

OFFICE OF THE CITY CLERK
MAY 23 2007 3:39

**REDEVELOPMENT AGENCY
OF THE CITY OF OAKLAND
AGENDA REPORT**

To: Office of the City/Agency Administrator
Attn: Deborah A. Edgerly
From: Community and Economic Development Agency
Date: May 22, 2007

**RE: A Resolution Authorizing A Contract With Design, Community & Environment
In An Amount Not To Exceed \$200,000 To Prepare Design And Engineering
Documents For The 66th Avenue Streetscape Improvement Project**

SUMMARY

Staff requests the Redevelopment Agency approve a resolution authorizing the Agency Administrator to negotiate and execute a contract with Design, Community & Environment (DCE) for an amount not to exceed \$200,000 to prepare streetscape design and engineering documents for 66th Avenue from San Leandro Street to International Boulevard.

FISCAL IMPACTS

The cost of the professional services contract is capped at \$200,000. The Coliseum Redevelopment Area will allocate \$200,000 for the 66th Avenue Streetscape Improvement Project from Coliseum Tax Allocation Bond Series 2006 Fund (9455), Capital Improvement Projects - Economic Development Organization (94800), 66th Avenue Streetscape Project (T315310) as budgeted in the FY 2007-09 Proposed Redevelopment Agency Budget.

BACKGROUND

The 66th Avenue Streetscape Improvement Project grew out of a Transportation for Livable Communities (TLC) Housing Incentive Program (HIP) award. In June 2005, based on five Oakland housing projects, the Metropolitan Transportation Commission (MTC) qualified the City to receive HIP funding. The grant program rewards local governments for approving new housing near transit by providing funding for capital projects that support increased pedestrian, bicycle and transit activities and safety.

Lion Creek Crossings (formerly Coliseum Gardens, HOPE VI) was one of the qualifying residential developments. When complete, it will comprise 382 residential units near the Coliseum BART station. The project submitted to MTC for HIP funding proposed improving

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CED Committee
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pedestrian and bicycle access between Lion Creek Crossings and the AC Transit hub and BART station on San Leandro Street.

Because only \$530,000 is available through HIP, the improvements initially focused on the segment of 66th Avenue directly fronting Lion Creek Crossings from the Union Pacific tracks to the City of Oakland Fire Station at 1016 66th Avenue. Since receiving the federal Transportation Improvement Program (TIP) number for the project, the Agency has identified potential sources of additional grant funding and is extending the project area west to San Leandro Street and east to International Boulevard.

KEY ISSUES AND IMPACTS

The project must receive authorization from Caltrans before it can proceed to construction. The HIP is a Federal Highway Administration (FHWA) program, and Caltrans is responsible for administering the implementation of FHWA aided programs and projects. The deadline to obtain authorization is March 2008. Caltrans must receive by that date a "Request for Authorization to Proceed" package, which includes a complete set of plans, specifications, and estimates (PSE). Otherwise the City will lose \$530,000 in HIP funding.

Construction of the streetscape improvements will be phased. The initial phase will cover only what can be constructed with the HIP funds. The Agency will use the plans completed under this contract to apply for additional funding to construct the rest of the proposed improvements.

Consultant Selection Process

On March 16, 2007, the Agency issued a Request for Proposals (RFP) seeking proposals from design consultants to develop design and engineering documents for streetscape improvement of 66th Avenue. The proposals were due on April 16, 2007. Three consultant teams submitted proposals. On April 23, 2007, the Redevelopment Agency, in cooperation with the Public Works Agency and the office of Council District 6, interviewed all three teams. The interview panel reviewed the qualifications and presentations of the consultant teams and evaluated them according to a broad range of criteria, including their project management capacity, construction knowledge, and experience with community participation. Evaluation points were assigned to the criteria and totaled for each consultant team. The DCE team received the highest score.

