



AGENDA REPORT

Meeting Date: November 17, 2009
Item Number: F-5
To: Honorable Mayor & City Council
From: Alan Schneider, Director of Project Administration
Subject: REJECTION OF ALL BIDS FOR CONTRACT WORK PERTAINING TO THE GREYSTONE PARK PHASE 3 SITE IMPROVEMENTS
Attachments: None

RECOMMENDATION

Staff recommends that the City Council move to reject all bids for contract work pertaining to the phase 3 site improvements to Greystone Park, located at 501 Doheny Road, and authorize the rebidding of the work.

INTRODUCTION

Under the current 09-10 fiscal year Capital Improvement Program (CIP), the Community Services Department identified a project to improve the site conditions at Greystone Park to the southern portion of the property along Doheny Road between the Gatehouse and Stables. This project is the third phase of an ongoing program at Greystone Park to address site infrastructure for storm drainage, sanitary sewer, irrigation, and landscape planting to maintain the property and prevent deterioration of the historic facility.

DISCUSSION

Whitin Design Works was engaged to provide design services to address the phase 3 portion of the 18 acre Greystone Park site that includes the following scope of work:

- Renovate the parking area near the Stables for increased parking spaces and improved circulation
- Improve the main estate entry, secondary entry, and maintenance access along Doheny Road
- Landscape retaining walls and stairs for improved visitor access
- Renovate the pedestrian paving
- Replace landscape planting
- Replace the oil-water collection and separator system and address the ground water seepage

- Improve the site drainage
- Replicate certain site lighting and upgrade electrical services

On October 28, 2009, bids were received after public advertising for the Greystone Park Phase 3 Site Improvements project. Forty-five general contracting firms attended a mandatory pre-bid site meeting for this project, which was advertised in the local Beverly Hills newspapers and construction trade publications, including the McGraw-Hill Construction Information Group (Dodge Report).

The bid package was issued for the base bid work including selective demolition, grading, site drainage, retaining walls, site paving, underground electrical, irrigation, landscape planting and other associated site improvements. In addition, five alternate bids were specified for the following work:

- Alternate #1: Change parking lot asphalt paving to concrete paving
- Alternate #2: Add one double metal vehicular gate
- Alternate #3: Increase two Oak trees box size from 48" to 60"
- Alternate #4: Restore and install one metal shade structure
- Alternate #5: Add horizontal direction boring of utilities

Ten bids were received as follows:

<u>Bidder</u>	<u>Base Bid</u>	<u>Alt. 1</u>	<u>Alt. 2</u>	<u>Alt. 3</u>	<u>Alt. 4</u>	<u>Alt. 5</u>
Pima Corporation	\$1,189,279	26,000	5,000	5,000	10,000	5,000
Abeam Construction	\$1,508,000	18,750	4,200	4,800	6,600	25,000
Fast Track Construction	\$1,542,900	18,300	5,200	14,000	12,000	4,900
G2000 Construction, Inc.	\$1,680,000	29,000	13,000	6,000	80,000	12,000
C.S. Legacy	\$1,731,582	51,199	10,235	2,287	7,067	2,974
Moment Construction, Inc.	\$1,900,000	27,000	37,000	7,000	17,000	10,700
Mike Bubalo Construction	\$1,930,000	35,000	5,000	35,000	8,000	10,000
Minco Construction	\$2,077,000	30,000	10,000	2,000	15,000	2,000
Hanan Construction	\$2,196,000	51,000	8,000	6,000	34,000	22,000
Ace Engineering, Inc.	\$2,658,243	27,704	10,024	39,200	28,000	10,080

The consultant's pre-bid estimate for the entire scope of work was \$2,100,000.

In accordance with the specifications, and further described in Bid Addendum No. 1 issued to all bidders during the bid process, the bidder shall possess a valid California Contractor's License Class B-1 or other appropriate license classification under the State Contracting Code at the time the contract is bid. The bidder will also need to possess or engage a subcontractor with a Class A-Haz (Hazardous Substance Removal Certification) license for the work specified. The apparent low bidder, Pima Corporation did not list a specialty contractor in their bid form with the required Class A-Haz license, nor do they possess such license. Thus, staff, in consultation with the City Attorney's office, recommends that the City Council find that Pima Corporation's bid is non-responsive and be rejected.

The second low bidder, Abeam Construction did not provide evidence of at least three completed projects that meet the minimum dollar value specified in the Specific Qualifications in the bid documents. The third lowest bidder, Fast Track Construction also failed to provide evidence of three completed projects within the specified timeframe in the Specific Qualifications. Consequently, staff recommends that the City Council find

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that Abeam Construction's bid and Fast Track Construction's bid are non-responsive and be rejected as it does not list three completed projects each exceeding \$2,000,000 it has performed in the last five years.

Therefore, staff recommends that all bids be rejected and the project rebid.

Plans will be re-issued for bidding with a bid date of December 16, 2009. It is anticipated that a recommendation for an award of contract will be submitted for the City Council's approval on January 5, 2010.

 David D. Gustavson 
Approved By