oak Park
Child Care Center
 Sacramento Housing
 & Redevelopment Agency
 Oak Park Community Center, Sacramento, CA.