Consultant Team

DCE is a multi-disciplinary firm of landscape architects, urban designers, public meeting facilitators, and environmental planners. Although based in Berkeley, DC&E will lead an experienced consultant team entirely composed of Oakland-based firms. Dowling Associates (LBE) will serve as the team's traffic engineer. Moffat and Nichol (LBE) will be responsible for civil engineering. Zeiger Electrical Engineers (SLBE) will provide electrical engineering expertise. PLS Surveys (WBE, SLBE) will conduct the necessary surveys for the project. Finally, David Widelock Landscape Design (SLBE) will serve as the irrigation specialist for the

project and provide state-of-the-art water conserving design. The City's Contract Compliance Division has reviewed the consultant team's proposal and has determined that it is in compliance with the City's LBE/SLBE goals (see Attachment A).

PROJECT DESCRIPTION

The 66th Avenue Streetscape Improvement Project will focus on pedestrian safety measures along approximately 2,800 lineal feet of 66th Avenue from San Leandro Street to International Boulevard. Project features include bulb-outs, crosswalks, and signage, and may include bot dots or Santa Rosa lights, roadway resurfacing, new pedestrian-scaled streetlights, and landscaping. These improvements are intended to enhance the pedestrian environment and encourage people to walk and bike to the area's local destinations such as the new park at Lion Creek Crossings, the Carter Gilmore Sports Complex between 66th and 69th Avenues, and the transit facilities on San Leandro Street and International Boulevard.

As a major east-west arterial and one of a limited number of thoroughfares to cross San Leandro Street, 66th Avenue connects Interstate 880 with International Boulevard and consequently experiences heavy traffic flow. Trucks traveling to and from San Leandro Street, a primary trucking route, contribute to the traffic. As the neighborhood becomes increasingly residential, the need to mitigate vehicle/pedestrian conflicts, along with the potential for vehicle/pedestrian collisions, intensifies.

In addition to City staff, this project will involve coordination with the local community, local business owners, MTC and Caltrans.

SUSTAINABLE OPPORTUNITIES

Economic

The implementation of this project would support long-term efforts to revitalize the Coliseum Area by addressing problems related to the public safety and comfort of pedestrians in the area.

Environmental

Improving the pedestrian environment would help reduce auto dependency and increase the number of walking and public transit trips. The project complements larger redevelopment efforts in the area to create transit-oriented development that includes new residential and commercial uses easily accessed by public transit.

Social Equity

The Project, if implemented, would provide basic service levels and quality of life amenities to the community's residents, who are largely low-income.

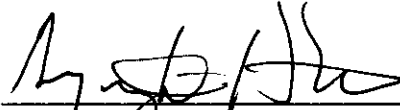
DISABILITY AND SENIOR CITIZEN ACCESS

The planning study being undertaken in this contract will directly address the issue of disability and senior citizen access as part of the analysis of pedestrian safety and access on 66th Avenue. Any proposed improvements identified under the plan will be required to comply with state and federal accessibility requirements, including Federal ADA Accessibility Guidelines and the State of California's Title 24 Accessibility regulations.

ACTION REQUESTED OF THE COUNCIL AND AGENCY MEMBERS

Staff recommends that the Agency approve the resolution authorizing the Agency Administrator to negotiate and execute a contract with DCE for an amount not to exceed \$200,000, to prepare design and engineering documents for the 66th Avenue Streetscape Improvement Project.

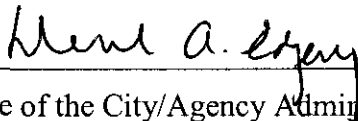
Respectfully submitted,



Gregory Hunter, Interim Director of
Redevelopment, Economic Development,
Housing and Community Development

Prepared by:
Hui Wang,
Urban Economic Analyst II

**APPROVED AND FORWARDED TO
THE COMMUNITY AND ECONOMIC
DEVELOPMENT COMMITTEE**



Office of the City/Agency Administrator

Memo



Office of the City Administrator

Contract Compliance & Employment Services Division

To: Hui Wang
From: Vivian Inman, Contract Compliance Officer, CC&ES Division
Through: Deborah Barnes, CC&ES Manager *D. Darenbury for D. Barnes*
Date: April 23, 2007
Re: Compliance Analysis: 66th Avenue Streetscape

Contract Compliance & Employment Services reviewed three (3) proposals received in response to the above referenced project. Below is the outcome of our compliance evaluation for the twenty percent (20%) minimum participation requirement and a preliminary review for compliance with the Equal Benefits Ordinance.

