



AGENDA

CITY OF CITRUS HEIGHTS

CITY COUNCIL

August 27, 2015

Regular Meeting 7:00 p.m.

Citrus Heights Community Center

6300 Fountain Square Drive, Citrus Heights, CA

August 27, 2015 Council Agenda Packet

Documents: [8-27-15 COUNCIL AGENDA PACKET.PDF](#)

CALL REGULAR MEETING TO ORDER

1. Flag Salute
2. Roll Call: Council Members: Miller, Slowey, Turner, Bruins, Frost
3. Video Statement

APPROVAL OF AGENDA

PRESENTATIONS

COMMENTS BY COUNCIL MEMBERS AND REGIONAL BOARD UPDATES

PUBLIC COMMENT

Under Government Code Section 54954.3, members of the audience may address the Council on any item of interest to the public and within the Council's purview, or on any Agenda Item before or during the Council's consideration of the Item. If you wish to address the Council during the meeting, please fill out a Speaker Identification Sheet and give it to the City Clerk. When you are called upon to speak, step forward to the podium and state your name for the record. Normally, speakers are limited to five minutes each with 30 minutes being allowed for all comments. Any public comments beyond the initial 30 minutes may be heard at the conclusion of the agenda. The Mayor has the discretion to lengthen or shorten the allotted times.

CONSENT CALENDAR

It is recommended that all consent items be acted on simultaneously unless separate discussion and/or action is requested by a Council Member.

4. SUBJECT: Brooktree Creek At Parkoaks Avenue Emergency Creek Bank Repairs
STAFF REPORT: D. Wheaton / C. Fallbeck
RECOMMENDATION: Resolution No. 2015 - A Resolution of the City Council of the City of Citrus Heights, California, Authorizing the City Manager to Execute a Contract with Thunder Mountain Enterprises for the Brooktree Creek at Parkoaks Avenue Emergency Creek Bank Repair Project
5. SUBJECT: 2015 Street And Bus Stop Improvements Project – Final Project
Acceptance City PN 22-15-001
STAFF REPORT: D. Wheaton / S. Hodgkins
RECOMMENDATION: Resolution No. 2015 - A resolution of the City Council of the City of Citrus Heights, California, Accepting the 2015 Street and Bus Stop Improvements Project as Complete and Authorizing the City Engineer to Record A Notice of Completion and Release the Contract Retention

PUBLIC HEARINGS

REGULAR CALENDAR

6. SUBJECT: Citrus Heights City Hall Campus Demolition Project – Award Of Contract To Ampco Contracting – City PN 40-15-001
STAFF REPORT: H. Tingle / M. Alejandrez / C. Myers / S. Cotter
RECOMMENDATION: Resolution No. 2015 - A Resolution of the City Council of the City of Citrus Heights, California, Authorizing the City Manager to Execute an Agreement with AMPCO Contracting in the Amount of \$442,700 for the Citrus Heights City Hall Campus Demolition Project

DEPARTMENT REPORTS

CITY MANAGER ITEMS

ITEMS REQUESTED BY COUNCIL MEMBERS / FUTURE AGENDA ITEMS

7. Discussion Of Request By Citrus Heights Rotary Club Concerning A Reduction In Rent

CLOSED SESSION

8. PUBLIC EMPLOYEE PERFORMANCE EVALUATION
Pursuant to Government Code Section 54957:
Title: City Manager

ADJOURNMENT



Sue Frost, Mayor
Jeannie Bruins, Vice Mayor
Steve Miller, Council Member
Jeff Slowey, Council Member
Mel Turner, Council Member

CITY OF CITRUS HEIGHTS
CITY COUNCIL

Regular Meeting of Thursday, August 27, 2015
Citrus Heights Community Center
6300 Fountain Square Dr., Citrus Heights, CA
Regular Meeting 7:00 p.m.

PLEASE NOTE: The Council may take up any agenda item at any time, regardless of the order listed. Action may be taken on any item on the agenda. The City Council has established a procedure for addressing the Council. Speaker Identification Sheets are provided on the table inside the Council Chambers. If you wish to address the Council during the meeting, please complete a Speaker Identification Sheet and give it to the City Clerk. So that everyone who wishes may have an opportunity to speak, there is a five-minute maximum time limit when addressing the Council. Audio/Visual presentation material must be provided to the City Clerk's Office at least 48 hours prior to the meeting.

Any writings or documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection at City Hall located at 7927 Auburn Blvd., Citrus Heights during normal business hours. Email subscriptions of the agenda are available online by signing up with the City's Notify Me service.


