



Midpeninsula Regional  
Open Space District

R-12-69  
Meeting 12-26  
July 25, 2012

## AGENDA ITEM 5

### AGENDA ITEM

Authorization to Award a Contract to TKO General Engineering and Construction (TKO) for Construction Services for the Staging Area and Connector Trail Project at El Corte de Madera Creek Open Space Preserve

### GENERAL MANAGER'S RECOMMENDATION

*Ref for SEA*

Authorize the General Manager to enter into contract with TKO, of Woodside, CA for a not-to-exceed amount of \$468,000, which includes the bid amount of \$389,688 plus a 20% contingency amount of \$78,312, to construct the Staging Area and Connector Trail Project at El Corte de Madera Creek Open Space Preserve.

### SUMMARY

A Request for Bids for construction services was issued on June 19, 2012. Four (4) Bid Proposals were received and opened on Thursday, July 12, 2012. Evaluation of the bids revealed that the low bidder, TKO, presented a complete and responsive bid package. Therefore, staff recommends awarding the contract for construction services for the Staging Area and Connector Trail Project (Project) to TKO for a total not-to-exceed amount of \$468,000, which includes the bid amount of \$389,688 plus a 20% contingency amount of \$78,312. The FY2012-13 Planning Department Budget includes sufficient implementation funds for this Project.

### DISCUSSION

#### Background

Over the last ten years, Midpeninsula Regional Open Space District (District) has worked to establish a formal parking area for El Corte de Madera Creek Open Space Preserve (Preserve). The multi-year Project includes a staging area and four (4) phases of trail construction and site restoration. Construction of the staging area and connector trail are part of the first phase of work and the subject of this agenda item. The staging area includes:

- (1) A new, paved parking area for 65 vehicles, including Americans with Disabilities Act (ADA) spaces, and four horse trailers
- (2) A large preserve entrance sign
- (3) A two-stall, unisex, ADA-accessible, self-contained vault restroom facility
- (4) Two trailhead signboards with brochure holders

- (5) A bicycle tire and hiking boot cleaning station
- (6) Split-rail wood fencing
- (7) A new 20-foot wide driveway entry off Skyline Boulevard
- (8) Designating the Gate CM04 access road as a service road only (no public use)
- (9) A series of bioretention basins in which storm water runoff is collected and allowed to percolate into the soil

The Connector Trail, which will connect the new staging area to the Preserve trail system, is approximately 1,200 feet long, and 5 feet wide and will be made of compacted aggregate base.

Separate sets of construction documents, one for the staging area and one for the connector trail, were prepared by ARCADIS, Inc., and Timothy Best, Certified Engineering Geologist, respectively. Each project engineer is separately under contract for construction administration services.

The staging area was under San Mateo County permit review since June 2010 and Caltrans encroachment permit review since August 2010. The Connector Trail was under San Mateo County permit review since January 2012. County and Caltrans permits were obtained in May 2012.

### Contractor Selection

The Request for Bids was issued on June 19, 2012, and was sent to fourteen (14) contractors and five (5) builders' exchanges. A legal notice was posted in the San Mateo County Times, San Jose Mercury, and San Francisco Chronicle. The Invitation to Bid was also posted on the District website.

A mandatory pre-bid meeting was held at the Project site on June 26, 2012, and was attended by thirteen (13) contractors. Sealed bids were due on July 12, 2012, and four (4) bids were received and opened with the results as follows:

	Bidder	Location	Total Bid	Percent Difference from Engineer's Estimate of \$430,000
1.	TKO General Engineering and Construction	Woodside, CA	\$389,688	-9.3%
2.	SCQ Construction	Cupertino, CA	\$634,506	+62.8%
3.	Trinet Construction, Inc.	San Francisco, CA	\$765,803.60	+96.5%
4.	Niles Freeman Excavating	Clements, CA	\$908,392	+133.1%

A 20% contingency amount is requested for this Project due to the unique conditions that may be encountered when work commences for the staging area and trail. The previous owner used the proposed staging area as a junkyard, equipment storage area, and labor yard for logging operations in the late 1980s. Unanticipated subsurface debris could be discovered and would need to be off-hauled safely and disposed of properly.

Upon review of the Bid Proposals, the contractors' qualifications, and discussions with the consulting engineers, staff recommends awarding the contract to TKO who is the lowest responsible and responsive bidder.

**FISCAL IMPACT**

The FY2012-13 budget contains funds to cover the costs associated with this work.

**BOARD COMMITTEE REVIEW**

No Board Committee review is required for this portion of the Project.

**PUBLIC NOTICE**

Public notice of this Agenda Item was provided per the Brown Act. No additional notice is required.

**CEQA COMPLIANCE**

Staff completed a Mitigated Negative Declaration for the Project, which the District Board of Directors adopted on February 10, 2010. A Notice of Determination was filed with the San Mateo County Clerk Recorder on February 16, 2010. The District Board of Directors adopted an Addendum to the Mitigated Negative Declaration on March 14, 2012.

**NEXT STEPS**

Upon approval by the Board of Directors, the General Manager will be authorized to enter into a contract with TKO to perform construction services for the Staging Area and Connector Trail Project. Activation of the contract is subject to the contractor meeting all District requirements, including required insurance and bonding. Once paperwork and contract signatures are in place, the Project is scheduled to begin in August and be completed by October 2012.

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