

IMPROVEMENTS TO MISSION SQUARE BUILDING, 5TH FLOOR – CREATION OF GENDER-INCLUSIVE RESTROOM

Public Utilities Department

Board of Public Utilities
October 25, 2021

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BACKGROUND

On October 13, 2015, the City of Riverside acquired the Mission Square Complex, located at 3750 University Avenue, which was funded by Riverside Public Utilities.



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DISCUSSION

The construction component of the work included the demolition of the former janitorial closet and the buildout of a single person ADA accessible restroom on the 5th Floor of the Mission Square Building.

The added restroom provides onsite building staff a restroom they may access.



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RESULTS FROM THE INFORMAL BID

Staff issued an informal bid requesting proposals for the construction of an ADA compliant restroom. The informal bid was sent to five (5) contractors that have all preformed services for the City in the past. Three (3) contractors responded to the bid; two (2) were non-responsive:

| Rank | Vendors | Vendor Location | Total Bid Amount |
|------|-----------------------|-----------------|--------------------|
| 1 | R. Dependable | San Bernardino | \$45,000.00 |
| 2 | CDI Coastal | Garden Grove | \$60,138.08 |
| 3 | Dalke & Sons | Riverside | \$73,500.00 |
| 4 | Ironwood Construction | Morongo Valley | Non-Responsive |
| 5 | M&E Construction | Jurupa Valley | Non-Responsive |



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POST CONSTRUCTION APPROVAL

1. At the time of awarding the bid, total construction cost was below \$50,000 and did not require Board of Public Utilities approval.
2. Once the project was completed, staff realized that with construction, design and permit fees, the total work order amount was over \$50,000, and is now taking this item to the Board to request post-construction approval.



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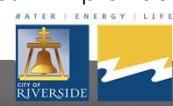
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STRATEGIC PLAN ALIGNMENT

This item contributes to the following strategic priorities and goals from the Envision Riverside 2025 **Strategic Priority 5: High Performing Government and Goal 5.5:** Foster a culture of safety, well-being, resilience, sustainability, diversity, and inclusion across the city organization.

The item aligns with EACH of the five **Cross-Cutting Threads** as follows:

1. **Community Trust** – The project provides required ADA and gender-inclusive access to a City owned restroom facility to ensure the interests of the public are met.
2. **Equity** – The project provides improved access to restroom facilities in City owned buildings for the entire community and assures equitable access for all of Riverside's residents.
3. **Fiscal Responsibility** – The project followed the City of Riverside's resolution for purchasing to ensure the City is getting the best value for the projects undertaken.
4. **Innovation** – Providing additional ADA and gender-neutral restroom in a commercially leased building provides additional opportunity to maintain and attract tenants.
5. **Sustainability and Resiliency** – Improving City owned facilities for future trends will provide the opportunity to keep the facility marketable and maintain its long-term value



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RECOMMENDATION

That the Board of Public Utilities authorize the capital expenditure for Work Order No. 2002620 for improvement to the Mission Square Building, 5th Floor for a single person restroom, in the amount of \$56,000.

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