



City Council Memorandum

City of Arts & Innovation

TO: HONORABLE MAYOR AND CITY COUNCIL DATE: AUGUST 6, 2024

FROM: PARKS, RECREATION AND COMMUNITY SERVICES DEPARTMENT WARD: 6

SUBJECT: AMERICAN RESCUE PLAN ACT - AWARD BID NO. 8073 TO CALIFORNIA LANDSCAPE & DESIGN, INC. FOR TIM STRACK PARK DEVELOPMENT PROJECT IN THE AMOUNT OF \$2,263,000; AUTHORIZE A 10% CHANGE ORDER AUTHORITY UP TO \$226,300 WITH AN ADDITIONAL \$179,913.35 FOR PLAN CHECK, PERMITS, INSPECTIONS AND ADMINISTRATIVE FEES. AUTHORIZE A BUDGET TRANSFER OF \$400,000 FROM THE FAIRMOUNT PARK FENCE PROJECT TO THE TIM STRACK PARK DEVELOPMENT PROJECT FOR A PROJECT AMOUNT NOT-TO-EXCEED \$2,669,213.35

ISSUE:

Award Bid No. 8073 to California Landscape & Design, Inc., for the Tim Strack Park Development Project in the amount of \$2,263,000; authorize a 10% change order authority up to \$226,300 with an additional \$179,913.35 for plan check, permits, inspections and administrative fees, for a total project amount not to exceed \$2,669,213.35; and authorize a budget transfer of \$400,000 of ARPA funds previously allocated for the City-wide Park Improvements Fairmount Park Golf Course Fence project to the Tim Strack Park Development Project.

RECOMMENDATIONS:

That the City Council:

1. Award Bid No. 8073 to California Landscape & Design, Inc., of Upland, California, in the amount of \$2,263,000 for the installation of the Tim Strack Park Development Project;
2. Authorize 10% change order authority in an amount up to \$226,300 and \$179,913.35 for plan check, permits, inspections and administrative fees, for a total project amount not-to-exceed \$2,669,213.35;
3. Authorize a budget transfer of \$400,000 of previously allocated ARPA funds from the City-wide Park Improvements Fairmount Park Golf Course Fence project account to the Tim Strack Park Development project account as indicated in Table 2 of Fiscal Impact; and
4. Authorize the City Manager, or his designee, to execute a Construction Agreement with California Landscape & Design, Inc., of Upland, California, including making minor and non-substantive changes.

BACKGROUND:

On December 18, 2017, the El Dorado Park Master Plan was presented to the Park and Recreation Commission. The Commission recommended that the Park Master Plan be forwarded to City Council for approval.

On June 8, 2021, the City Council Adopted the 2021-2022 Annual Action Plan for expenditure of Community Development Block Grant, including the allocation of \$250,000 for the El Dorado Park ADA Walking Paths project.

On November 9, 2021, the City Council approved the proposed American Rescue Plan Act Expenditure Plan for the first allocation of grant funds in the amount of \$36,767,594, including the allocation of \$1,800,000 for the El Dorado Park Development project.

On June 13, 2023, the City Council authorized the allocation of \$6,492,000 in Measure Z funding for Parks capital improvement projects including a \$403,000 supplemental appropriation for the El Dorado (Tim Strack) Park Development Project and one-time funding for ten other partially funded park capital improvement projects.

On August 23, 2023, the City of Riverside entered into a consultant agreement with RHA Landscape Architects-Planners, Inc. for the planning and design of the Tim Strack Park (formerly El Dorado Park) Development Project in the amount of \$130,007.00.

On September 28, 2023, Riverside City Firefighters' Association (RCFA) President, Michael Deto submitted a letter to request the renaming of El Dorado Park to the "Tim Strack Park". The RCFA highlighted Tim's 28 years of service to the community through fire service.

On October 1, 2023, resident Ana Martin submitted an application to support the renaming of El Dorado Park to Tim Strack Park. Her letter stated that Tim Strack led a life that revolved around public service and giving back to the community.

On October 10, 2023, the City Council authorized the re-allocation of funds from various American Rescue Plan Act Expenditure Plan projects to the Citywide Park Improvement Program in the amount of \$3,000,000 including \$800,000 for the Fairmount Golf Course Fence Replacement project.