City Council meetings are televised live on Metro Cable 14, the government affairs channel on the Comcast and SureWest Cable Systems and replayed on the following Monday at 9:00 a.m. Meetings are also webcast live at www.citrusheights.net.

The Agenda for this meeting of the City Council for the City of Citrus Heights was posted in the following listed sites before the close of business at 5:00 p.m. on the Friday preceding the meeting.

1. City of Citrus Heights, 7927 Auburn Blvd., Citrus Heights, CA
2. Rusch Park Community Center, 7801 Auburn Boulevard, Citrus Heights, CA
3. Sacramento County Library, Sylvan Oaks Branch, 6700 Auburn Blvd., Citrus Heights, CA

If you need a disability-related modification or accommodation, including auxiliary aids or services, to participate in this meeting, please contact the City Clerk's Office 916-725-2448, 7927 Auburn Blvd., at least 48 hours prior to the meeting. TDD (hearing impaired only) 916-725-6185.

August 24, 2015



Amy Van, City Clerk

Please turn off all cellular phones and pagers while the City Council meeting is in session.

REGULAR MEETING 7:00 PM
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CALL REGULAR MEETING TO ORDER

1. Flag Salute:
2. Roll Call: Council Members: Miller, Slowey, Turner, Bruins, Frost
3. Video Statement

APPROVAL OF AGENDA**PRESENTATIONS****COMMENTS BY COUNCIL MEMBERS AND REGIONAL BOARD UPDATES****PUBLIC COMMENT**

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STAFF REPORT: D. Wheaton / C. Fallbeck
RECOMMENDATION: Resolution No. 2015 - ____ A Resolution of the City Council of the City of Citrus Heights, California, Authorizing the City Manager to Execute a Contract with Thunder Mountain Enterprises for the Brooktree Creek at Parkoaks Avenue Emergency Creek Bank Repair Project

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 STAFF REPORT: D. Wheaton / S. Hodgkins
 RECOMMENDATION: Resolution No. 2015 - ____ A resolution of the City Council of the City of Citrus Heights, California, Accepting the 2015 Street and Bus Stop Improvements Project as Complete and Authorizing the City Engineer to Record A Notice of Completion and Release the Contract Retention

PUBLIC HEARING

REGULAR CALENDAR

6. **SUBJECT:** Citrus Heights City Hall Campus Demolition Project – Award of Contract to Ampco Contracting – City PN 40-15-001
 STAFF REPORT: H. Tingle / M. Alejandrez / C. Myers / S. Cotter
 RECOMMENDATION: Resolution No. 2015 - ____ A Resolution of the City Council of the City of Citrus Heights, California, Authorizing the City Manager to Execute an Agreement with AMPCO Contracting in the Amount of \$442,700 for the Citrus Heights City Hall Campus Demolition Project

DEPARTMENT REPORTS

CITY MANAGER ITEMS

ITEMS REQUESTED BY COUNCIL MEMBERS/ FUTURE AGENDA ITEMS

7. Discussion of Request by Citrus Heights Rotary Club Concerning a Reduction in Rent

CLOSED SESSION

8. PUBLIC EMPLOYEE PERFORMANCE EVALUATION
 Pursuant to Government Code Section 54957:
 Title: City Manager

ADJOURNMENT



CITY OF CITRUS HEIGHTS

Memorandum

August 27, 2015

TO: Mayor and City Council Members
Henry Tingle, City Manager

FROM: David Wheaton, General Services Director
Chris Fallbeck, Principal Civil Engineer

SUBJECT: Brooktree Creek at Parkoaks Avenue Emergency Creek Bank Repairs

Approved and Forwarded to
City Council

_____ Fin.

_____ Atty.

Henry Tingle, City Manager

Summary and Recommendation

The creek bank on Brooktree Creek just west of Parkoaks Avenue is in rapid decline and poses a risk to adjacent properties and pedestrians that walk along an unimproved trail next to the creek at this location. Improvements at this location were included in the 2015-2019 CIP and staff hired a consultant contractor to complete a preliminary engineering evaluation to determine a suitable remediation. The preliminary engineering has been completed and staff is requesting the City Council to authorize the City Manager to enter into an agreement with Thunder Mountain Enterprises Inc. in the amount of \$298,975.00 to complete a design/build contract that will restore the creek bank and improve the creek channel low flow capacity to prevent future erosion.