The L/SLBE findings are as follows:

	Company Name	Bid Amount (If Applicable)	Proposed Participation				Preferences			Banked Credits Eligibility?	EBO Compliant? (Y/N)
			Total L/SLBE	LBE	SLBE	Trucking	Total Credited	Adjusted Bid Amount	Points		
1	Design, Community & Environment	NA	65%	54%	11%	NA	22%	N/A	2	NA	Y
2	Merrill Morris Partners	NA	42%	37%	5%	NA	0%	NA	0	NA	N
3	Robert LaRocca	NA	97.5%	37.5%	60%	NA	97.5%	NA	5	2	Y

As noted above Merrill Morris Partners did not meet the City's Local/Small Local Business 20% participation requirement.

Firms that are not EBO compliant will have to come into compliance.

If you have questions or need additional information, please contact Vivian Inman, Contract Compliance Officer, at 238-6261.

CONTRACT COMPLIANCE & EMPLOYMENT SERVICES
PROJECT EVALUATION FORM

PROJECT NO. C310210

PROJECT NAME: 66th Avenue Streetscape

CONTRACTOR: Design, Community & Environment

1. Did the 20% requirements apply? **YES**

2. Did the contractor meet the 20% requirement **YES**

a) % of LBE participation 54%

b) % of SLBE participation 11%

3. Did the contractor receive preference points? **YES**

(If yes, list the points received) **2**

4. Additional Comments.

5. Date evaluation completed and returned to Contract Admin./Initiating Dept.
4/23/2007

Date

**Reviewing
Officer:**

Nevia Amur

Date: 4/27/07

Approved By

Shelley Darenburg

Date: 4/24/07

LBE/SLBE Participation Design, Community & Environment

Project Name: 66th Avenue Streetscape

Project No.: C310210		Engineers Estimate:								
Discipline	Prime & Subs	Location	Cert.	LBE	SLBE	LBE/SLBE	TOTAL	For Tracking Only		
			Status	%	%	%	Percentage	Ethn.	MBE	WBE
PRIME	Design, Community & Environment	Berkeley	UB				35%	C		
Civil Engineering	Moffatt & Nichol	Oakland	CB	44%		44%	44%	C		
Transportation	Dowling Associates	Oakland	CB	10%		10%	10%	C		
Surveyors	PLS Surveys, Inc.	Oakland	CB		5%	5%	5%	C		5%
Irrigation	David Widelock	Oakland	CB		1%	1%	1%	C		
Electrical	Zeiger Engineers	Oakland	CB		5%	5%	5%	C		
Project Totals				54%	11%	65%	100%		0%	5%
Requirements: The 20% requirements is a combination of 10% LBE and 10% SLBE participation. An SLBE firm can be counted 100% towards achieving 20% requirements. LBE firms can only be counted up to 10% of the total contract amount.				LBE 10%	SLBE 10%	TOTAL LBE/SLBE 20%		Ethnicity A = Asian AA = African American AI = Asian Indian AP = Asian Pacific C = Caucasian H = Hispanic NA = Native American O = Other NL = Not Listed		
Legend	LBE = Local Business Enterprise SLBE = Small Local Business Enterprise Total LBE/SLBE = All Certified Local and Small Local Businesses NPLBE = NonProfit Local Business Enterprise NPSLBE = NonProfit Small Local Business Enterprise			UB = Uncertified Business CB = Certified Business MBE = Minority Business Enterprise WBE = Women Business Enterprise						

