



# CITY OF LONG BEACH **NB-22**

DEPARTMENT OF PUBLIC WORKS

333 West Ocean Boulevard 9<sup>th</sup> Floor • Long Beach, CA 90802 • (562) 570-6383 • Fax (562) 570-6012

August 21, 2012

HONORABLE MAYOR AND CITY COUNCIL  
City of Long Beach  
California

## RECOMMENDATION:

Adopt the attached Resolution approving Plans and Specifications No. R-6904 for Chittick Field, Phase 1 Demolition and Grading, award the project to and authorize the City Manager to execute a contract with Crew, Incorporated, for bid line items 1 through 38, 40 and 41, and alternate bid line item 42 in place of base bid line item 39, in an estimated amount of \$852,236, plus a 25 percent contingency amount of \$213,059, for a total contract amount of \$1,065,295, and to execute any necessary amendments thereto regarding the scope of work. (District 6)

## DISCUSSION

Chittick Field, also known as the Hamilton Bowl, functions as a storm water detention basin, but has been in use as baseball and soccer fields under a use permit issued by the County of Los Angeles. These fields, located in the vicinity of Pacific Coast Highway and Walnut Avenue, primarily serve the local community, which is an area in need of additional recreational facilities. The area is shown on the attached vicinity map.

The Salvation Army obtained entitlements from the City in 2009 to develop a Kroc Community Center at Chittick Field. However, the plans to develop the ambitious project were eventually abandoned by the applicant due to a lack of available funding and support. Since that time, the City pursued its goal of improving the athletic facilities at Chittick Field for the enjoyment of the greater Long Beach community.

The proposed Chittick Field project includes two youth soccer fields, one adult soccer field and one regulation football field which will be surrounded by a 400 meter all-weather track and accommodations for javelin, pole vault, long jump, and triple jump competitions. Phase 1 of this project in Fall 2012 may include demolition, grading and fence placement. Phase 2 of the project, which is currently anticipated to begin in Spring 2013, will include remaining Phase 1 work and improvements to the drainage & storm water facilities, a parking lot, installation of landscaping, irrigation and construction of the soccer, football, track and field accommodations.

The project was advertised for bids on July 25, 2012, and bids were opened on August 15, 2012. In addition to placing an advertisement for bids in the Long Beach Press Telegram, bid documents were made available through the City's weblink at, <http://www.PlanetBids.com> in a continuing effort to increase participation of local businesses, Minority Business Enterprises (MBEs), Women Owned Business Enterprises (WBEs), and Disadvantaged Business

Enterprises (DBEs). Bid documents were also sent to several trade publications and plan rooms catering to these groups within the construction industry.

For this bid, 623 firms registered on the website were notified via automatic email notice, including 78 located in Long Beach. Twenty-four sets of bid documents were purchased by prospective bidders, and ten bids were received. Of the bidding firms, two are local businesses, none are MBEs, one is a WBE, and one is a DBE registered firm. Crew, Incorporated, of Rancho Dominguez, California, has been determined to be the lowest responsible bidder.

Resulting from its dual role as both a recreational facility and a storm drain detention basin, all work within Chittick Field must be suspended between October 15<sup>th</sup> and April 15<sup>th</sup>. Therefore, staff is moving quickly in an effort to commence and pursue as much grading work as possible before October 15<sup>th</sup>. During the winter hiatus, staff will complete the bidding process for the park improvements and will return to Council for the award of the construction contract. Work on the park improvements and any remaining grading and storm drain improvements will recommence after April 15<sup>th</sup>.

This matter was reviewed by Deputy City Attorney Linda Trang on August 17, 2012 and by Budget Management Officer Victoria Bell on August 16, 2012.

#### CEQA ANALYSIS

An Environmental Impact Report (EIR) for the Kroc Community Center Project was certified by the City in June 2009 (Certified EIR), and an addendum to the Certified EIR was prepared for the Chittick Field project; both are attached (EIR on cd, Addendum printed packet). In accordance with the California Environmental Quality Act (CEQA), this Addendum analyzes proposed modifications to the Kroc Community Center Project to determine whether such modifications would result in any new significant environmental impacts or a substantial increase in the severity of impacts set forth in the Certified EIR.

