



CITY OF SANTA BARBARA

COUNCIL AGENDA REPORT

AGENDA DATE: June 19, 2012

TO: Mayor and Councilmembers

FROM: Engineering Division, Public Works Department

SUBJECT: Contract For Professional Services For Right-Of-Way Acquisition And Relocation Assistance For Cota Street Bridge Replacement Project

RECOMMENDATION: That Council:

- A. Authorize the Public Works Director to execute a Professional Services Contract with Hamner, Jewell & Associates in the amount of \$50,000, for right-of-way acquisition and relocation assistance services for the Cota Street Bridge Replacement Project, and authorize the Public Works Director to approve expenditures of up to \$5,000 for extra services of Hamner, Jewell & Associates that may result from necessary changes in the scope of work;
- B. Accept Federal Highway Administration Highway Bridge Program Grant funding in the total amount of \$2,036,190 for the Cota Street Bridge Replacement Project; and
- C. Authorize the increase of estimated revenues and appropriations in the Fiscal Year 2012 Streets Grant Capital Fund by \$2,036,190 for the Cota Street Bridge Replacement Project.

DISCUSSION:

BACKGROUND

The Lower Mission Creek Flood Control Project (LMCFC Project) has been a joint effort between the United States Army Corps of Engineers (Corps), the Santa Barbara County Flood Control and Water Conservation District (District), and the City of Santa Barbara (City). The Cota Street Bridge is one of several bridges that have been identified for replacement as part of the LMCFC Project. The City is moving forward with the bridge improvements portion of the LMCFC Project as grant funding becomes available. The Corps and the District are moving forward with the Mission Creek channel improvements portion.

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The Cota Street Bridge Replacement Project (Project) has been qualified to receive federal funding through the Highway Bridge Program (HBP). The HBP is funded by the Federal Highway Administration (FHWA), with the California Department of Transportation (Caltrans) as the overseeing agency for the FHWA. The HBP provides federal funding to improve the condition of highway bridges through replacement, rehabilitation, and systematic preventive maintenance.

Caltrans has authorized the City to proceed with right-of-way (ROW) acquisition activities for the Project. Eligible participating costs for all ROW and construction activities are reimbursed to the City at a federal reimbursement rate of 88.53%.

The FHWA previously gave authorization to proceed with preliminary and final engineering activities for the Project. Preliminary design is currently in progress. The Professional Services Agreement for Final Design is tentatively scheduled to be awarded within the next two or three months.

PROJECT DESCRIPTION

The Project consists of removing and replacing the existing concrete bridge, and acquiring the ROW. It also includes providing relocation assistance for displaced occupants as a result of private property acquisitions for ROW needs prior to construction of the new bridge.

PROFESSIONAL SERVICES FOR RIGHT OF WAY PHASE

Staff recommends contracting with Hamner, Jewell & Associates (HJ&A) to assist with the ROW acquisition and relocation assistance necessary to construct the Project. HJ&A has performed these services for the City's Ortega and Haley/De La Vina Streets Bridge Replacement Projects and will perform these services for the Mason Street Bridge Replacement Project. HJ&A is also currently under contract with the District for similar services for the creek improvements portion of the LMCFC Project. The Project will result in the full acquisitions of the following properties:

- 230 West Cota Street – full acquisition for bridge construction and creek widening
- 221-223 West Cota Street – full acquisition for bridge construction and creek widening
- 536 Bath Street – full acquisition for bridge construction and creek widening

All acquisitions are necessary to construct the proposed Project.

Staff evaluated HJ&A's proposal, with consideration of its involvement with similar projects. Staff has concluded that HJ&A's proposal is fair and reasonable and would immediately provide the best value and continuity of services. Current federal ruling on small professional service contracts (under \$150,000) does not require a competitive

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procurement process, so the City may enter into a contract with HJ&A upon approval by Council.

The costs for the relocation of occupants at the affected properties cannot be determined until surveys of their eligibility have been done to establish their entitlements. The Public Works Department will return to Council, once the relocation plan has been completed by HJ&A, and accepted by Caltrans and FHWA, with recommendations to approve the upfront payment of costs to implement the relocation assistance plan. In addition, Council will then be asked to approve specific agreements with the affected parties to accomplish the City's purchase of the required ROW and associated property.

COMMUNITY OUTREACH

The LMCFC Project has undergone extensive public review, as memorialized in the Corps' Environmental Impact Report/Environmental Impact Study (EIR/EIS). Project consultants have been directed to use the EIR/EIS as a basis for their designs. In addition, there are elements of community outreach considered in the consultant's scope of work.

FUNDING

The following table summarizes the Project's estimated costs to date:

ESTIMATED PROJECT COST

COTA STREET BRIDGE REPLACEMENT	Project Cost	Federal Share	City Share
DESIGN:			
Preliminary Engineering (Preliminary Design, Environmental, and Final Design)	\$1,075,000	\$951,697	\$123,303
Right-of-Way (Acquisition and Relocation)	\$2,300,000	\$2,036,190	\$263,810
Sub-Total	\$3,375,000	\$2,987,887	\$387,113
CONSTRUCTION:			
Construction	\$4,070,000	\$3,603,171	\$466,829
Construction Administration (15%)	\$610,500	\$540,476	\$70,024
Contingency (15%)	\$610,500	\$540,476	\$70,024
Sub-Total	\$5,291,000	\$4,684,123	\$606,877
TOTAL ESTIMATED PROJECT COST	\$8,666,000	\$7,672,010	\$993,990

BUDGET/FINANCIAL INFORMATION

Staff recommends that Council authorize the increase of estimated revenues and appropriations in the Fiscal Year 2012 Streets Grant Capital Fund by \$2,036,190 for this Project. There are sufficient appropriated funds in the Streets Fund to cover the City's portion of costs for the right-of-way Phase.

PREPARED BY: John Ewasiuk, Principal Civil Engineer/JC/sk

SUBMITTED BY: Christine F. Andersen, Public Works Director

APPROVED BY: City Administrator's Office