



City of Arts & Innovation

City Council Memorandum

TO: HONORABLE MAYOR AND CITY COUNCIL DATE: FEBRUARY 12, 2019

FROM: GENERAL SERVICES DEPARTMENT WARD: 7

SUBJECT: MEASURE Z - AWARD BID NO. 7632 TO BELL ROOF COMPANY FOR REMOVAL AND REPLACEMENT OF THE ROOF AT FIRE STATION NUMBER 7 IN THE AMOUNT OF \$113,185 AND AUTHORIZE 15% CHANGE ORDER AUTHORITY UP TO \$16,978 FOR A TOTAL AMOUNT OF \$130,163

ISSUES:

Award Bid No. 7632 to Bell Roof Company, of San Bernardino, California for the removal and replacement of the roof at the Riverside Fire Station Number 7 located at 10191 Cypress Avenue in the amount of \$113,185; and authorize 15% change order authority up to \$16,978 for a total amount of \$130,163.

RECOMMENDATIONS:

That the City Council:

1. Award Bid No. 7632 to Bell Roof Company, of San Bernardino, California in the amount of \$113,185 for the removal and replacement of the roof at the Riverside Fire Station Number 7 located 10191 Cypress Avenue;
2. Authorize 15% change order authority in an amount up to \$16,978 for project changes including, but not limited to, unforeseen conditions, or necessary design changes for a total amount of \$130,163; and
3. Authorize the City Manager, or his designee, to execute a Construction Agreement with Bell Roof Company including making minor and non-substantive changes.

BACKGROUND:

Measure Z, approved by Riverside voters on November 8, 2016, authorized a one-cent increase in the City's sales tax rate, which began on April 1, 2017. On January 31, 2017, City Council received a report on Proposed Measure Z spending priorities, provided comments and directed staff to work with the Budget Engagement Commission (BEC) to refine the five-year spending plan for Measure Z.

On May 16, 2017, the City Council approved a Five-Year Spending Plan for Measure Z, which included a total allocation of \$4.2 million over five years to deferred maintenance projects, ranging from \$250,000 to \$1.5 million annually. On June 12, 2018, the City Council adopted the FY 2018-

2020 Two-Year Budget, which included an updated Measure Z Five-Year Spending Plan. The updated Measure Z Spending Plan stabilized Measure Z funding for deferred maintenance projects to \$1 million annually through FY 2022/23, for a total investment of \$6 million over six years (FY 2017/18 through FY 2022/23).

DISCUSSION:

The General Services Department is responsible for oversight of the facilities maintenance and Capital Improvement Programs for core City departments and facilities, including Police, Fire, Library, Museum, City Hall and the City Corporation Yard. Many existing facilities are experiencing impacts from aging and deferred maintenance. Measure Z funds are being deployed to address many of these issues.

Fire Station Number 7 Roof Project:

Riverside Fire Station Number 7 located at 10191 Cypress Avenue, was constructed in 1967 and originally had a rock covered roofing system. That roof was recovered with an additional rock roof system in the early 1990's and has been in service for more than 25 years. The roof has experienced leaking issues for a number of years and due to the deterioration of the existing roofing felts, it is no longer feasible to continue repair efforts. This project will remove and dispose of the existing rock roofing system and replace it with a new 30 year cap sheet roofing system complete with new flashings, edge metal and gutters.

On November 15, 2018, the Purchasing Division posted Bid No. 7632 to remove and replace the roof at the Riverside Fire Station Number 7. Ten (10) responses were received. Bell Roof Company was deemed the lowest, responsive bidder in the amount of \$113,185.00, 9% lower than the next lowest bid. Staff is also requesting a 15% change order authority up to \$16,978, for a total amount of \$130,163, for unanticipated changes due to the age and condition of the roof deck, and/or design changes if additional minor repair needs are discovered.

The Purchasing Services Manager concurs that the recommended actions comply with the City of Riverside's Purchasing Resolution No. 23256.

FISCAL IMPACT:

The fiscal impact of this action is \$113,185, plus 15% change order authority in the amount of \$16,978, for a total amount of \$130,163. Funds are available in the Measure Z City Buildings Annual Deferred Maintenance Account Number 9901909-462050 to complete this project.

Prepared by: Carl Carey, General Services Director
Certified as to
Availability of funds: Edward Enriquez, Chief Financial Officer/City Treasurer
Approved by: Moises Lopez, Deputy City Manager
Approved as to form: Gary G. Geuss, City Attorney

Attachments:

1. Bid Recommendation
2. Measure Z Slide