The City's EIR consultant has determined that the Chittick Field project does not result in any additional significant impacts, nor would it substantially increase the severity of previously anticipated significant impacts. Rather, all of the impacts associated with the project would be within the envelope of impacts addressed in the Certified EIR, and any potentially significant impacts would be mitigated to less than significant levels upon implementation of the same mitigation measures specified in the Certified EIR.

The EIR Addendum was certified by the Planning Commission on August 16, 2012.

#### SUSTAINABILITY

Bioretention Filtration Planters will be located at all the outfalls into the site and the updated system will include current trash and bacteria reduction regulations. Native and drought tolerant landscaping with efficient irrigation is planned for the Phase 2 of the project.

Additionally, a bike path within the bowl will connect to an existing bike trail along the Pacific Electric right-of-way, improving upon the City's network of bike trails.

TIMING CONSIDERATIONS

The City Council's adoption of the Resolution approving the plans and specifications, and award of the contract to the lowest responsible bidder are being recommended concurrently in order to expedite implementation of this project. City Council action on this matter is requested on August 21, 2012, in order for construction to commence in September 2012.

FISCAL IMPACT

On August 9, 2011, the City Council authorized an amendment to the City's previous application for Los Angeles County Regional Park and Open Space District funding, which would provide \$4,340,000 in grant funding to be used for a recreational sports complex at the Chittick Field site. Because the amendment to previously granted County funding is expected but has not officially been approved, it is recommended that the General Fund Operating Reserve be designated as a temporary, guaranteed source of funds to award the contract. Financial Management has no concerns with the use of the General Fund monies as long as it is temporary and for a short period of time. The PRM Director has provided assurances to Financial Management that Los Angeles County will approve the City's grant amendment in the very near future, and that the risk of that not happening is inconsequential.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,

  
MICHAEL P. CONWAY  
DIRECTOR OF PUBLIC WORKS

  
for GEORGE CHAPJIAN  
DIRECTOR OF PARKS, RECREATION AND MARINE

MPC:MS:ms:bs  
P/CL/R6904 Chittick Field Project Rev5.doc

Attachments    -Site Map  
                      -EIR (CD) & Addendum thereto  
                      -Resolution

APPROVED:

  
PATRICK H. WEST  
CITY MANAGER



**City of Long Beach Memorandum**  
Working Together to Serve

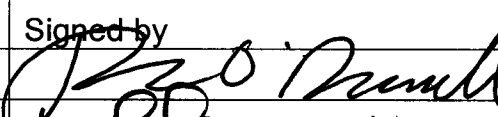
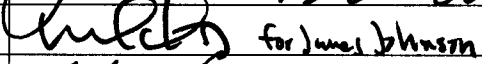
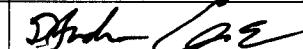
## REQUEST TO ADD AGENDA ITEM

**Date:** 8/16/12  
**To:** Larry Herrera, City Clerk  
**From:** Patrick H. West, City Manager  
**Subject:** Request to Add Agenda Item to Council Agenda of August 21, 2012

Pursuant to Municipal Code Section 2.03.070 [B], the City Councilmembers signing below request that the attached agenda item (due in the City Clerk Department by Friday, 12:00 Noon) be placed on the City Council agenda under New Business via the supplemental agenda.

