

# City of Sacramento

## Legislation Text

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**File #:** 2019-01019, **Version:** 1

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**Title:**

**Plans and Specifications and Contract: Public Safety Administration Building (PSAB) Roof Replacement Project (C13900000)**

File ID: 2019-01019

**Location:** 5770 Freeport Blvd, District 5

**Recommendation:**

Pass a Motion: 1) approving the construction plans and specifications for the Public Safety Administration Building (PSAB) Roof Replacement Project; 2) awarding a construction contract to Madsen Roofing and Waterproofing, Inc., in an amount not to exceed \$236,574 for the PSAB Roof Replacement Project; and 3) authorizing the City Manager or the City Manager's designee to execute the contract specified above.

**Contact:** Norm Colby, Facilities & Real Property Superintendent, (916) 808-8335; James Christensen, Facilities Manager, (916) 808-5863, Department of Public Works

**Presenter:** None

**Attachments:**

- 1-Description/Analysis
- 2-Contract

**Description/Analysis**

**Issue Detail:** The existing roof at the City's PSAB building is beyond its useful life and needs to be replaced. The roof will be replaced in phases. The recommended contract with Madsen Roofing and Waterproofing, Inc. will include re-roofing 2 of 18 built-up roof sections with a single-ply Thermoplastic, Tri-Polymer Alloy Single Ply Roof (TPA) membrane system. The re-roof will include new flashing, DensDeck, insulation and will also correct drainage issues. All materials meet or exceed the State of California Title 24 Energy Code.

**Policy Considerations:** The recommendations in this report are in accordance with the provisions of

City Code Chapter 3.60.

**Economic Impacts:** The recommended contract is expected to create 0.95 jobs (.54 direct jobs and 0.40 jobs through indirect and induced activities) and create \$146,069 in total economic output (\$92,068 of direct output and another \$54,001 of output in indirect and induced activities).

The indicated economic impacts are estimates calculated using a calculation tool developed by the Center for Strategic Economic Research (CSER). CSER utilized the IMPLAN input-output model (2009 coefficients) to quantify the economic impacts of a hypothetical \$1 million of spending in various construction categories within the City of Sacramento in an average one-year period. Actual impacts could differ significantly from the estimates and neither the City of Sacramento nor CSER shall be held responsible for consequences resulting from such differences.

**Environmental Considerations:**

**California Environmental Quality Act (CEQA):** The proposed action is exempt from review under CEQA pursuant to CEQA Guidelines Section 15301 because the action involves the repair or maintenance of the roof on an existing City facility or structure with no expansion of use beyond the previously existing level of use. The overall building footprint will remain exactly as it exists now.

**Sustainability:** None

**Commission/Committee Action:** None

**Rationale for Recommendation:** The existing roof at the PSAB building is beyond its useful life and needs to be replaced. The roof sections were identified as priority 1 maintenance projects, requiring immediate attention, in the 2017 Facility Condition Assessment. The roof sections are being replaced in phases. On April 17, 2019, the Department of Public Works issued Invitation for Bid (IFB) No. B19014541015 for re-roofing 2 of 18 built-up roof sections with a single-ply TPA membrane. Five bids were received, four of which were determined to be responsive and met the minimum (LBE) participation requirement. Madsen Roofing and Waterproofing, Inc. was determined to be the lowest responsive and responsible bidder.

The results of IFB No. B19014541015 are listed in the table below.

CONTRACTOR	Bid Amount	LBE %
Madsen Roofing and Waterproofing, Inc.	\$236,547.00	100.0
Commercial Water proofers Inc.	\$243,130.00	100.0

*RSM RUA and Sons Mechanical	\$246,185.00	0.0
Brazos Urethane, Inc.	\$322,139.00	100.00
California Single Ply, Inc.	\$339,800.00	5.0

\*Did not meet the minimum LBE participation requirement.

Staff's estimated construction cost was \$250,000.

Work is anticipated to begin on site in September 2019 with completion by November 2019.

**Financial Considerations:** Sufficient funding exists in the City Facility Reinvestment Program (C13900000) (General Fund, Fund 1001) to award a construction contract to Madsen Roofing and Waterproofing, Inc. in an amount not to exceed \$236,574.

**Local Business Enterprise (LBE):** Madsen Roofing and Waterproofing, Inc. is an LBE.