



Morgan Hill City Council Meeting – February 15, 2017
Agenda Item: 18
Award of the Downtown Parks Project

Policy Considerations

Should the City:

- Move forward with the full project

OR

- Eliminate alternative options with the potential to save \$577,500 for other projects identified in the draft Bikeways, Trails, Parks and Recreation Master Plan?

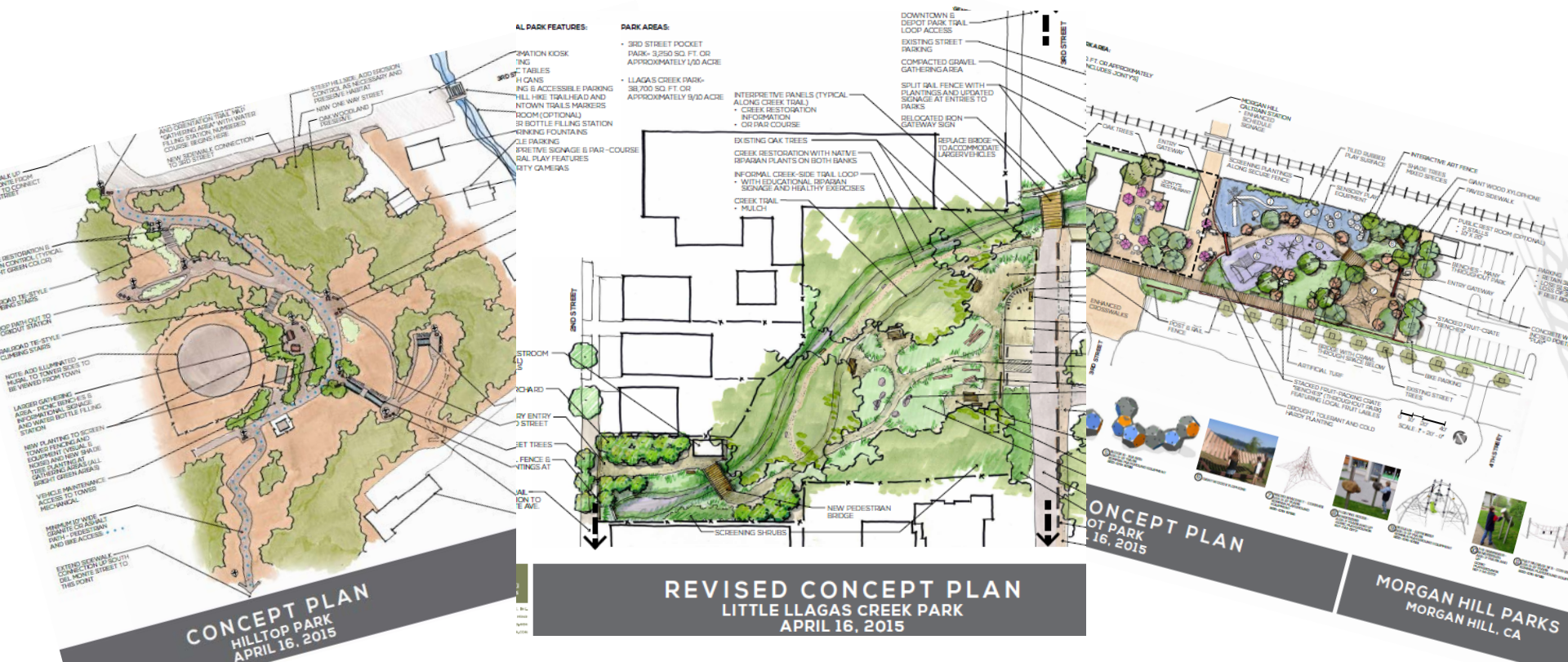
Policy Considerations

- Should the City construct a downtown restroom with the understanding that additional ongoing maintenance costs will be incurred?
- Should the City consider investing in public art within these parks?