Fiscal Impact

The Contractor's bid for the Project is \$298,975.00. However, this bid is based upon estimated quantities, which may vary due to actual field conditions. Ultimately, the Contractor is paid for actual work completed based upon the unit bid price, which may require the approval of a change order. Change orders for amounts less than 15% of the total contract price shall require prior written approval of the City Manager. Change orders for amounts equal to or greater than 15% of the total contract price shall require prior written approval of the City Council.

Funding from the Stormwater Utility fund (\$300,000.00) is programmed in the 2015-2016 budget and 5-Year Capital Improvement Program to fund construction.

Background and Analysis

There are approximately 26 miles of creek corridors within the City of Citrus Heights. As a result of the transformation of pervious surfaces to the impervious surfaces through urbanization, wildlife damage and other factors, stormwater runoff has increased. The increased volume of runoff flowing to creeks during storm events has caused creek banks to erode. The erosion of the creek banks poses a public safety risk for pedestrians and vehicular traffic as it is currently deteriorating the existing infrastructure.

If not properly addressed, creek bank erosion at this location will further deteriorate, posing a significant risk to an adjacent home as well as pedestrians that walk along an unimproved path next to

Subject: Brooktree Creek at Parkoaks Avenue Emergency Creek Bank Repairs
Date: August 27, 2015
Page 2 of 2

this location. Additionally, this past spring staff negotiated a permit with the Department of Fish and Wildlife to conduct this work. That permit has restrictions that allow work to be completed between August 15 and March 31. Due to the forecast intensity of storms to come this fall and winter it is imperative the work is completed before October 15 when the rainy season typically begins.

Conclusion

Staff recommends the City Council approve the attached Resolution, authorizing the City Manager to execute a contract with Thunder Mountain Enterprises for construction of the Brooktree Creek at Parkoaks Avenue Emergency Creek Bank Repairs.

Attachments: Resolution

RESOLUTION NO. 2015-

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CITRUS HEIGHTS,
CALIFORNIA, AUTHORIZING THE CITY MANAGER TO EXECUTE
A CONTRACT WITH THUNDER MOUNTAIN ENTERPRISES FOR
THE BROOKTREE CREEK AT PARKOAKS AVENUE EMERGENCY
CREEK BANK REPAIR PROJECT**

WHEREAS, the City Council of the City of Citrus Heights, California, wishes to proceed with the Brooktree Creek at Parkoaks Avenue Emergency Creek Bank Repair Project; and

WHEREAS, due to the public safety risk associated with this location if nothing is completed before the coming rainy season; and

WHEREAS, the severity of the creek banks condition and need to construct immediately constitutes this as an emergency repair; and

WHEREAS, Thunder Mountain Enterprises has unique experience with type of repair and they have the personnel available to start immediately; and

WHEREAS, sufficient Stormwater Utility funds have been budgeted for this work.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED by the City Council of the City of Citrus Heights, and the City Manager is hereby authorized to execute a contract in the amount of \$298,975.00 with Thunder Mountain Enterprises and that a copy of the contract is available and on file in the City Clerk's office and is incorporated herein by reference and made a part of this Resolution.

The City Clerk shall certify the passage and adoption of this Resolution and enter it into the book of original resolutions.

PASSED AND ADOPTED by the City Council of the City of Citrus Heights, California, this 27th day of August, 2015, by the following vote, to wit:

AYES:

NOES:

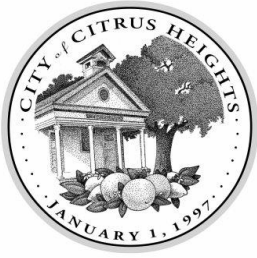
ABSTAIN:

ABSENT:

Susan Frost, Mayor

ATTEST:

Amy Van, City Clerk



CITY OF CITRUS HEIGHTS

Memorandum

Approved and Forwarded to City Council

_____ Fin.

_____ Atty.

Henry Tingle, City Manager

August 27, 2015

TO: Mayor and City Council Members
Henry Tingle, City Manager

FROM: David Wheaton, General Services Director
Stuart Hodgkins, Principal Civil Engineer

SUBJECT: **2015 Street and Bus Stop Improvements Project**
Final Project Acceptance
City PN 22-15-001

Summary and Recommendation

On May 14, 2015, City Council awarded a contract to Central Valley Engineering & Asphalt in the amount of \$207,715.30 for the 2015 Street and Bus Stop Improvements Project (Project). The contractor has completed all construction work and all required payroll compliance documentation and the Project has been field accepted by staff.