CONTRACT COMPLIANCE & EMPLOYMENT SERVICES
PROJECT EVALUATION FORM

PROJECT NO. C310210

PROJECT NAME: 66th Avenue Streetscape

CONTRACTOR: **Robert LaRocca**

1. Did the 20% requirements apply? **YES**

2. Did the contractor meet the 20% requirement **YES**

a) % of LBE participation **37.50%**

b) % of SLBE participation **60.00%**

3. Did the contractor receive preference points? **YES**

(If yes, list the points received) **5**

4. Additional Comments.

5. Date evaluation completed and returned to Contract Admin./Initiating Dept.
4/23/2007

Date

Reviewing
Officer:

Sharon Jones

Date: 4/24/07

Approved By

Shelley Darenburg

Date: 4/24/07

LBE/SLBE Participation Robert LaRocca & Associates, Inc.

Project Name: 66th Avenue Streetscape

Project No.: C310210		Engineers Estimate:								
Discipline	Prime & Subs	Location	Cert.	LBE	SLBE	LBE/SLBE	TOTAL	For Tracking Only		
			Status	%	%	%	Percentage	Ethn.	MBE	WBE
PRIME Civil/Traffic Engineering Survey Cost Estimates	Robert LaRocca & Associates, Inc.	Oakland	CB		55.00%	55.00%	55.00%	C		
	DKS Associates	Oakland	CB	37.50%		37.50%	37.50%	C		
	PLS Survey, Inc.	Oakland	CB		5.00%	5.00%	5.00%	C		5%
	Saylor Consulting Group	Oakland	UB				2.50%	C		
Project Totals				37.50%	60.00%	97.50%	100.00%		0%	5%
Requirements: The 20% requirements is a combination of 10% LBE and 10% SLBE participation. An SLBE firm can be counted 100% towards achieving 20% requirements. LBE firms can only be counted up to 10% of the total contract amount.				LBE 10%	SLBE 10%	TOTAL LBE/SLBE 20%		Ethnicity A = Asian AA = African American AI = Asian Indian AP = Asian Pacific C = Caucasian H = Hispanic NA = Native American O = Other NL = Not Listed		
Legend		LBE = Local Business Enterprise SLBE = Small Local Business Enterprise Total LBE/SLBE = All Certified Local and Small Local Businesses NPLBE = NonProfit Local Business Enterprise NPSLBE = NonProfit Small Local Business Enterprise			UB = Uncertified Business CB = Certified Business MBE = Minority Business Enterprise WBE = Women Business Enterprise					

CONTRACT COMPLIANCE & EMPLOYMENT SERVICES
PROJECT EVALUATION FORM

PROJECT NO. C310210

PROJECT NAME: 66th Avenue Streetscape

CONTRACTOR: **Merrill Morris Partners**

1. Did the 20% requirements apply? **YES**

2. Did the contractor meet the 20% requirement **NO**

a) % of LBE participation 37%

b) % of SLBE participation 5%

3. Did the contractor receive preference points? **NO**

(If yes, list the points received) -

4. Additional Comments.

Merrill Morris Partners did not meet the City's 20% local/small local business participation requirement.

5. Date evaluation completed and returned to Contract Admin./Initiating Dept.

4/23/2007

Date

Reviewing Officer:

Merrill Morris

Date: 4/24/07

Approved By

Shelley Darenburg

Date: 4/24/07

LBE/SLBE Participation Merrill Morris Partners


Project Name: 66th Avenue Streetscape

Project No.: C310210		Engineers Estimate:								
Discipline	Prime & Subs	Location	Cert. Status	LBE	SLBE	LBE/SLBE	TOTAL	For Tracking Only		
				%	%	%	Percentage	Ethn.	MBE	WBE
PRIME	Merrill Morris Partners	San Francisco	UB				58%	C		
Civil Engineers	DKS Associates	Oakland	CB	32%		32%	32%	C		
Electrical & Lighting	NBA Engineering	Oakland	CB	5%		5%	5%	A		5%
Survey & Reprographics	PLS., Inc.	Oakland	CB		5%	5%	5%	C		5%
Project Totals				37%	5%	42%	100%		0%	10%
Requirements: The 20% requirements is a combination of 10% LBE and 10% SLBE participation. An SLBE firm can be counted 100% towards achieving 20% requirements. LBE firms can only be counted up to 10% of the total contract amount.				LBE 10%	SLBE 10%	TOTAL LBE/SLBE 20%		Ethnicity A = Asian AA = African American AI = Asian Indian AP = Asian Pacific C = Caucasian H = Hispanic NA = Native American O = Other NL = Not Listed		
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OFFICE OF THE CITY CLERK
CITY OF OAKLAND