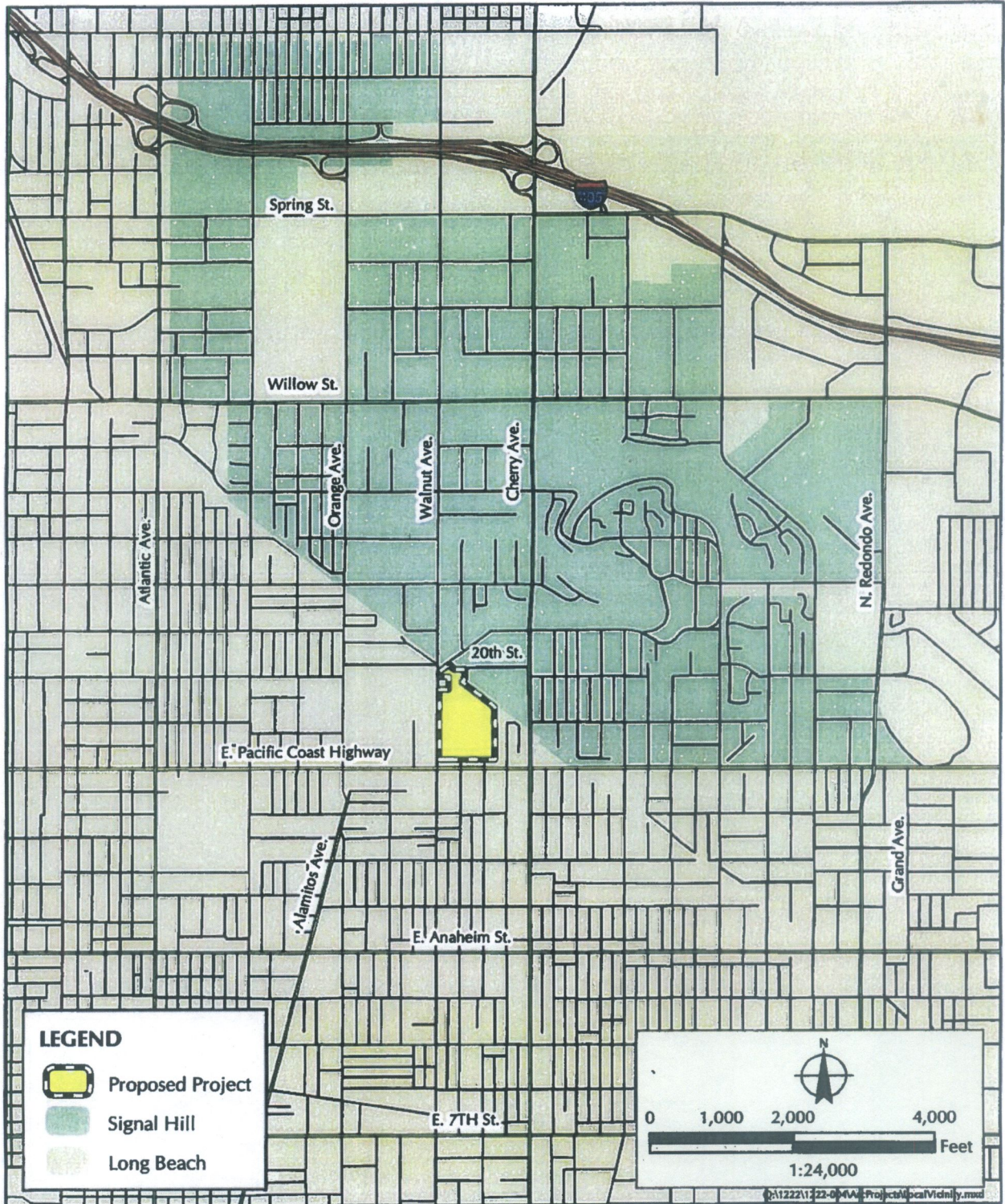
The agenda title/recommendation for this item reads as follows:

**Adopt the attached Resolution approving Plans and Specifications No. R-6904 for Chittick Field, Phase 1 Demolition and Grading, award the project to and authorize the City Manager to execute a contract with Crew, Incorporated, for bid line items 1 through 38, 40 and 41, and alternate bid line item 42 in place of base bid line item 39, in an estimated amount of \$852,236, plus a 25 percent contingency amount of \$213,059, for a total contract amount of \$1,065,295, and to execute any necessary amendments thereto regarding the scope of work. (District 6)**

Council District	Authorizing Councilmember	Signed by
4 <sup>th</sup>	Patrick O'Donnell	
7 <sup>th</sup>	James Johnson	 for James Johnson
6 <sup>th</sup>	Dae Andrews	

Attachment: Staff Report dated August 21, 2012

CC: Office of the Mayor



Local Vicinity Map

OFFICE OF THE CITY ATTORNEY  
ROBERT E. SHANNON, City Attorney  
333 West Ocean Boulevard, 11th Floor  
Long Beach, CA 90802-4664

