



# Building A Better Long Beach

December 15, 2008

## REDEVELOPMENT AGENCY BOARD MEMBERS

City of Long Beach  
California

### RECOMMENDATION:

Approve and authorize the Executive Director to enter into a contract with Sully-Miller Contracting Company in an amount not to exceed \$213,850 for the construction of a passive park at 998 Pacific Coast Highway. (Poly High – District 6)

### DISCUSSION

In 2006, the Redevelopment Agency (Agency) acquired the property at 998 Pacific Coast Highway for the purpose of creating open space opportunities in the Poly High Redevelopment Project Area (Exhibit A – Site Photograph). The property is a 10,290 square-foot lot that was previously occupied by an automobile service facility.

Since then, Agency staff has worked collaboratively with the Department of Parks, Recreation and Marine and Melendrez Landscape Architects to develop a passive park that will aid in the revitalization of a major corridor within the City of Long Beach (City) and serve as a gateway to Poly High School.

The park design includes a sculpted landform of native grasses that emerges behind an arc of trees and a walkway of recycled concrete pavers that will be created from the debris of the adjacent sidewalk improvements (Exhibit B – Project Design). The Parks and Recreation Commission approved the design on October 16, 2008. The bidding process was administered through the Department of Public Works on-call contractors list, and Sully-Miller Contracting Company (Sully-Miller) was identified as the lowest responsible bidder. Sully-Miller has an extensive contracting history working for the City on numerous public works improvements.

The proposed contract amount of \$213,850 includes a 15 percent contingency clause to cover any additional work that may become necessary during the course of construction. In the event that additional work is necessary, the contract will provide the Executive Director the ability to approve change orders for additional work not to exceed the 15 percent contingency. Although not anticipated, any contract change orders that would exceed the 15 percent contingency will be brought before the Redevelopment Agency Board for further consideration. Construction is expected to begin in the first

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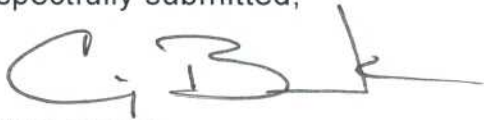
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quarter of 2009. Upon construction completion, the Department of Parks, Recreation, and Marine will be responsible for the maintenance of park. The project will be funded with Poly High Redevelopment Project Area Funds.

SUGGESTED ACTION:

Adopt recommendation.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'C. Beck', with a long horizontal stroke extending to the right.

