



CITY OF LONG BEACH

OFFICE OF THE CITY MANAGER

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February 16, 2016

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Adopt Plans and Specifications No. R-6942 for construction of the Convention Center-Performing Arts Center Pedestrian Bridge on Seaside Way project (Project); award the contract to Powell Constructors, Inc., of Fontana, CA, in the amount of \$8,636,496, and authorize a 7.5 percent contingency in the amount of \$647,737, for a total contract amount not to exceed \$9,284,233; authorize the City Manager or designee to execute all documents necessary to enter into the contract, including any necessary amendments thereto; and, accept Categorical Exemption No. 13-118. (District 2)

DISCUSSION

City Council approval is requested to enter into a contract with Powell Constructors, Inc., for the Project. The Project consists primarily of construction of a 605-foot long pedestrian bridge running along East Seaside Way, connecting the Long Beach Convention Center Promenade at the south-west corner of the Salvation Army West Building to the south-east corner of the Long Beach Convention and Entertainment Center Plaza, as depicted in Exhibit A. The pedestrian bridge is designed to connect to the proposed 207 Seaside Way Development via a terrace deck. Demolition, landscape, irrigation, mechanical, electrical, plumbing, street and bridge lighting, custom architectural systems and finishes are also part of the Project.

The City has a system of pedestrian bridges and access ways that link the major cultural and civic institutions along Ocean Boulevard and Shoreline Drive. In this area, there is a disconnection and lack of flow that affects the ability of the Convention Center to secure conventions. This project is an investment that will allow the Convention Center to book additional businesses and fill a missing element in the network, which will provide an estimated 1,800,000 annual visitors with a more direct route between the main Convention Center Promenade and Performing Arts Center Plaza along Seaside Way. Drawing inspiration from Long Beach's history as a major seaside town with recreational, port and industrial facilities, the bridge is formally conceived as an abstraction of a breaking wave with a deck that is composed of multifarious strands of elements, paving, seating, and landscape that simulate a boardwalk environment (Exhibit B). The bridge will feature canopy LED accent lighting elements, and will serve as an iconic landmark within the Convention Center Complex and greater Downtown area. The Project is seen as being more than a mere structure to convey people from one building to another and instead as a gathering place itself that offers a respite and a pause from the daily rhythms of people visiting the various facilities in this area.

The bid was advertised in the Press-Telegram on December 11, 2015, and 3,948 potential bidders specializing in construction were notified of the bid opportunity. Of those bidders, 127 downloaded the bid via our electronic bid system. The bid document was made available from the Purchasing Division, located on the seventh floor of City Hall, and the Division's website at 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 22 local, minority and women-owned business groups. The bid documents were also sent to several trade publications and plan rooms catering to groups within the construction industry. Five bids were received on January 21, 2016. Of those five bidders, none were Minority-owned Business Enterprises (MBEs), Women-Owned Business Enterprises (WBEs), certified Small Business Enterprises (SBEs), Disadvantaged Business Enterprises (DBEs), or were Long Beach businesses (Locals). Powell Constructors, Inc., of Fontana, CA, was the lowest responsible bidder.

Local Business Outreach

In an effort to align with our outreach goal, Long Beach businesses are encouraged to submit bids for City contracts. The Purchasing Division also assists businesses with registering on the Bids Online database to download the bid specifications. Through outreach, 374 Long Beach vendors were notified to submit bids, of which nine downloaded and none submitted a bid. The Purchasing Division is committed to continuing to perform outreach to local vendors to expand the bidder pool.

Pursuant to the California Environmental Quality Act (CEQA), a Categorical Exemption for the Project (CE No. 13-118) was filed with the Los Angeles County Clerk on March 17, 2014. The Zoning Administrator approved a local coastal development permit for the Project on December 5, 2014.

This matter was reviewed by Deputy City Attorney Linda T. Vu and by Budget Management Officer Victoria Bell on January 28, 2016.

TIMING CONSIDERATIONS

City Council action to adopt Plans and Specifications No. 6942 and award a contract concurrently is requested on February 16, 2016, to authorize the construction of this capital improvement project. Construction activities are projected to begin in late February 2016 and be completed by the first quarter of 2017.

FISCAL IMPACT

The estimated cost for this project is \$11,315,000 and includes the construction contract award of \$9,284,233, plus costs for design, technical studies, permitting, design support during construction, materials testing, labor agreement compliance, and inspections. Consistent with the City Council's June 16, 2015 prioritization of existing Tidelands projects, \$11,315,000 is budgeted for this project in the Tidelands Operations Fund (TF 401) in the City Manager Department (CM). These improvements are anticipated to result in a minimal increase to future operating and maintenance costs, which City staff is currently coordinating with SMG, the City's manager and operator of the Convention Center. These future costs will likely be included in SMG's ongoing maintenance program. However, the project is specifically designed to require minimal ongoing maintenance costs for the larger Convention Center complex.