On October 16, 2023, the request to rename El Dorado Park to Tim Strack Park was brought before the City of Riverside Park and Recreation Commission to obtain their support. The Commission recommended the item be sent to the Safety, Wellness and Youth Committee.

On November 15, 2023, the request to rename El Dorado Park to Tim Strack Park was brought before the City of Riverside Safety, Wellness and Youth Committee to obtain their support. The Committee recommended the item be sent to the City Council for approval.

On December 19, 2023, the City Council approved the proposed renaming of El Dorado Park to Tim Strack Park in honor of fallen Riverside Fire Department Captain Tim Strack.

DISCUSSION:

Tim Strack Park (formerly known as El Dorado Park) is currently an 8.47-acre open turf area with some trees, but no other substantial park amenities, except for approximately 1,000 linear feet of stabilized decomposed granite trail constructed along the northwestern edge of the park in early 2020. The project’s goal is to transform an underutilized parcel of land to a usable park space to enhance the quality of life in a deserving area within the City of Riverside.

The Tim Strack Park Development project entails the introduction of additional walking paths, fitness stations, and playgrounds. Additionally, the project incorporates measures to decrease water usage by replacing turf with low-water-use plants and trees and implementing water-efficient irrigation systems and smart controllers. Furthermore, the project aims to enhance the park's facilities by expanding lighting and brightness levels throughout, thereby bolstering safety and security.

Parks, Recreation and Community Services Department (Parks) Staff have determined this project is exempt from the California Environmental Quality Act (CEQA) pursuant to Sections 15302, 15303, and 15304 of the CEQA Guidelines, as the proposed project will not have a significant effect on the environment. Parks Staff is currently preparing Notice of Exemption (NOE) documentation for the project and will file it with the County Clerk.

On May 31, 2024, the Purchasing Division posted Bid No. 8073 on the City’s website for the construction of improvements on for the Tim Strack Park Development Project, including but not limited to new fitness stations along concrete ADA (The Americans with Disabilities Act) accessible walking paths, irrigation and planting improvements, playgrounds for ages 2-5 and ages 5-12, new solar LED lighting system throughout the park, and various site furnishings. There were eighty-eight (88) Prospective Bidders on this project, thirty-six (36) of which were listed as “Prime” bidders.

On June 21, 2024, six bids were received. Per the attached Bid Award Recommendation, the lowest responsive and responsible bidder is California Landscape & Design, Inc., of Upland, California. Staff’s review of this bidder’s references has elicited no negative information. Further, the State Contractor’s Licensing Board records indicate that this bidder’s license is current, active, and in good standing.

Contractor Name	Location	Base Bid Amount
California Landscape & Design Inc.	Upland, CA	\$2,263,000.00
Urban Habitat	La Quinta, CA	\$2,469,405.24
Los Angeles Engineering, Inc.	Covina, CA	\$2,615,950.00
*Doja, Inc.	Ontario, CA	\$2,982,500.00
*C.S. Legacy Construction, Inc.	Walnut, CA	\$3,005,774.56
KASA Construction, Inc.	Chino, CA	\$3,131,000.00

*Vendors were deemed unresponsive due to providing an invalid bid bond, and providing a Subcontractor with expired DIR.

The Parks, Recreation and Community Services Department (PRCSD), therefore, recommends that a construction contract in the amount of \$2,263,000.00 be awarded to California Landscape & Design, Inc., for the Tim Strack Park Development Project for: Base Bid Item I-A for installation of ADA accessible walkways, planting, drainage and irrigation modifications; and Base Bid Item I-B for purchase and installation of fitness equipment, play equipment, shade structures, monument signage, shade structure and accessory site furnishings. Solar lighting and a new block wall to replace the existing fences to separate adjacent neighbors were bid as additive

items but the available funding is not enough to include these items in the current bid award. Staff will continue to seek additional funding to install the solar lighting as a separate project.

The Purchasing Resolution No. 24101 Section 508 states that “Contacts procured through Formal Procurement shall be awarded by the Awarding Entity to the Lowest Responsive and Responsible Bidder.”

The Purchasing Services Manager concurs that the recommendation to award Bid No. 8073 to California Landscape & Design, Inc. is in compliance with Purchasing Resolution No. 2391424101 Section 508.

