

REPORT OF GENERAL MANAGER

NO. 05-279

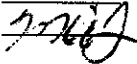
DATE October 19, 2005

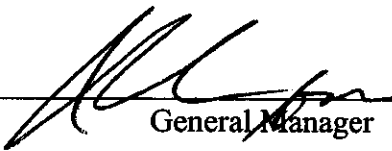
C.D. 1

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: HOPE & PEACE PARK - PARK DEVELOPMENT (PRJ#1335B)
(W.O. #E170922F) - AGREEMENT WITH THE LOS ANGELES ARENA
LAND COMPANY TO ACCEPT A GIFT

J. Combs _____
H. Fujita _____
S. Huntley _____
B. Jensen _____

J. Kolb _____
F. Mok _____
K. Regan _____
*M. Shull 


General Manager

Approved _____

Disapproved _____

Withdrawn _____

RECOMMENDATION:

That the Board:

1. Accept a gift in the amount of \$460,569.00 for the construction of the Hope & Peace Park - Park Development (PRJ#1335B)(W.O. #E170922F), subject to the conditions in the attached Agreement to Accept Gift; to be deposited to Fund 205/88/YD02,
2. Approve the Agreement to Accept Gift, substantially in the form attached, subject to approval of the Mayor and review and approval of the City Attorney as to form,
3. Direct the Board Secretary to transmit the proposed Agreement forthwith to the Mayor, in accordance with Executive Directive No. 16, and to the City Attorney for review and approval as to form; and,
4. Authorize the Board President and Secretary to execute the Agreement subsequent to all necessary approvals.

SUMMARY:

On March 3, 2004, the Board approved final plans and call for bids for the Hope & Peace Park Development project (PRJ#1335B)(W.O. #E170922F), located at 843 S. Bonnie Brae Street, Los Angeles. (Board Report No. 04-59.) On November 3, 2004, the Board (Report No. 04-329) rejected all bids, as the bids received were substantially greater than the available funding. The project is currently funded by Proposition 12 Per Capita (\$250,000.00) and CDBG (\$50,000.00). The estimated base bid construction cost is \$354,000.00.

REPORT OF GENERAL MANAGER

PG 2

NO. 05-279

Council District No. 1 obtained a commitment from the Los Angeles Arena Land Company to contribute an additional \$300,000.00 to this project, which would provide sufficient construction funding for the award of a construction contract and would allow the project to be re-advertised. Therefore, the project could be re-advertised.

On December 8, 2004, the Board again approved final plans and call for bids for the project (Board Report No. 04-360). One of the requirements for obtaining the additional funds from the Los Angeles Arena Land Company was to include a splash pad as part of the project scope. The design of the splash pad was included in the revised plans with drainage to a seepage pit. During the advertisement period, it was discovered that the on-site soils are not suitable for a seepage pit drainage system. As such, the splash pad drainage had to be re-designed. Several addendums were issued for this project to accommodate the time required for the re-design and for the revisions made to the plans. The bid due date was extended to April 26, 2005. However, no bids were received on that date.

The proposed project involves the construction and installation of a new play area with access ramp, new walkways, new picnic tables on concrete pads, enlargement of existing basketball court, security lighting, planting and irrigation. The construction cost estimate for the base bid portion of the project is \$354,000.00.

A splash pad, gazebo, and tubular steel fencing are also included in the project plans as additive alternates, as required under the proposed Los Angeles Arena Land Company donation agreement. The construction cost estimate for these three items is \$240,000.00

On July 13, 2005, the Board approved final plans and call for bids for re-bid of the project (Board Report No. 05-195). Four bids were received for this project on August 30, 2005, with Thomsen Landscape as the apparent low bidder. Their base bid amount is \$432,200.00, which is \$38,900.00 above the City's base bid estimate of \$393,300.00. One deductive alternate and four additive alternates were also included in the bid package. The Bureau of Engineering is recommending award the base bid, without exercising Deductive Alternate No. 1, and exercising all of the Additive Alternates No.1, 2, 3, and 4, in the amounts of \$4,200.00, \$5,250.00, \$43,200.00, and \$72,000.00, respectively, for a total contract award of \$556,850.00 to Thomsen Landscape.

The contribution being made by Los Angeles Arena Land Company towards this project is a requirement of their City land use agreement in conjunction with the development of the Staples Center. Their donation is must be accepted prior to the award of the construction contract, as there are currently insufficient funds in the project accounts to award the contract for both the base bid amount and the cost of the additive alternates.

REPORT OF GENERAL MANAGER

PG 3

NO. 05-279

FISCAL IMPACT STATEMENT:

There is no immediate fiscal impact to the Department; however, future operations and maintenance costs will be assessed upon completion of the project.

Prepared by Alice Gong, Project Manager, and reviewed by Neil Drucker, Program Manger, Recreational and Cultural Facilities Program; and by Brad M. Smith, P.E., Deputy City Engineer, Bureau of Engineering.