2007 MAY 10 PM 3:40

Approved as to form and legality:


Agency Counsel

REDEVELOPMENT AGENCY OF THE CITY OF OAKLAND

RESOLUTION No. _____ C.M.S.

**A RESOLUTION AUTHORIZING A CONTRACT WITH DESIGN,
COMMUNITY & ENVIRONMENT IN AN AMOUNT NOT TO
EXCEED \$200,000 TO PREPARE DESIGN AND ENGINEERING
DOCUMENTS FOR THE 66TH AVENUE STREETScape
IMPROVEMENT PROJECT**

WHEREAS, the Five Year Implementation Plan for the Coliseum Redevelopment Project Area, adopted on June 23, 1995, encourages streetscape improvements to major streets within the Coliseum Redevelopment Project Area, which includes 66th Avenue; and

WHEREAS, the Agency prepared and distributed to design consultants a Request for Proposals seeking a team to prepare design and engineering drawings for the streetscape enhancement of 66th Avenue; and

WHEREAS, the Agency received three responses to the Request for Proposals and an Agency Selection Committee interviewed all three respondents; and

WHEREAS, the Selection Committee scored the respondents on their interview and awarded Design, Community & Environment (DCE) and their associated team the highest score; and

WHEREAS, the Selection Committee recommends DCE and their associated team for the 66th Avenue Streetscape Improvement Project; and

WHEREAS, the Agency wishes to enter into a contract with DCE in an amount not to exceed \$200,000 for the preparation of design and engineering documents for the 66th Avenue Streetscape Improvement Project; and

WHEREAS, the Agency finds that the design and engineering contract will be for services of a professional nature, and the services under this contract will be temporary; and

WHEREAS, the Agency finds that the design and engineering contract will not result in the loss of employment or salary by any person having permanent status in the competitive service; and

WHEREAS, the proposed study area is within the boundaries of the Coliseum Redevelopment Project Area; and

WHEREAS, the contract's cost of \$200,000 will be allocated from Coliseum Tax Allocation Bond Series 2006 (9455), Capital Improvement Project – Economic Development Organization (94800), 66th Avenue Streetscape Project (T315310) now, therefore, be it

RESOLVED: That the Agency authorizes the Agency Administrator or her designee to negotiate and execute a contract with DCE in an amount not to exceed \$200,000 to prepare design and engineering drawings for the 66th Avenue Streetscape Improvement Project; and be it

FURTHER RESOLVED: That the Agency hereby allocates \$200,000 from Coliseum Tax Allocation Bond Series 2006 (9455), Capital Improvement Project – Economic development Organization (94800), 66th Avenue Streetscape Project (T315310) as budgeted in the FY 2007-09 Proposed Redevelopment Agency Budget for this contract; and be it

FURTHER RESOLVED: That the Agency Administrator or her designee is hereby authorized to extend, amend (except as to increase compensation), and take whatever action is necessary with respect to this contract consistent with this Resolution and its basic purpose; and be it

FURTHER RESOLVED: That the contract shall be reviewed and approved by Agency Counsel for form and legality prior to execution, and a copy shall be placed on file with the Agency Secretary.

IN AGENCY, OAKLAND, CALIFORNIA, _____, 2007

PASSED BY THE FOLLOWING VOTES:

AYES- BROOKS, BRUNNER, CHANG, KERNIGHAN, NADEL, QUAN, REID, AND CHAIRPERSON DE LA FUENTE

NOES-

ABSENT-

ABSTENTION-

ATTEST: _____
Latonda Simmons
Secretary of the Redevelopment Agency
of the City of Oakland, California