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MAY 11 PM 3:10

# AGENDA REPORT

**TO:** Sabrina B. Landreth  
City Administrator

**FROM:** Brooke A. Levin  
Director, Public Works

**SUBJECT:** Informational Report on Latham  
Square Streetscape Improvements  
Project

**DATE:** May 2, 2016

City Administrator Approval

Date:

5/11/16

## RECOMMENDATION

**Staff Recommends That The City Council Receive This Informational Report On The Outreach Efforts And The Construction Schedule For The Latham Square Streetscape Improvements Project.**

## EXECUTIVE SUMMARY

This is an informational report provided to the City Council in response to questions regarding community outreach and the construction schedule for the Latham Square Streetscape Improvement Project. The primary part of the project is located on Broadway and Telegraph Avenue between 15<sup>th</sup> and 17<sup>th</sup> Streets.

## BACKGROUND / LEGISLATIVE HISTORY

The Latham Square improvements are part of a greater effort to enhance Oakland's Uptown District and are intended to increase public safety, improve pedestrian movement, calm area vehicle traffic and provide for shared bicycle and vehicular travel lanes. The goals are to increase economic development, support retail development, upgrade existing infrastructure and to complement the public and private investments being made in the Uptown Area. The resulting plaza is intended to become a signature space in the gateway to Uptown.

On March 17, 2015, the City Council approved Resolution No. 85455 C.M.S. and authorized a construction contract with McGuire and Hester, Inc. in the amount of \$4,190,156.00. Concurrently, City Council also approved Resolution No. 85456 C.M.S. which authorized the City Administrator or designee to negotiate and execute a reimbursement agreement with the East Bay Municipal Utility District (EBMUD) for the relocation of a 121 year old water main for an amount not-to-exceed \$300,000.00, which is part of the base contract scope.

On March 15, 2016, the City Council approved Resolution No. 86048 C.M.S. and authorized an increase of the change order limit for the contract with McGuire and Hester. Concurrently, City Council also approved Resolution No. 86049 C.M.S. which authorized the City Administrator or

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designee to negotiate and execute an amendment to the reimbursement agreement with EBMUD and also approved Resolution No. 86050 C.M.S. which authorized the City Administrator or designee to negotiate and execute a reimbursement agreement with AT&T.

### **Outreach**

Oakland Public Works and Economic Development staff conducted a significant amount of community engagement and outreach throughout the Latham Square Streetscape Improvements Project (Project), including significant public input into the final design configuration and architectural elements.

Throughout the life of the project the Project's webpage ([www.oaklandnet.com/lathamsquare](http://www.oaklandnet.com/lathamsquare)) has been updated with pertinent information. A subscriber list has been created that currently numbers more than 640 recipients and notification emails are sent to this list whenever significant updates are made. In addition to the webpage, special announcements have been distributed through letters or flyers throughout each Project phase. Project announcements are posted on the webpage, posted at Latham Square, within stores in the immediate vicinity as allowed, and hand delivered to many of the stores, residents, and businesses in the area.

### **Project Construction Phase (May 18, 2015 – Present)**

- Project webpage updates
- Construction of the plaza started May 21, 2015
- Construction announcement letter (See **Attachment "A"**) – This letter was posted on Project's webpage, emailed to Project's email distribution list, and mailed and hand delivered two weeks prior to the beginning of construction per OPW standard practice. Letters were left on or under doors of businesses and residences where access was unavailable.
- Electronic changeable message board signs (CMS) – Four CMS's were set up two weeks before construction.
- Two week look-ahead email – The City's Resident Engineer periodically sent a two week look-ahead email to interested residents and businesses and provided upon request when asked. Email communications are sent when construction activities are anticipated to impact business, when there is a significant milestone reached, when vehicular or pedestrian traffic patterns will change, or when there may be noise impacts.
- One-on-one Communication – The project resident engineer and/or project manager has had face-to-face meetings with many business representatives at various times throughout the construction phase and made modifications to construction process to best accommodate local business needs. Approximately 20 one-on-one meetings have been held with neighboring businesses.
- Signage – Signage and overall site appearance has been an ongoing and dynamic process during the construction phase. Standard "Businesses Open" signs, project renderings, and art murals have been placed around the Project site to help lessen the visual impact of construction and minimize the patronage impact on businesses. The contractor was directed to clean these signs of graffiti timely. Business is open during construction signs were posted at all of the entry points around the site. In addition, due to business complaints, a temporary crosswalk and light was installed at the corner of 15<sup>th</sup> and Broadway to facilitate pedestrian access to area businesses.