STRATEGIC PLAN ALIGNMENT

This item contributes to the Envision Riverside 2025 City Council Strategic Priority 1 – Arts, Culture and Recreation, Goal 1.3, to improve parks, recreational amenities, open space, and trail development, and fulfill critical lifecycle and facility maintenance needs, Goal 1.4, to prioritize safety at parks, trails, arts, cultural and recreational facilities, Priority 2 – Community Well-being, Goal 2.3 – Strengthen neighborhood identities and improve community health and the physical environment through amenities and programs that foster an increased sense of community and enhanced feelings of pride and belonging citywide, and Priority 5 – High Performing Government, Goal 5.3 - Enhance communication and collaboration with community members to improve transparency, build public trust, and encourage shared decision-making.

This item aligns with the following Cross-Cutting Threads:

1. Community Trust: The Tim Strack Park master plan was developed with community input and participation. Standard City public procurement methods were utilized to solicit bids from local companies in accordance with Purchasing Resolution 24101.
2. Equity: Multiple opportunities and modes for community input using multiple tools and platforms in English and Spanish for advertising the opportunities were used to engage a broad spectrum of Riverside’s diverse population. Input received from the community was utilized in developing the final conceptual design.
3. Fiscal Responsibility: This project is funded primarily with grants, thereby providing great value to City residents. Competitive pricing (lowest bid) is the main evaluation factor used in the formal bidding process undertaken in accordance with Purchasing Resolution 24101.
4. Innovation: This project is responding to the community’s changing recreational, social, and health and wellness needs by providing new facilities and amenities as requested during outreach for the 2017 El Dorado Master Plan and the 2020 Parks, Recreation and Community Services Master Plan. The project will utilize smart controllers to reduce irrigation water usage.
5. Sustainability and Resiliency: This project develops new and enhances existing City facilities and amenities, to encourage and provide free access to healthy exercise opportunities while improving the overall quality of life for all City of Riverside residents. The project includes conversion of some turf to plants with lower water needs and will include water conserving irrigation improvements. The improvements contribute to the City’s resiliency against increased temperatures and on-going water shortages.

FISCAL IMPACT:

The contract award for Tim Strack Park Development Project will be in the amount of \$2,263,000, along with a 10% change order authority up to \$226,300, for a not-to-exceed contract amount of \$2,489,300. The total fiscal impact of the action is \$2,669,213.35 and includes \$179,913.35 of expenses on top of the contract costs as shown in Table 1 below. Sufficient funds are available for the project with the reallocation of \$400,000.00 of previously allocated ARPA funds from the City-wide Park Improvements Fairmount Park Golf Course Fence project account to the El Dorado Park Improvement project (renamed to Tim Strack Park), as shown in Table 2 below.

Table 1 - Costs:

Construction Contract Award	\$ 2,263,000.00
10% Construction Contingency	\$ 226,300.00
Construction Admin, Testing, Permitting, & Inspections	\$ 179,913.35
Total Project Cost	\$ 2,669,213.35

Table 2 - Funding:

Fund	Project	Account	Amount
<i>Transfers</i>			
Grants & Restricted Programs	Citywide Park Improvements – Fairmount Fence (ARPA)	9279500 - 440120	(\$400,000.00)¹
<i>Expenditures</i>			
Grants & Restricted Programs	El Dorado Park Walking Paths ²	9276500 - 440120	\$97,801.73
	El Dorado Park Improv (ARPA) ²	9276800 - 440120	\$1,771,908.45
	El Dorado Park Improv (ARPA) ²	9276800 - 440120	\$400,000.00¹
Measure Z Capital	El Dorado Park Improv ²	9276809 - 440301	\$399,503.17
Total			\$ 2,669,213.35

¹Denotes Budget Adjustment/Transfers In

² El Dorado Park Renamed to Tim Strack Park

Prepared by: Jordan Maus, Parks Project Manager
 Approved by: Pamela M. Galera, Parks, Recreation and Community Services Director
 Certified as to availability of funds: Kristie Thomas, Finance Director/Assistant Chief Financial Officer
 Approved by: Kris Martinez, Assistant City Manager
 Approved as to form: Phaedra A. Norton, City Attorney

Attachments: 1. Bid Award Recommendation
 2. Tim Strack Design Development Plan