On May 24, 2012, the State Lands Commission originally approved the City's initial project cost estimate. On April 23, 2014, the State Lands Commission authorized the expenditure of additional funds needed for the project. All State Lands Commission requirements have been met and the City is ready to proceed with construction. The award of this contract will provide continued support to our local economy by assisting in the preservation of employment for five full-time employees residing in Long Beach.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,


PATRICK H. WEST
CITY MANAGER

PHW:EOL:MDJ:em
Exhibits

THE PROPOSED
BRIDGE

SALVATION
ARMY BLDG

S. LOCUST AVE

207 E. SEASIDE HWY

LONG BEACH COMMISSION
CENTER

E. SEASIDE HWY

S. COLLINS WAY

PEDESTRIAN
WALKWAY

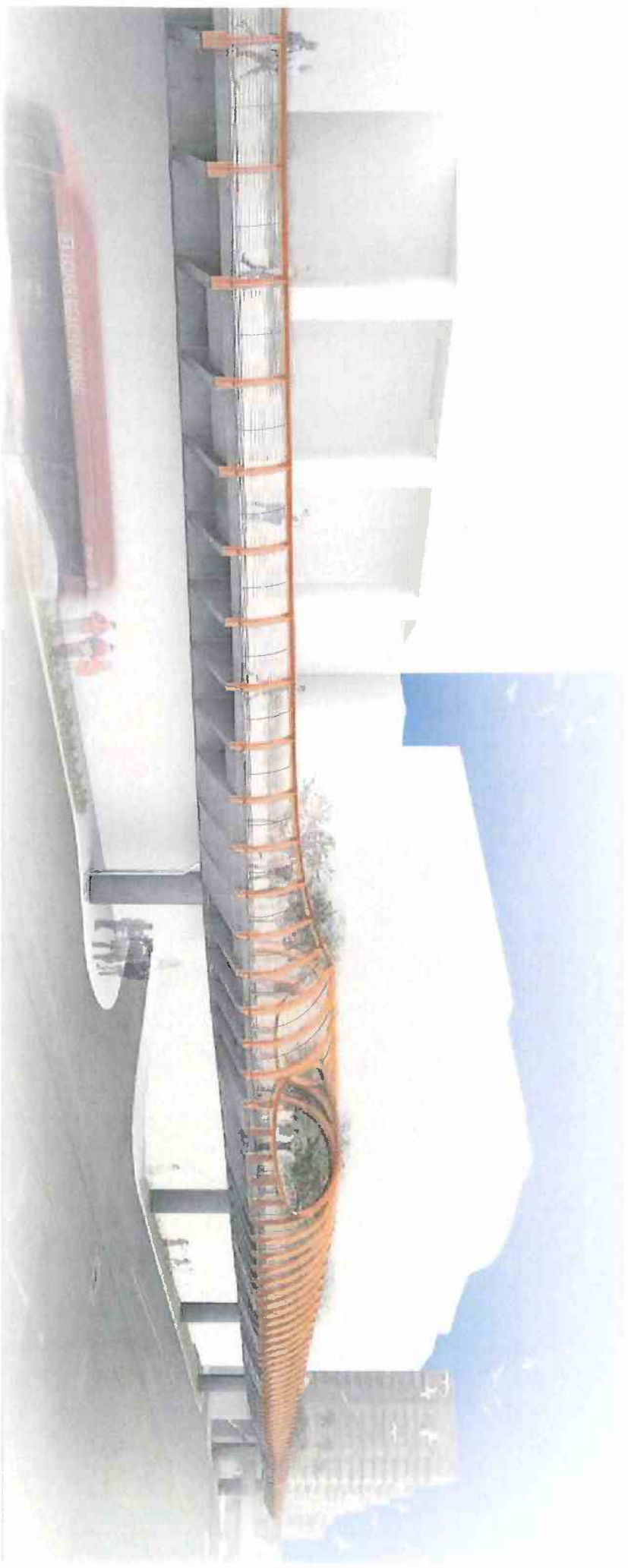
PERFORMING
ARTS CENTER

EXHIBIT A

SEASIDE WAY PEDESTRIAN BRIDGE DEDUCT ALTERNATE DESIGN

Studio Pali Fekete architects COPYRIGHT © 2015

EXHIBIT B-1



VIEW FROM PROMENADE SOUTH

Studio *Pali Fekete* architects COPYRIGHT © 2015

SEASIDE WAY PEDESTRIAN BRIDGE

08.27.2015

EXHIBIT B-2



'STARRY NIGHT' LIGHTING SCHEME

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SEASIDE WAY PEDESTRIAN BRIDGE

08.27.2015