- *Agenda Item: 18*

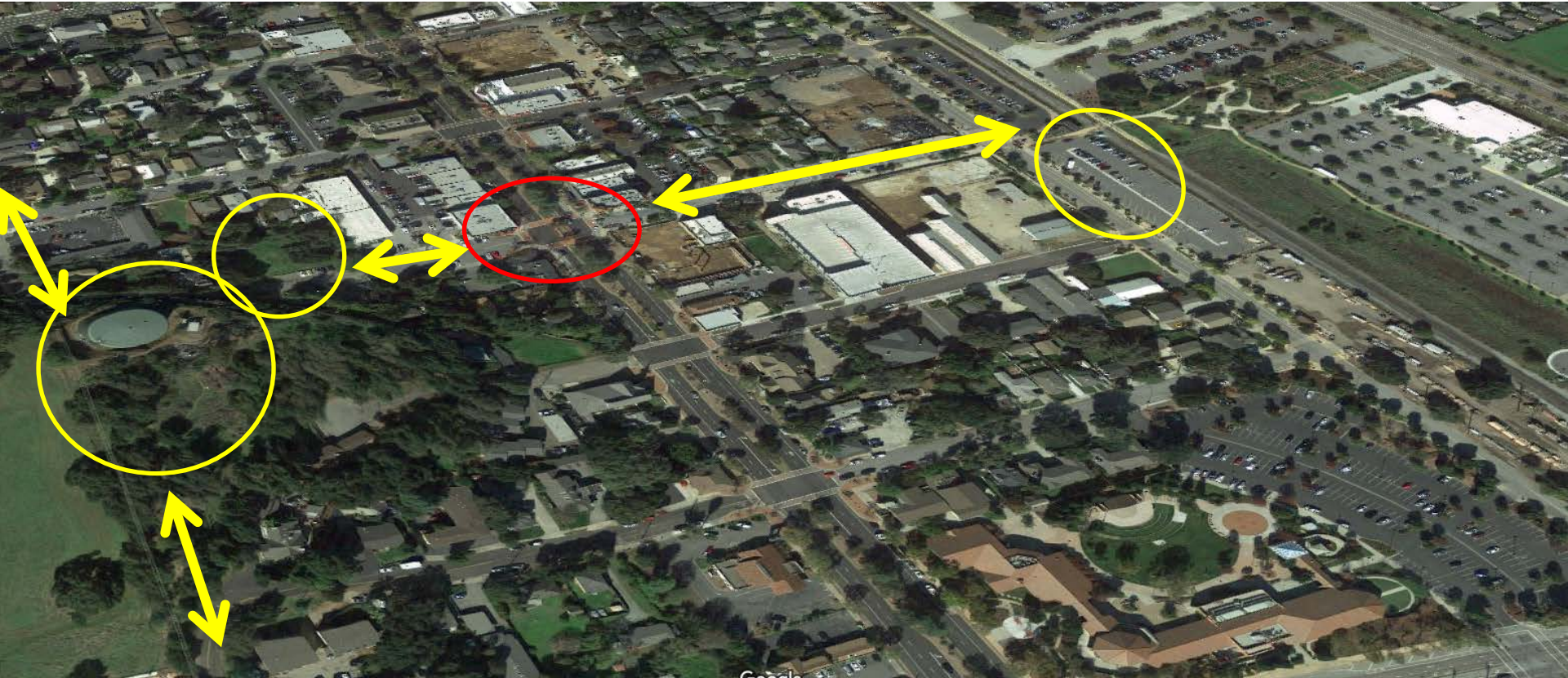
Background

- Vision for the three park spaces established in 2014
- Extensive community outreach through the design process resulted in unique designs



Background

- Design Supports the Downtown Place making Investment Strategy



Background

- Cooperation with nearby residents throughout design development
- The park was designed within in an existing urban setting



Background

- Designs approved by Council in September 2016
- Environmental review complete in November 2016
- The Project was Bid in December 2016

