



**STAFF REPORT
TOWN COUNCIL MEETING OF NOVEMBER 12, 2013
CONSENT AGENDA**

TO: HONORABLE MAYOR AND MEMBERS OF THE TOWN COUNCIL

FROM: BRIAN FRAGIAO, DIRECTOR OF PUBLIC WORKS 

DATE: OCTOBER 25, 2013

RE: MARETA LANE IMPROVEMENT PROJECT – ACCEPTANCE

Recommendation:

Adopt resolution accepting the Mareta Lane Improvement Project.

Issue Statement and Discussion

On May 14, 2013, Town Council awarded the Mareta Lane Improvement Project to Civil Engineering Construction, Inc. of Loomis in the amount of \$250,474.00. The project improvements included paving of the street, installation of concrete curb & gutter and raising of the utilities. After discussing the cost of the improvements with the Homeowner group, they decided to eliminate the driveway apron work at a cost of \$61,380.00. During construction there were several paving and concrete issues that pertained to existing conditions transitioning into new improvements. Four change orders were needed to complete the project and the final cost for construction was \$213,884.60.

Throughout the project, Town staff made every effort to lower the cost of the project for the Mareta residents. Staff met with or emailed the Mareta group on many occasions. Attached is a breakdown of all the costs that were not charged to the assessment district. The project received a savings of \$36,846, received an additional \$14,700 from SPMUD and change orders deleting \$36,589.40 (savings) from the bid amount.

It also should be mentioned that the project was not a part of the Capital Improvement Program (CIP) and staff had to drop working on approved CIP projects to focus on Mareta Lane. In the future, should the Mareta Lane residents want additional improvements, the project will need to be approved by Council and incorporated into the CIP.

If accepted, the one year warrantee period will begin.

CEQA Requirements

This project is exempt under the California Environmental Quality Act (CEQA) Section 15301. (c&d) (Class 1), "Existing Facilities" of the guidelines.

Financial and/or Policy Implications

Funding came from the Live Oak Estates Community Facilities District No. 4 account that had a balance of \$290,251.43 as of June 30th. Staff also received \$14,700 from SPMUD to pave the segment of Mareta Lane that was affected by the Sewerline project on Swetzer Road. Subtracting the cost of the Surveying (\$2,800), Preparation of Plans, Specifications & Estimate (\$2,440), Project Construction (\$213,884.60), Inspection (\$3,945) and Soil Testing (\$4,000) the ending balance is \$77,881.83.

**TOWN OF LOOMIS
RESOLUTION NO. 13-**

**RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF LOOMIS
ACCEPTING THE MARETA LANE IMPROVEMENT PROJECT
PROVIDED BY CIVIL ENGINEERING CONSTRUCTION, INC.**

WHEREAS, the Town Council at it's May 14, 2013 regular meeting awarded the above referenced project to Civil Engineering Construction, Inc; and

WHEREAS, the improvements included paving of the street, concrete curb & gutter and raising of the utilities; and

WHEREAS, funding was provided by the Live Oak Estates Community Facilities District No. 4 account; and

WHEREAS, the work has been completed to the satisfaction of the Public Works Department.

NOW, THEREFORE, IT IS HEREBY RESOLVED that the Town of Loomis accepts the Mareta Lane Improvement Project provided by Civil Engineering Construction, Inc.

PASSED AND ADOPTED by the Town Council of the Town of Loomis this 12th day of November, 2013 by the following vote:

AYES:

NOES:

ABSENT:

Mayor

ATTEST:

APPROVED AS TO FORM:

Town Clerk

Town Attorney

MARETA LANE PROJECT

BILLING ADJUSTMENTS NOT CONSIDERED:

1. PSOMAS INSPECTION CONTRACT PROPOSED AT \$39,890.00. MARETA RESIDENT GROUP COMPLAINED OF COST AND THAT INSPECTION SHOULDN'T TAKE THIS MUCH TIME. PSOMAS DECREASED THE TIME SPENT ON THE PROJECT AND LOWERED TO \$29,800. FINAL INSPECTION COST \$3,945. RESIDENT GROUP COMPLAINED LATER THAT PSOMAS WASN'T OUT THERE.
SAVINGS OF \$25,855

2. TOWN ENGINEERS TIME \$2,440. DID NOT CHARGE SAVINGS OF \$2,440

3. PUBLIC WORKS STAFF STEPPED IN TO COVER INSPECTION DURING PAVING. DID NOT CHARGE.
SAVINGS OF ROUGHLY \$1,000

4. CIVIL ENGINEERING CONSTRUCTION WORK NOT CHARGED TO THE PROJECT. \$7,551
SAVINGS OF \$7,551

5. SPMUD PROPOSED A CREDIT OF \$9,200 FOR PAVING OVER THE SEWERLINE THAT TOWN STAFF DIRECTED SPMUD TO INCLUDE IN THE SPMUD PROJECT. STAFF NEGOCIATES \$14,700.
MONEY ADDED TO THE PROJECT \$14,700

PROJECT RECEIVED A SAVINGS OF \$36,846 FOR ITEMS 1-4.

RECEIVED AN ADDITIONAL \$14,700 TOWARD THE PROJECT FROM ITEM 5.

TOTAL COST OF CHANGE ORDERS DECREASED THE PROJECT COST BY \$36,589.40 (DELETED).

STAFF MET WITH OR EMAILED THE MARETA GROUP (1, 2, 3 OR ALL OF THEM) ON MANY OCCASIONS.

Mareta Lane Road Improvement Project

10/21/2013							
Contractor	Contract Amt and Changes		Notes				
Original Awarded Contract Amount	\$ 250,474.00						
CHANGE ORDER #1	\$ (61,380.00)		DELETE DRIVEWAY APRONS				
CHANGE ORDER #2	\$ 2,250.60		ADD REBAR AT DRIVEWAY CURB				
CHANGE ORDER #3	\$ (1,524.00)		DEL GRIND, ADD 6033 DW CURB REPLCMNT, ADD 5916 DW APRON				
CHANGE ORDER #4	\$ 24,064.00		ADD GRINDING, ADD ASPHALT				
FINAL CONTRACT AMOUNT	\$ 213,884.60						
Inspections							
Fees paid as of June 27, 2013	\$ 240.00						
Fees paid as of July 25, 2013	\$ 960.00						
Fees paid as of August 22, 2013	\$ 2,145.00						
Fees paid as of September 26, 2013	\$ 600.00						
Soil Testing							
Geocon 7/15/13 - 8/11/13	\$ 2,957.50						
Geocon 8/12/13 - 9/8/13	\$ 1,042.50						
TOTAL PROJECT COST	\$ 221,829.60						
Mareta Lane Assessment District							
AD Balance at beginning of Project	\$ 279,853.00						
SPMUD Credit	\$ 14,700.00						
Total	\$ 294,553.00						
PROJECT BILLED	\$ 221,829.60						
Balance of AD to Date	\$ 72,723.40						

May 30, 2013

Mr. Brian Fragio, PE
TOWN OF LOOMIS
3665 Taylor Road
Loomis, CA 95650

Subject: Proposal to Provide Inspection Services for the Swetzer Road and King Rd. Traffic Signal Project and the Mareta Lane Road Improvement Project

Dear Brian:

Psomas is pleased to submit our proposal to provide inspection services on the above referenced projects under our existing on-call services contract.