Staff recommends City Council approve the attached resolution, accepting the Project as complete and directing the City Engineer to record a Notice of Completion for the Project and release the remaining retention amount after the 35 day lien period.

Fiscal Impact

The Contractor was awarded a contract in the amount of \$207,715.30 for the Project. One (1) change orders was issued, which resulted in a net decrease in the contract of \$13,575.25. The final project cost is \$194,140.05, which is **6.5% less than the original bid**. Funding for construction, construction management and inspection came from the following sources: Measure A Maintenance, Measure A Pedestrian Safety Funds, Transit Impact Funds and Storm Water Utility funds. The City also received funds from Sacramento County for improvements specific to the Old Auburn/Wachtel/Oakwood Hills Circle area.

Background and Analysis

This project performed localized pavement repair and overlays on Glen Arbor Way and Ironbark Court, installed accessibility enhancements to six (6) bus stops and constructed pedestrian and traffic safety improvements to the Old Auburn Rd/Wachtel Way and Old Auburn Rd/Oakwood Hills Circle intersections. The work also included 6 fully compliant curb access (ADA) ramps and, in response to neighborhood safety concerns, a new all-way stop at the Old Auburn Rd./Oakwood Hills Circle intersection.

On May 14, 2015, the City Council awarded a contract to Central Valley Engineering & Asphalt for the Project. A Notice to Proceed was issued effective June 1, 2015 and all work was completed and field accepted in early July 2015. Staff and the Contractor have agreed on the final pay quantities and now seek final acceptance by the City Council.

Conclusion

Staff recommends City Council approve the attached resolution accepting the Project as complete and directing the City Engineer to record a Notice of Completion for the Project and release the remaining retention amount after the 35 day lien period.

Central Valley Engineering & Asphalt has provided the required 100% Warranty Bond to guarantee their work for one year.

Attachments: Resolution

RESOLUTION NO. 2015- ____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CITRUS HEIGHTS, CALIFORNIA, ACCEPTING THE 2015 STREET AND BUS STOP IMPROVEMENTS PROJECT AS COMPLETE AND AUTHORIZING THE CITY ENGINEER TO RECORD A NOTICE OF COMPLETION AND RELEASE THE CONTRACT RETENTION

WHEREAS, On May 14, 2015, City Council authorized the award of a contract to Central Valley Engineering & Asphalt to perform the 2015 Street and Bus Stop Improvements Project; and

WHEREAS, Central Valley Engineering & Asphalt has completed the work for the 2015 Street and Bus Stop Improvements Project in accordance with the special provisions and standard construction specifications, and has approved the Final Engineer's Estimate of Quantities and retention amount to be released for the project.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED by the City Council of the City of Citrus Heights that the 2015 Street and Bus Stop Improvements Project is hereby accepted as complete.

BE IT FURTHER RESOLVED AND ORDERED that the City Engineer is authorized to record a Notice of Completion for the 2015 Street and Bus Stop Improvements Project with the Sacramento County Recorder and to release the contract retention after the 35 day lien period.

The City Clerk shall certify the passage and adoption of this Resolution and enter it into the book of original resolutions.

PASSED AND ADOPTED by the City Council of the City of Citrus Heights, California, this 27th day of August, 2015, by the following vote, to wit:

AYES:

NOES:

ABSTAIN:

ABSENT:

Susan Frost, Mayor

ATTEST:

Amy Van, City Clerk



CITY OF CITRUS HEIGHTS

Memorandum

August 27, 2015

TO: Mayor and City Council Members

FROM: Henry Tingle, City Manager
 Monica Alejandrez, Assistant to the City Manager
 Chris Myers, Facilities and Grounds Manager
 Stephanie Cotter, Management Analyst II

SUBJECT: Citrus Heights City Hall Campus Demolition Project – Award of Contract to Ampco Contracting - City PN 40-15-001

Approved and Forwarded to City Council

_____ Fin.

_____ Atty.

Henry Tingle, City Manager

SUMMARY AND RECOMMENDATION

On March 26, 2015, the City Council approved the Medical Office Building and City Hall Project. The project includes the relocation of City Hall to 6360 Fountain Square Drive and the development of a Medical Office Building at the former City Hall Campus (7115 Greenback Lane). The City issued a Request for Proposals (RFP) on August 4, 2015, for the demolition of the former City Hall Campus. Staff held a mandatory pre-bid conference on August 11, 2015, and answered questions until August 14, 2015. The deadline to submit a bid was August 20, 2015, at 2:00 p.m. and the City received a total of five bids.

