

**City of Culver City, California
Redevelopment Agency Agenda Item Report**

Meeting Date: 3/8/10		Item Number: C-2	
AGENDA ITEM: Approval of the Bid Documents (Including the Plans, Specifications, and Call for Bids) for the West Washington Area Improvement Plan, Phase I Demonstration Project.			
Contact Person/Dept.: Elaine Warner		Phone Number: 310.253.5777	
Fiscal Impact: Yes ☐ No ☒		General Fund: Yes ☐ No ☒	
Public Hearing: ☐		Action Item: ☐ Attachments: ☐	
Commission Action Required: Yes ☐ No ☒		Date: _____	
Public Notification: Meetings and Agendas – Redevelopment Agency (03/03/10)			
Department Approval: Sol Blumenfeld (03/03/10)		Agency General Counsel Approval: Murray Kane (03/03/10)	
Chief Financial Officer Review: Mark Scott (by N. Kimball) (03/03/10)		Executive Director Approval: Mark Scott (03/03/10)	
<u>RECOMMENDATION</u> Staff recommends that the Culver City Redevelopment Agency Board (“Board”) approve the Bid Documents for the West Washington Area Improvement Plan, Phase I Demonstration Project and direct staff to proceed with official notification for bids. <u>BACKGROUND</u> In December 2007, the City Council approved an Area Improvement Plan along West Washington Blvd. generally between Wade Street and Beethoven Street (Attachment No. 1). A key component of this Area Improvement Plan involves the installation of landscape medians funded by the Culver City Redevelopment Agency. In April 2009, the Board approved conceptual plans for this area after several public outreach meetings. While the Agency proposed to fund the capital improvements, it required that on-going median maintenance be carried out through a property based assessment district that covered the area from Beethoven Street to Wade Street. In June 2009, the City Council approved formation of the Assessment District in the Phase I area to fund the project’s ongoing maintenance costs. In July 2009, the Notice to Proceed for the preparation Construction Drawings for this project was issued and, over the last few months, staff and other interested parties have completed the Bid Documents for this project.			

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DISCUSSION:

The design of the West Washington Area Improvement Plan, Phase I Demonstration Project Streetscape Project is consistent with all previous design direction given by the Board.

As designed, the project consists of the construction of five new landscaped medians between Rosabell Avenue and Beethoven Street along West Washington Boulevard. The medians are four feet wide and vary in length from 51' to 125'. The medians will be located in the center of the right-of-way with off sets that are aligned with the left hand turning lanes to minimize traffic impacts.

The Bid Documents include all plans, specifications, general conditions, Notice Inviting Bidders, Instructions To Bidders, and surveys which bidders will utilize to formulate their bids. All addenda that may be issued during the bid period are also part of the Bid Documents. The Bid Documents are on file in the Office of the Secretary of the Redevelopment Agency and are available for public inspection.

The Project will be advertised on the City's website, the Culver City News, construction trade publications, and directly to contractors with streetscape construction expertise, who have been recommended by Troller Mayer Associates, the Agency's Landscape Architect for this project.

The proposed schedule for this project is as follows:

March 11 th	Bid Notification in Culver City News
March 17 th	Optional Pre-Bid Meeting
March 25 th	Bids are due
April 5 th	Board to consider award of construction contract
April 26 th	Construction begins
August 13 th	Construction is completed

FISCAL ANALYSIS:

The Agency has allocated tax exempt bond funds to fund the construction of the five new medians.

ATTACHMENTS:

1. Phase I Area Improvement Plan Boundaries

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MOTION:

That the Culver City Redevelopment Agency Board:

Approve the Bid Documents for the West Washington Area Improvement Plan,
Phase I Demonstration Project;