Project Scope

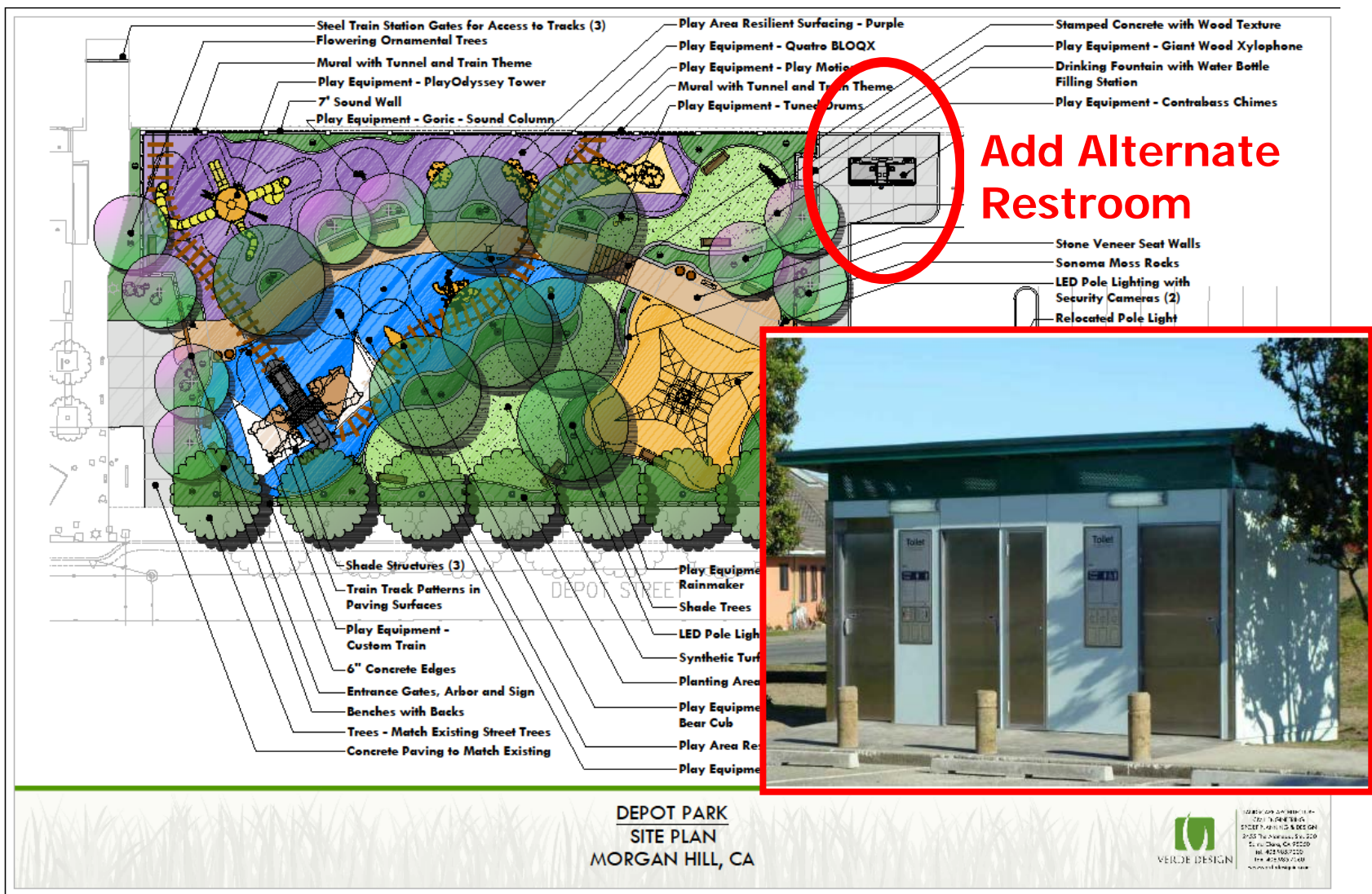
- Three Downtown Parks Sites
- Create variety of amenities
- Provide comprehensive experience for downtown residents and visitors

Depot Park

- Corner of Third and Depot Streets
- Very active high-use playground and adjacent site amenities
- Add Alternate No. 1: Restroom Building