Ampco Contracting was the lowest responsive bidder with a bid of \$442,700. City staff recommends the City Council adopt the attached Resolution authorizing the City Manager to execute an agreement with Ampco Contracting in the amount of \$442,700 for the Citrus Heights City Hall Campus Demolition Project.

BID RESULTS

Contractor	Total Bid Price
Ampco Contracting	\$442,700
P&P Building Wrecking, Inc.	\$496,700
Pantano Demolition	\$571,000
American Integrated Services	\$582,198
WC Maloney, Inc.	\$645,500

FISCAL IMPACT

The Contractor's bid for the Project is \$442,700. However, this bid is based upon estimated quantities, which may vary due to actual field conditions. Ultimately, the Contractor is paid for actual work completed based upon the unit bid price, which may require the approval of a change order. Change orders for amounts less than 15% of the total contract price shall require prior written approval of the City Manager. Change orders for amounts equal to or greater than 15% of the total contract price shall require prior approval by the City Council.

The Project will be funded by the General Capital Fund. Following execution of the Ground Lease with Panattoni Development Company, the City will be reimbursed for costs incurred related to the demolition of the former City Hall Campus.

BACKGROUND AND ANALYSIS

On March 26, 2015, the City Council approved the Medical Office Building and City Hall Project. The project includes the relocation of City Hall to 6360 Fountain Square Drive and the development of a Medical Office Building at the former City Hall Campus (7115 Greenback Lane). In preparation for the demolition of the former City Hall and subsequent construction of a Medical Office Building, City Hall temporarily relocated to 7927 Auburn Boulevard in the Grand Oaks shopping center on July 13. City Hall will operate out of the temporary location for 12 to 14 months during construction of a new facility. The Police Department (6315 Fountain Square Drive) and Community Center (6300 Fountain Square Drive) will remain in their current locations.

In an effort to preserve items located around the former City Hall Campus, the City hosted a Community Cash and Carry Day on July 18. From 8 a.m. to 5 p.m., participants purchased low-cost plants, pottery, and other items from the site that once housed the Fountain Square Nursery. Hundreds of community members participated in the event, unearthing plants, hauling statues, and other memorabilia ensuring the history of the former City Hall and Fountain Square Nursery will remain present in the community long after the structures are gone.

The City issued a Request for Proposals (RFP) on August 4, 2015, for the demolition of the former City Hall Campus, located at 7115 Greenback Lane. Staff held a mandatory pre-bid conference on August 11, 2015, and answered questions until August 14, 2015. The deadline to submit a bid was August 20, 2015, at 2:00 p.m. and the City received a total of five bids. Ampco Contracting was the lowest responsive bidder with a bid of \$442,700.

Pending Council approval, demolition of the former City Hall Campus will commence the beginning of September and is expected to be complete by mid-October.

CONCLUSION

Staff recommends the City Council adopt the attached Resolution authorizing the City Manager to execute an agreement with Ampco Contracting in the amount of \$442,700 for the Citrus Heights City Hall Campus Demolition Project.

Attachments: (1) Resolution

RESOLUTION NO. 2015- ____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CITRUS HEIGHTS, CALIFORNIA, AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH AMPCO CONTRACTING IN THE AMOUNT OF \$442,700 FOR THE CITRUS HEIGHTS CITY HALL CAMPUS DEMOLITION PROJECT

WHEREAS, the City Council of the City of Citrus Heights, California, approved the Medical Office Building and City Hall Project on March 26, 2015; and

WHEREAS, the City of Citrus Heights issued a Request for Proposals (RFP) for Citrus Heights City Hall Demolition Project (Project) on August 4, 2015; and

WHEREAS, Bids for the Project were opened on August 20, 2015, and Ampco Contracting was determined to be the lowest responsive bidder for the Project with a total bid of \$442,700; and

WHEREAS, the Project will be funded by the General Capital Fund; and

WHEREAS, following the execution of a Ground Lease with Panattoni Development Company, the City will be reimbursed for costs incurred related to the Project.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED by the City Council of the City of Citrus Heights hereby authorizes the City Manager to execute an agreement, in the amount of \$442,700, with Ampco Contracting for the Citrus Heights City Hall Campus Demolition Project.

The City Clerk shall certify the passage and adoption of this Resolution and enter it into the book of original resolutions.

PASSED AND ADOPTED by the City Council of the City of Citrus Heights, California, this 27th day of August, 2015, by the following vote, to wit:

AYES:

NOES:

ABSTAIN:

ABSENT:

Susan Frost, Mayor

ATTEST:

Amy Van, City Clerk