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RESOLUTION NO. RES-

A RESOLUTION OF THE CITY COUNCIL OF THE  
CITY OF LONG BEACH RELATING TO THE REVIEW AND  
CONSIDERATION OF THE EIR ADDENDUM AND RELATED  
DOCUMENTS, AND APPROVING PLANS AND  
SPECIFICATIONS FOR THE CHITTICK FIELD PROJECT IN  
ACCORDANCE WITH THE PROVISIONS OF THE  
CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)  
AND STATE AND LOCAL GUIDELINES AND MAKING  
CERTAIN DETERMINATIONS RELATIVE THERETO

The City Council of the City of Long Beach does hereby find, determine and  
resolve:

Section 1. The City of Long Beach has submitted a development  
application for the Chittick Field Project which consists of the construction of certain  
outdoor recreation facilities and is proposed to include two youth soccer fields, one adult  
soccer field, one regulation football field surrounded by a 400 meter all-weather track and  
accommodations for javelin, pole vault, shot put, discus, hammer, long jump, and triple  
jump training and competitions. As part of the proposed Chittick Field Project, the athletic  
fields would be constructed with natural turf and associated irrigation would be installed.  
In addition, existing field pole lighting would be removed and replaced with new  
permanent lights to provide improved nighttime lighting of the proposed athletic fields.  
The existing chain link fence surrounding the Project Site also would be replaced with a  
new eight-foot high vinyl coated chain link fence. Additionally, a surface parking lot would  
be provided along Walnut Avenue to accommodate 128 vehicles plus eight handicap  
spaces. A 400-square foot restroom facility would also be provided. In addition, a bike  
path extending from Alamitos Avenue would be provided to connect the bike trail in the

1 adjacent Pacific Electric right-of-way with Cherry Avenue. The portion of the bike path  
2 that would cross the Project Site along its northern boundary would be located within the  
3 Project Site, inside the new fence. Access to the Project Site would be provided via a  
4 driveway along Walnut Avenue, which would provide direct access to the proposed  
5 surface parking lots. A more complete Project description is set forth in the Addendum  
6 prepared for the Chittick Field Project which is incorporated herein by this reference as  
7 though set forth herein word for word.

8           Section 2. A Draft Environmental Impact Report (DEIR) for the Kroc  
9 Community Center was completed on June 4, 2009, and circulated between March 26,  
10 2009 and May 9, 2009. The final Environmental Impact Report was certified by the  
11 Planning Commission of the City of Long Beach on June 18, 2009 (EIR #31-07).

12           Section 3. At the time the Planning Commission approved, certified and  
13 adopted the Kroc Community Center EIR on June 18, 2009, the Planning Commission  
14 made certain Findings and Determinations in accordance with the provisions of the  
15 California Environmental Quality Act (CEQA), adopted a Statement of Overriding  
16 Considerations for each environmental impact identified in the EIR as "significant and  
17 unavoidable" and adopted a Mitigation Monitoring and Reporting Program (MMRP). The  
18 content of said Findings, Statement of Overriding Considerations, and MMRP are hereby  
19 incorporated herein by this reference as though set forth herein word for word.

20           Section 4. The Addendum prepared in connection with the Chittick Field  
21 Project represents and discusses certain modifications to the approved Kroc Community  
22 Center Project EIR and is considered in addition to the previous project environmental  
23 review documentation for the Kroc Community Center. A copy of the Kroc Community  
24 Center EIR, as well as the proposed Addendum thereto, relevant technical appendices,  
25 and other supporting documentation have been provided to the City Council for its review  
26 and consideration.

27           Section 5. Pursuant to Section 15164 of the CEQA Guidelines, and  
28 based on the evidence and oral and written testimony presented at all previous public

1 hearings, and based on all the information contained in the Planning Department's files  
2 (incorporated herein by reference) on the Project, including the EIR for the Kroc  
3 Community Center Project (EIR #31-07) and the Addendum to the EIR for the modified  
4 Chittick Field Project, the Planning Commission of the City of Long Beach found at a duly  
5 noticed public hearing on August 16, 2012, that:

6                   1.     The EIR Addendum had been completed in compliance with  
7 CEQA.