We understand that you would like one dedicated construction inspector to be on-site on a part time to full time basis per your direction. Our inspector will document and monitor the progress of the construction activities during the period of construction for both projects and will verify the Contractor complies with the Contract Plans and Town Standards. Our inspectors' standard duties will include:

- Provide daily inspection and documentation of all job related activities.
- Prepare and maintain thorough Daily Inspection Reports.
- Provide continual review of plans and specifications.
- Provide accurate measured quantities and review Pay Estimates submitted by Contractor
- Coordinate schedule with Contractor for testing (provided by the Contractor) and surveying.
- Attend all necessary meetings including safety meetings.
- Provide photographs of construction activities.
- Report all discrepancies requiring corrective actions.
- Maintain separate "As-builts".
- Develop "Punch List" items and follow-up with corrective measures.
- Review and log all test results.

We anticipate both projects schedules overlapping, which will provide an opportunity for cost savings for both projects by having the same inspector cover both projects. In addition, we are offering to provide a PE with

1075 Creekside Ridge Drive
Suite 200
Roseville, CA 95678-3504

Tel 916.788.8122
Fax 916.788.0600
www.Psomas.com

Brian Fragio
 Page 2 of 3
 May 30, 2013

transportation/signal experience (Frank Martin or Chuck Wagner) to provide oversight and guidance for our inspector with regards to the technical aspects to the signalization projects.

Based on our discussion on April 30, 2013, our project assumptions are as follows:

Working Days

- Pre-Construction - 4 working days (two each project)
- Swetzer/King - 40 working days starting in late June/early July
- Mareta Lane - 70 working days starting in late June/early July
- Post-Construction Phase - 4 working days (two each project)
- TOTAL - 118 working days (WD)

- Assume two projects overlap, inspection manpower reduced by 40 days to 78 total
- We assume construction activity will occur during normal weekday hours. No overtime or shift differential is included in this proposal.

Predicated on the above, our opinion of probable cost is as follows:

DESCRIPTION	HOURS	HOURLY RATE	TOTAL
Swetzer/King Project			
Project Manager/CM	5	\$175.00	\$875
Construction Inspector (24 days)	192	\$120.00	\$23,040
Administrative Assistant	5	\$70.00	\$350
Resident Engineer (optional)	8	\$165.00	<u>\$1,320</u>
TOTALS			\$25,585
Mareta Lane Project			
Project Manager/CM	10	\$175.00	\$1,750
Construction Inspector (Part time)	312	\$120.00	\$37,440
Administrative Assistant	10	\$70.00	<u>\$700</u>
TOTALS			\$39,890.00
 TOTAL BOTH PROJECTS			 <u><u>\$65,475</u></u>

Original Proposal

Brian Fragiao
Page 3 of 3
May 30, 2013

Please be advised, we will only provide the level of service requested and will only bill for those hours worked. We have included an option of assigning a resident engineer to assist our inspector with signal installation.

We appreciate this opportunity to serve the Town of Loomis. Should you have any questions or comments, please call.

Sincerely,

PSOMAS



Ken Stram, PE
Principal

If this proposal is acceptable, please sign below and return to Psomas. Thank you.

Brian Fragiao, PE
Town Engineer, Loomis

June 11, 2013

Mr. Brian Fragio, PE
TOWN OF LOOMIS
3665 Taylor Road
Loomis, CA 95650

Subject: Proposal to Provide Inspection Services for the Swetzer Road and King Rd. Traffic Signal Project and the Mareta Lane Road Improvement Project

Dear Brian:

Psomas is pleased to submit our proposal to provide inspection services on the above referenced projects under our existing on-call services contract.

We understand that you would like one dedicated construction inspector to be on-site on a part time to full time basis per your direction. Our inspector will document and monitor the progress of the construction activities during the period of construction for both projects and will verify the Contractor complies with the Contract Plans and Town Standards. Our inspectors' standard duties will include:

- Provide daily inspection and documentation of all job related activities.
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- Provide photographs of construction activities.
- Report all discrepancies requiring corrective actions.
- Maintain separate "As-builts".
- Develop "Punch List" items and follow-up with corrective measures.
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We anticipate both projects schedules overlapping, which will provide an opportunity for cost savings for both projects by having the same inspector cover both projects. In addition, we are offering to provide a PE with transportation/signal experience (Frank Martin or Chuck Wagner) to

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Brian Fragiao
Page 2 of 3

provide oversight and guidance for our inspector with regards to the technical aspects to the signalization projects.