**Construction Schedule**

The Latham Square Streetscape Improvements Project began construction on May 21, 2015 and was initially scheduled to complete construction by mid-March 2016. Due to the wet El Nino Season and various utility and pipeline conflicts, the current estimated construction completion date is June 30, 2016 which is when the final traffic signal work is expected to be complete. However, the plaza itself will be open by June 6, 2016; final landscaping and restoration of the historic fountain is expected to be complete by May 31, 2016.

As noted in a prior Council report dated March 8, 2016 the Project encountered challenges related to the age, condition, and locations of multiple underground facilities. These challenges were outlined in detail in the subject report which included unforeseen site conditions, utility conflicts, traffic signal pole and controller changes, construction work related to the revised EBMUD water main relocation, AT&T utility vault replacements, etc... In summary, they lead to unanticipated delays that pushed the completion back three months.

Additionally, the very welcome El Niño rains caused substantial delays to completing the Project by the originally anticipated date.

Given all of these impacts, the current anticipated construction completion date is June 30, 2016. However, OPW anticipates having substantial Project completion on or about June 1, 2016. Substantial completion will allow the majority of the site sidewalks and plaza area to be opened to the public. The remaining improvements will include some roadway paving, sidewalk bulb out at 16<sup>th</sup> Street, traffic signal installation and other various minor improvements along with punch list items.

**FISCAL IMPACT**

This item is for informational purposes only and does not have a direct fiscal impact or cost.

**PUBLIC OUTREACH / INTEREST**

No public outreach was deemed necessary for this informational report.

**COORDINATION**

Coordination for this report was made between the Public Works Bureau of Engineering and Construction and the Economic and Workforce Development Department.

The Office of the City Attorney and Controller's Bureau have also reviewed this report.

**SUSTAINABLE OPPORTUNITIES**

**Economic:** There are no economic opportunities at this time associated directly with this informational report.

**Environmental:** There are no environmental opportunities at this time associated directly with this informational report.

**Social Equity:** There are no social equity opportunities at this time associated directly with this informational report.

**ACTION REQUESTED OF THE CITY COUNCIL**

Staff Recommends That The City Council Receive This Informational Report On The Outreach Efforts And The Construction Schedule For The Latham Square Streetscape Improvements Project.

For questions regarding this report, please contact Nick Cartagena, Civil Engineer, at 238-2139.

Respectfully submitted,



BROOKE A. LEVIN

Director, Oakland Public Works Department

Reviewed by:

Michael Neary, P.E., Assistant Director  
Bureau of Engineering and Construction

Prepared by:

Nick Cartagena, P.E., T.E., Civil Engineer  
Transportation Planning and Funding Division  
Bureau of Engineering and Construction

*Attachment (1):*

*A: Construction Announcement Letter*

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CITY OF OAKLAND



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Oakland Public Works (510) 238-3051  
Bureau of Engineering and Construction FAX (510) 238-6633  
Project Delivery Division TDD (510) 238-3254

May 5, 2015

**RE: Latham Square Streetscape Improvements**

Dear Resident/Business Owner:

After two years of working with residents and business owners in a community design process, we are ready to initiate construction of the Latham Square Plaza at the intersection of Broadway and Telegraph Avenue. The City of Oakland has contracted with McGuire and Hester, Inc., to construct these streetscape improvements. **Work is scheduled to commence late-May 2015 and will be completed in winter 2015.**

The goal of the Latham Square Streetscape Improvements Project is to enhance existing and attract new businesses; improve the roadways and intersections for safety; create a larger attractive and functional plaza for daily use and special events; and highlight and restore the historic Latham Square fountain.

The City will make every effort to minimize inconveniences in your area. Should you have any questions concerning the construction of this project, please contact Alan Chiang, City of Oakland Resident Engineer, at (510) 238-2299. In case of an emergency after normal business hours, please call (510) 615-5566.

**Please see the map on the reverse side of this letter to determine if you will be affected by this work.** Additional information about the project can be found at [www.oaklandnet.com/lathamsquare](http://www.oaklandnet.com/lathamsquare).

Thank you for your cooperation.

Very truly yours,

Danny Lau, P.E.  
Acting Principal Civil Engineer  
Project Delivery Division

Cc: Lynette Gibson McElhaney, Council Member  
Nick Cartagena, P.E., Project Manager  
Keith Anderson, McGuire & Hester  
Steve Snider, District Manager, Downtown Oakland Association



# LATHAM SQUARE STREETScape IMPROVEMENT