CRAIG BECK  
EXECUTIVE DIRECTOR

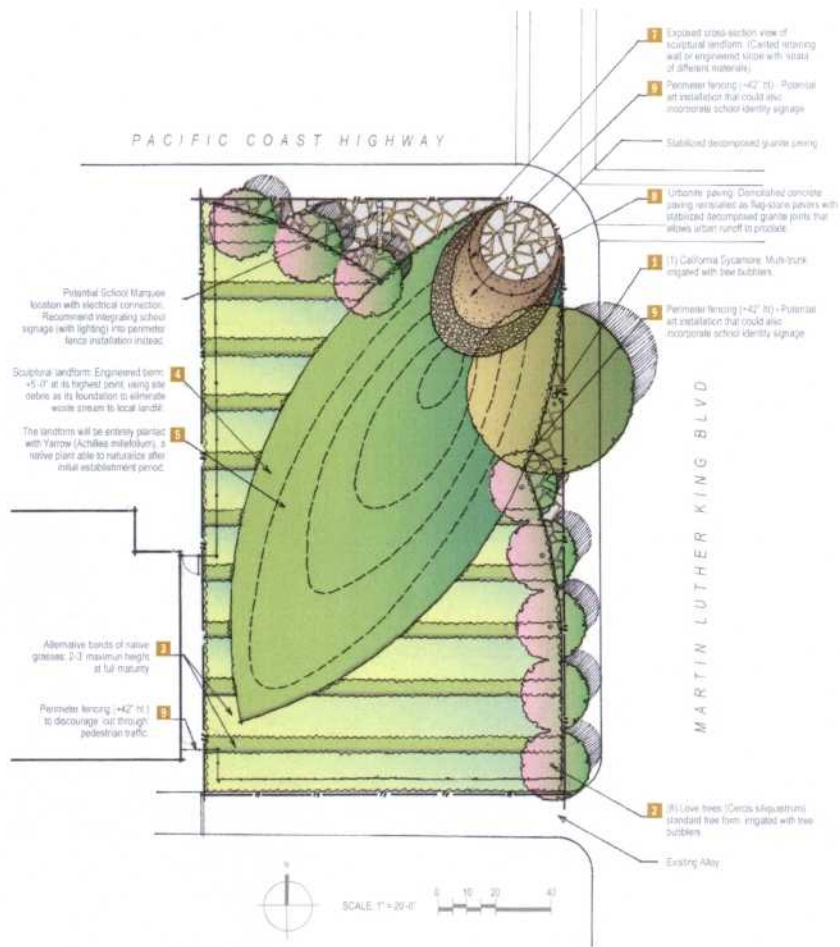
CB:AJB:DSW:EM

Attachments: Exhibit A – Site Photograph  
Exhibit B – Project Design

998 Pacific Coast Highway, Long Beach CA 90806







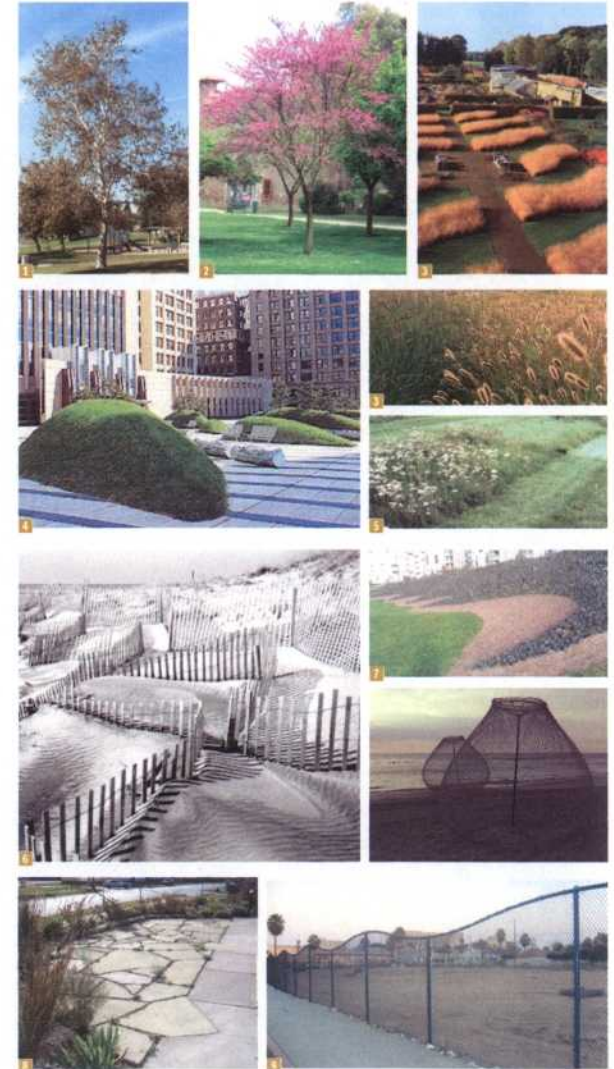
## The landscape concept transforms a vacant lot into a community amenity that communicates a rich, multi-layered story of environmental renewal and sustainability.

A simple, civic-scaled design engages viewers who experience the site in the few seconds it takes to drive past it in a motor vehicle, while more intricate and ephemeral elements of the site capture the attention of those who are able to experience the landscape at a more leisurely pace. Regardless of how the installation is viewed, the desired outcome is a heightened awareness and appreciation of the site, its community context, the environmental issues associated with its installation, and the ongoing natural processes of its growth and evolution over time.

A sculpted landform emerges from behind an arc of trees to engage the intersection of Pacific Coast Highway and Martin Luther King Boulevard. The dynamic profile of the hillock implies movement and direction toward the viewing public: a whimsical environmental 'messenger' carrying within it the story of its origins. Waste and debris generated from site demolition stays on-site as the core of this landform, eliminating the waste stream to local landfills. The leading edge of the hillock is sliced off to reveal 'strata' of site debris, composed of layers of concrete, asphalt, crushed aggregates, compacted soil, and decomposed granite, exhibiting a cross-sectional view of human impact on the land. Fertile top soil blankets the rest of the landform, planted with a meadow of native Yarrow: a symbolic message of healing the denuded earth, utilizing a plant that was of medicinal significance to native human culture. After an initial establishment period, the Yarrow would be left to 'naturalize' on-site, without significant inputs of natural resources and human labor, showcasing the passage of time with its cycle of life, death and rebirth.

Native grasses and reeds, mass-planted in alternating rows, highlight the organic form of the sculptural landform. They also pay homage to the now scarce coastal dune and marshland ecosystems that were once commonplace in Long Beach. Interpretive signage and graphics will explain the significance of the selected species, and call attention to the need for local environmental restoration.

An undulating perimeter fence made of colored chain-link frames the site and protects the installation from litter, vandalism and other undesirable urban problems. Chain-link, a ubiquitous component of the city landscape, relates to the site to its urban context, but the chain-link's layout and appearance is new, artistic and unexpected. The fence follows the leading edge of the landform, highlighting its organic form and implying a dynamic interaction between land and the fence that encloses it. At the corner of Pacific Coast Highway and Martin Luther King Boulevard, the fence protrudes into the site, defining a small round space paved with 'urbanite', where pedestrians can pause at the corner prior to crossing the street, or wait for transit.



# 998 East Pacific Coast Highway Landscape

11-17-07

MELÉNDREZ

EXHIBIT B