Depot Park



Downtown Creek Park

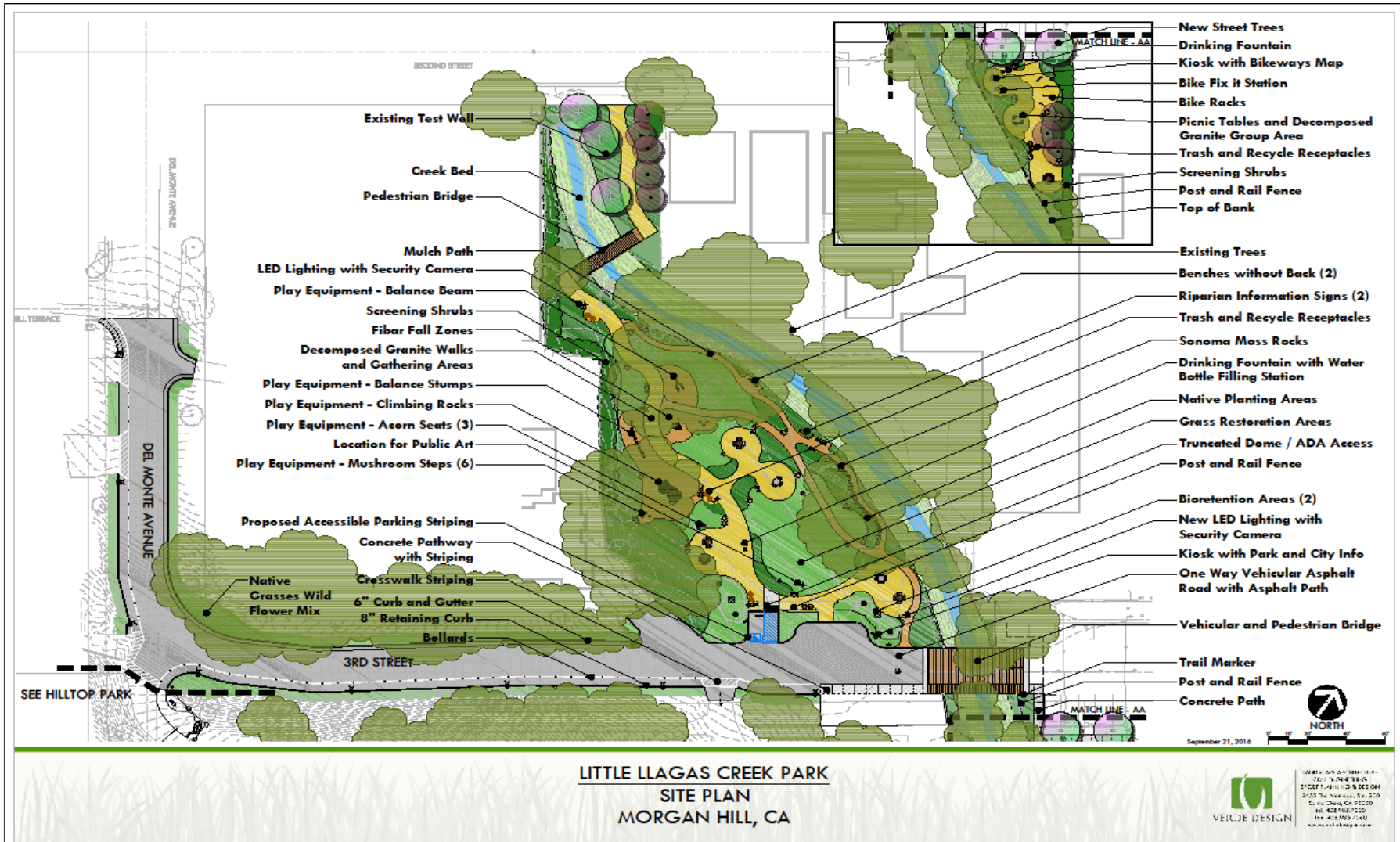
- City Property Northwest of Third Street Bridge
- Use of Natural Features and Settings to Develop a Unique Park Space



BIKE FIXIT STATION



Downtown Creek Park



Hilltop Trail

- Existing City Property on adjacent to Nob Hill Reservoir
- Trail from Third to Fifth Street with site amenities
- Add Alternative No. 2: Hilltop Slide





Related Infrastructure Improvements

- Bridge Replacement
- Third and Del Monte Roadway Reconstruction
- Curb and Gutter
- Sidewalk
- Wifi and City Data Conduit
- Street Lighting

Bids Received

		Add Alternate #1 Public Restroom	Add Alternate #2 Hilltop Slide
	Base Bid		
Suarez and Munoz Construction, Inc.	\$4,555,000	\$300,000	\$175,000
C.S.Legacy Construction, Inc.	\$4,812,775	\$258,549	\$106,656
Stockbridge General Contracting, Inc.	\$5,250,000	\$244,000	\$111,000
D-Line Constructors, Inc.	\$5,324,063	\$296,000	\$94,810

Fiscal Impact

- Additional appropriation was anticipated at the September Council Meeting
- Higher than anticipated bids
- Additional appropriation of \$2.05 Million
- Impacts on future Park Impact Fund related projects

Other Considerations

- Maintenance cost, except for restrooms, is in the current budget
 - Restroom maintenance cost \$25,000 annually
- Public Art Proposed for \$55,000
 - Wall Mural at Depot Park
 - Bike Rack Art Contest at Depot Park
 - Commission Art Piece at Downtown Creek Park

Grant Funding

- Approximately 35% of Proposed Construction Cost will come from grant funding
 - \$1.9 Million State Housing Related Parks Grant
 - \$15,000 State CalRecycle Grant

- \$1 Million must be spent by June 30

Recommendation

- Move Forward with the Full Project Now
 - Significant grant funds awarded to the project;
 - Postponing construction and rebidding is not likely to lead to improved costs;
 - The project will have community-wide impact and help in attaining the vision for the downtown

Recommendation

- Adopt a resolution in amending the Fiscal Year 2016/17 Budget and appropriating an additional \$2,053,000 from the Park Impact Fund (301);
- Approve project plans and specifications;
- Award contract to Suarez and Munoz Construction, Inc. for the Downtown Parks Project in the amount of \$5,030,000, includes funding for Add Alternates;
- Authorize the expenditure of construction contingency funds not to exceed \$503,000;
- Authorize the City Manager to execute the contract.