Based on our discussion on April 30, 2013, our project assumptions are as follows:

Working Days

- Pre-Construction - 4 working days (two each project)
- Swetzer/King - 40 working days starting in late June/early July
- Mareta Lane - 50 working days starting in late June/early July
- Post-Construction Phase - 4 working days (two each project)
- TOTAL - 98 working days (WD)

- Assume two projects overlap, inspection manpower reduced by 40 days to 58 total
- We assume construction activity will occur during normal weekday hours. No overtime or shift differential is included in this proposal.

Predicated on the above, our opinion of probable cost is as follows:

DESCRIPTION	HOURS	HOURLY RATE	TOTAL
Swetzer/King Project			
Project Manager/CM	5	\$175.00	\$875
Construction Inspector (24 days)	192	\$120.00	\$23,040
Administrative Assistant	5	\$70.00	\$350
Resident Engineer (optional)	8	\$165.00	\$1,320
TOTALS			\$25,585
→ Mareta Lane Project			
Project Manager/CM	8	\$175.00	\$1,400
Construction Inspector (Part time)	232	\$120.00	\$27,840
Administrative Assistant	8	\$70.00	\$560
TOTALS			\$29,800
 TOTAL BOTH PROJECTS			\$55,385

Revised proposal after Mareta group complained,

Brian Fragio
Page 3 of 3

Please be advised, we will only provide the level of service requested and will only bill for those hours worked. We have included an option of assigning a resident engineer to assist our inspector with signal installation.

We appreciate this opportunity to serve the Town of Loomis. Should you have any questions or comments, please call.

Sincerely,
PSOMAS


Ken Stram, PE
Principal

If this proposal is acceptable, please sign below and return to Psomas. Thank you.

Brian Fragio, PE
Town Engineer, Loomis

Loomis Staff Billing for Live Oak Assessment District

Preparation of Plans, Specifications and Estimates for the Mareta Lane Improvements

February 5 – Began Preparation of Bid Document.	1 hour
February 6 – Worked on Bid Document Admin & Special Provisions.	2 hours
February 7 – Worked on Bid Document Technical Specs.	3 hours
February 8 – Worked on Construction Estimate.	3 hours
February 14 – Working on Field Verification of Utilities & Driveways.	3 hours
February 15- Working on cost estimates for additional items.	4 hours
February 19 – Put final Bid Document together.	1 hour
March 1 – Prepared Town Council Staff report for advertising.	1 hour
March 13 – Made copies of Bid Document and mailed to Contractor Services and Exchanges.	2 hours
Total Hours	20

Hourly Rate for Town Engineer is \$122/hr

Total cost for Bid Document Preparation = \$2,440

Did not charge.

Brian Fragiao

From: Brian Fragiao
Sent: Wednesday, September 25, 2013 8:29 AM
To: 'Randy Elder'
Subject: Mareta Project

Randy:

Mike submitted to me the work he provided without compensation (see below). I agree with all of it but the topsoil. So we would have spent \$7,551 on additional work instead of the \$1,800 negotiated for the two driveway repairs. Mike is not pushing the \$7,551, so I feel the \$1,800 negotiation worked in your favor. I plan on leaving it, unless your group wants to make an issue out of it, and then I will have to consider the extra work to be fair. Let me know.

