



## Legislation Text

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**File #:** 22-0963, **Version:** 1

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Recommendation to authorize City Manager, or designee, to execute a contract, and any necessary documents including any necessary subsequent amendments, with Spectra Company, of Pomona, CA, to furnish and install new windows as part of a deferred maintenance program at the Bay Shore Library, in the amount of \$373,512, with a 20 percent contingency in the amount of \$74,702, for a total contract amount not to exceed \$448,214, for a period of one-year, with the option to renew for four additional one-year periods, at the discretion of the City Manager. (District 3)

City Council approval is requested to enter into a contract with Spectra Company, of Pomona, CA, to furnish and install new windows, and perform any related repairs, as part of a deferred maintenance program at the Bay Shore Library (Project).

Originally built in 1959, Bay Shore Library is located at 195 Bayshore Avenue (Attachment A), adjacent to Alamitos Bay. The facility serves the community of Belmont Shore and the broader Long Beach community. The current 6,900 square-foot building features large segments of window walls which require replacement to improve the building's integrity and energy efficiency, and restore community pride in the aging facility.

The Project to furnish and install new windows is a time-sensitive undertaking, as the existing windows are beyond repair and their conditions have led to ongoing water intrusion during rain events, which have resulted in damage and deterioration to the facility. The installation of new aluminum clad series windows will address the water intrusion problems, while increasing energy efficiency for the facility. Additional repairs will be made to areas of the building that have experienced water damage. The fabrication of the new windows has a long lead time due to the custom sizing and dimensions required for the existing building. The fabrication process is anticipated to take six (6) to eight (8) months.

Under a separate job order contract, additional deferred maintenance projects will be scheduled and coordinated for exterior improvements to patch, repair and paint the entire exterior of the building, along with upgrades to install energy efficient lighting fixtures along the perimeter of the building.

As the windows are a significant portion of the building structure and façade, it may be necessary to temporarily close the library to maintain a safe work environment and protect the public and contractors during the execution of the work. The closure duration is not yet known, but may take up to four months.

The Project has been reviewed pursuant to the California Environmental Quality Act and it

has been determined that it qualifies for a categorical exemption under Section 15301 (Existing Facilities) and has been issued a Notice of Exemption, CE-19-265. The project is in the Coastal Zone and is appealable to the California Coastal Commission.

On May 6, 2022, the Invitation to Bid (ITB) was advertised in the Long Beach Press-Telegram, and 41 potential bidders specializing in construction services were notified of the bid opportunity. Of those bidders, 20 downloaded the bid via the City's electronic bid system. The specifications were made available on the Purchasing Division's website at [www.longbeach.gov/purchasing](http://www.longbeach.gov/purchasing) <<http://www.longbeach.gov/purchasing>>. A bid announcement was also included in the Purchasing Division's weekly update of Open Bid Opportunities, which is sent to 42 local, minority-owned and women-owned business groups. On June 10, 2022, no bids were received for the Project.

As permitted under the Public Contract Code, the City reached out to obtain direct quotes from contractors since no bids were received. Based on price and material responsiveness of the proposals, City staff recommends awarding the contract to Spectra Company. This recommendation is based on the urgent and critical nature of the Project and the lack of bids in the prior competitive bid process and is pursuant to the Public Contract Code. Spectra Company has successfully completed similar work.

### **Local Business Outreach**

To align with the City's outreach goal, Long Beach businesses are encouraged to submit bids for City contracts. The Purchasing Division also assists businesses with registering on the PlanetBids, and now Long Beach Buys, database to download the bid specifications. Through outreach, six Long Beach vendors were notified to submit bids, of which zero (0) downloaded and none submitted a bid. The Purchasing Division is committed to continuing to perform outreach to local vendors to expand the bidder pool.

This matter was reviewed by Deputy City Attorney Vanessa S. Ibarra on July 25, 2022, Purchasing Agent Michelle Wilson on July 27, 2022, and by Budget Management Officer Nader Kaamoush on July 28, 2022.

City Council action to adopt a Resolution and award a contract concurrently is requested on August 16, 2022, to ensure the contract is in place expeditiously. This will allow windows to be fabricated and for construction to begin in Summer 2023.

The total amount of the contract will not exceed \$448,214, which includes a 20 percent contingency of \$74,702. The total cost for this project is estimated at \$629,994, which includes the cost for design, construction management, inspection, labor compliance, and project oversight. The project is part of a deferred maintenance program for the Bay Shore Library and is currently supported by \$750,000 of Measure A and \$660,000 of AB 32 funding, which are appropriated in the Capital Projects Fund Group in the Public Works Department. This recommendation has no staffing impact beyond the normal budgeted scope of duties

and is consistent with existing City Council priorities. Approval of this recommendation will provide continued support to the local economy. The number of additional local jobs created by this project will not be known until the contractors have completed their hiring and construction has commenced.

Approve recommendation.

ERIC LOPEZ  
DIRECTOR OF PUBLIC WORKS

APPROVED:

THOMAS B. MODICA  
CITY MANAGER