8                   2.     The EIR Addendum reflected the Planning Commission's  
9 independent judgment and analysis with respect to the Chittick Field Project.

10                  3.     None of the conditions described in CEQA Guidelines Section  
11 15162, which call for the preparation of a subsequent EIR, had occurred.

12                  4.     The EIR Addendum was appropriate in as much as the  
13 Chittick Field Project would not result in any additional significant impacts associated with  
14 the Kroc Community Center Project, nor would it increase the severity of previously  
15 anticipated impacts associated with said Project. Rather, all of the impacts associated  
16 with the Chittick Field Project were and are within the envelope of impacts addressed in  
17 the certified EIR for the Kroc Community Center Project and/or do not constitute a new or  
18 greater significant impact. Thus, a supplemental or subsequent EIR was not required  
19 pursuant to Public Resources Code Section 21166, or California Code of Regulations,  
20 Title 14, Section 15162 or 15163, because none of the conditions described in Section  
21 15162 calling for the preparation of a subsequent or supplemental EIR had occurred.

22                  Section 6.    At the August 16, 2012, Planning Commission public hearing,  
23 the Planning Commission made and adopted certain Facts, Findings and a Statement of  
24 Overriding Considerations ("Findings") which had been prepared in connection with the  
25 approval of the Chittick Field Project Addendum. Said CEQA Findings were and are  
26 based on the information and evidence set forth in the EIR for the Kroc Community  
27 Center and the EIR Addendum, and upon such other substantial evidence (both oral and  
28 written) which had been presented to the Planning Commission in the record of the



1 proceeding, including, but not limited to, that information received by the Planning  
2 Commission at the public hearing conducted on August 16, 2012, including the Staff  
3 Report presented to the Planning Commission on that date. Likewise, on August 16,  
4 2012, the Planning Commission adopted and imposed, as a condition of project approval,  
5 the Mitigation Monitoring and Reporting Program as was set forth in the certified EIR, and  
6 as was further modified by the Addendum to reflect the lesser intensity of use resulting  
7 from the implementation of the Chittick Field Project, and found that in response to each  
8 significant impact identified in the Addendum, changes, alterations or mitigation  
9 measures have been or will be required or incorporated into the Project as part of the  
10 Mitigation Monitoring and Reporting Program which would avoid or substantially reduce  
11 to a level of insignificance the significant environmental impacts identified. Each such  
12 change, alteration or mitigation measure was made a condition of approval of the Chittick  
13 Field Project.

14 Section 7. Decision.

15 The City Council hereby certifies that it has reviewed and considered all  
16 relevant environmental documents including the EIR and Addendum thereto that have  
17 been more fully described herein, and based upon such review and consideration hereby  
18 approves the Chittick Field Project as is more fully described herein and in the City  
19 Council Staff Report that accompanies this Resolution.

20 Section 8. The City Council further imposes, as a condition of project  
21 approval, the Mitigation Monitoring and Reporting Program as was set forth in the  
22 certified EIR, and as is further modified by the Addendum to reflect the lesser intensity of  
23 use resulting from the implementation of the Chittick Field Project. Each such change,  
24 alteration or mitigation measure is made a condition of approval of the Chittick Field  
25 Project.

26 Section 9. The City Clerk shall certify to the passage of this ordinance by  
27 the City Council and cause it to be posted in three (3) conspicuous places in the City of  
28 Long Beach, and it shall take effect on the thirty-first (31st) day after it is approved by the

OFFICE OF THE CITY ATTORNEY  
ROBERT E. SHANNON, City Attorney  
333 West Ocean Boulevard, 11th Floor  
Long Beach, CA 90802-4664

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Mayor.

I hereby certify that the foregoing ordinance was adopted by the City Council of the City of Long Beach at its meeting of \_\_\_\_\_, 20\_\_, by the following vote:

Ayes: Councilmembers: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Noes: Councilmembers: \_\_\_\_\_

\_\_\_\_\_

Absent: Councilmembers: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

City Clerk