Civil Engineering Construction, Inc.
CA Contractors License 717650A

PO Box 1669
Loomis, California 95650-1669

Phone: 916-652-9884
FAX: 916-652-9885

*Did not
charge.*

Mareta Extra Work performed at no charge:

Added second rebar in driveway gutter pans: 1,023 lf at \$2.20/lf:	\$2,251
Modify tops of 2 DI's \$2020/ea (not all quoted work was done, use \$1,500/ea):	3,000
Add aprons at DI's 8 ea at \$250/ea:	2,000
Remove apron at DI:	300
Hand place 5 CY imported topsoil at back of curb:	2,000

Work Performed Without Compensation: \$9,551

Brian Fragio

Town of Loomis



***Public Works Department
Engineering Division
3665 Taylor Road
P.O. Box 1330
Loomis, CA 95650
916-652-1840 office
916-652-1847 fax
bfragiao@loomis.ca.gov
www.loomis.ca.gov***

Brian Fragiao

From: Sam Rose [srose@spmud.ca.gov]
Sent: Wednesday, May 01, 2013 8:17 AM
To: Brian Fragiao
Subject: RE: Mareta Lane Overlay

Brian:

This is basically a pipe installation project and we elected to include pavement restoration in the unit cost for pipe installation. I did find that I read the Schedule of Values wrong when I made the \$9,200 determination. Actually, the credit amount will be \$14,700. I confirmed this with the contractor. I also informed him the alternative bid item work will not be performed. When you get a chance, would you please send a copy of the projects specifications? Thanks, - Sam

From: Brian Fragiao [<mailto:bfragiao@loomis.ca.gov>]
Sent: Tuesday, April 30, 2013 3:22 PM
To: Sam Rose
Subject: RE: Mareta Lane Overlay

Sam:

Was wondering why the trench price would have overlay in it if it's only covering over the pipe. I would think the Trench Restoration cost would cover the trench and asphalt section AC & AB to existing street elevation. The overlay on top of the pipe would be in addition and covered under the overlay item. Need to get straight before I talk to the residents.

Thanks,

Brian Fragiao

Town of Loomis



*Public Works Department
Engineering Division
3665 Taylor Road
P.O. Box 1330
Loomis, CA 95650
916-652-1840 office
916-652-1847 fax
bfragiao@loomis.ca.gov
www.loomis.ca.gov*

From: Sam Rose [<mailto:srose@spmud.ca.gov>]
Sent: Tuesday, April 30, 2013 3:07 PM

To: Brian Fraglao
Subject: RE: Mareta Lane Overlay

Brian:

The credit amount is \$9,200, determined as follows:

The subject project had a Town of Loomis street restoration requirement that included trench restoration along with a 2-inch asphalt overlay; curb-to-curb for the entire length of the (new) sewer installation.

Due to the residents on Mareta Lane electing to do more extensive road work than called for in the contract, the Town of Loomis is not requiring the 2-inch asphalt overlay. The District has agreed to credit the project accordingly, as follows:

- Sewer Trench Length (380'), as measured from the STOP Bar on the east end of Mareta Ln to end of sewer trench.
- Mareta Lane width (28'), as measured curb to curb
- Contract bid item – Mareta Lane 2-inch Overlay \$1.40/square foot
- Contract Schedule of Values – Trench Restoration \$15/lineal foot
 - The paving is included in the unit cost for pipe installation. Contractor provided a schedule of values to isolate specific tasks included in the per foot cost of installation.

$380' \times 28' = 10,640$ square feet

$\$1.40/\text{Sf} - \text{Alternative Bid item} - 2\text{-inch overlay} \times 10,640 \text{ sf} = \$14,896.$

Trench restoration (380') x \$15 (from schedule of values) = \$5,700

$\$14,896 - \$5,700 = \$9,196$

Credit Amount = \$9,200

Let me know if you have any questions. –Sam

From: Brian Fraglao [<mailto:bfraglao@loomis.ca.gov>]
Sent: Monday, April 29, 2013 2:41 PM
To: Sam Rose
Subject: Mareta Lane Overlay

Sam:

Any word on the credit for the AC overlay of Mareta Lane? We had our bid opening on Friday and I need to incorporate SPMUD's credit into the mix.

Thanks,

Brian Fraglao

Town of Loomis