



CITY OF

NEWPORT BEACH

City Council Staff Report

November 18, 2025
Agenda Item No. 9

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

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TITLE: Concrete Replacement Program Fiscal Year 2025-26 – Award of
Contract No. 9945-1 (26R06)

ABSTRACT:

The City of Newport Beach received construction bids for the Concrete Replacement Program Fiscal Year 2025-26 project and requests City Council approval to award the construction contract to CJ Concrete Construction, Inc. of Santa Fe Springs. This project will replace deteriorated concrete sidewalks, cross gutters, driveways, curbs and gutters, and storm drain inlet decks in the Eastbluff, North Ford, Santa Ana Heights, Bayview and Airport Area communities, and at various nearby City parks.

RECOMMENDATIONS:

- a) Find this project exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301(c), Class 1 (maintenance of existing public facilities involving negligible or no expansion of use) of the CEQA Guidelines, because this project has no potential to have a significant effect on the environment;
- b) Approve the project plans and specifications;
- c) Award Contract No. 9945-1 to CJ Concrete Construction, Inc. for the total bid price of \$815,010 for the Concrete Replacement Program Fiscal Year 2025-26 project, and authorize the Mayor and City Clerk to execute the contract; and
- d) Establish a contingency of \$160,000 (approximately 20% of the total bid) to cover the cost of unforeseen work not included in the original contract.

DISCUSSION:

The proposed project is located in the Eastbluff, North Ford, Santa Ana Heights, Bayview and Airport Area communities, and at various nearby City parks. Proposed improvements include replacing deteriorated concrete sidewalks, cross gutters, driveways, curbs and gutters and storm drain inlet decks. This program precedes the annual street pavement repair and slurry seal programs, which are both scheduled to start in the late winter and spring of 2026, respectively.

At 10 a.m. on October 21, 2025, the City Clerk opened and read the following bids for this project:

	<u>BIDDER</u>	<u>TOTAL BID AMOUNT</u>
Low	CJ Concrete Construction, Inc.	\$815,010.00
2nd	S&H Civilworks	\$1,000,000.00
3rd	Kalban, Inc.	\$1,004,000.00
4th	Grigolla & Sons Construction Co., Inc.	\$1,058,500.00
5th	Pavement Rehab Company	\$1,063,000.00
6th	Hardy & Harper, Inc.	\$1,156,890.00
7th	Aneen Construction, Inc.	\$1,164,000.00
8th	DASH Construction Co., Inc.	\$1,164,400.00
9th	TOWO Enterprise, Inc.	\$1,171,500.00
10th	Gentry General Engineering, Inc.	\$1,187,750.00
11th	Diamond Construction	\$1,204,240.00
12th	Van Engineering, Inc.	\$1,328,910.00
13th	AVA Builders, Inc.	\$1,840,825.00
14th	PUB Construction, Inc.	\$1,928,391.00
15th	All American Asphalt	\$2,223,322.20

The City received 15 bids for this project. The low bidder, CJ Concrete Construction, Inc., possesses a California State Contractor's License Classification "A", as required by the project specifications. A review of references for CJ Concrete Construction, Inc. shows satisfactory completion of similar contracts for other municipalities.

CJ Concrete Construction, Inc.'s bid was 36.5% below the engineer's estimate of \$1,283,000. The significant difference between the low bid and the engineer's estimate was due to recent decreases in material and labor cost and a very competitive bid environment. Many of the bid item prices were well below what we have received in recent years.

Pursuant to the contract specifications, the contractor will have 60 consecutive working days to complete the project. Work is scheduled to start in December 2025.

The project plans and specifications will be available for review at the November 18, 2025, City Council meeting or upon request.

FISCAL IMPACT:

The adopted Capital Improvement Program budget includes sufficient funding for the award of this contract. The following funds will be expended:

<u>Account Description</u>	<u>Account Number</u>		<u>Amount</u>
General Fund	01201927-980000-25R06	\$	82,107.01
General Fund	01201927-980000-26R06	\$	811,467.99
Parks Maintenance Master Plan	57001-980000-25R06	\$	65,360.00
Parks Maintenance Master Plan	57001-980000-26R06	\$	19,065.00
Total:		\$	978,000.00

Proposed fund uses are as follows:

<u>Vendor</u>	<u>Purpose</u>		<u>Amount</u>
CJ Concrete Construction, Inc.	Construction Contract	\$	815,010.00
CJ Concrete Construction, Inc.	Construction Contingency	\$	160,000.00
Various	Printing & Incidentals	\$	2,990.00
Total:		\$	978,000.00

The Parks Maintenance Master Plan (PMMP) includes a comprehensive condition assessment of all City parks and prioritizes capital repairs and major maintenance based on a variety of factors including current condition and age of parks. This program funds a variety of capital repair and maintenance projects to keep City parks in good condition. The PMMP is funded through the General Fund.

Staff believes the unit bid prices received were very competitive and lower than what we have typically seen in the last couple of years. For that reason and to take advantage of these competitive bid prices, staff recommends establishing \$160,000 (approximately 20% of the total bid) for contingency purposes and unforeseen conditions associated with construction. This will provide staff the ability to add additional concrete improvements as discovered or identified during construction.

ENVIRONMENTAL REVIEW:

Staff recommends the City Council find this project exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301(c), Class 1 (maintenance of existing public facilities involving negligible or no expansion of use) of the CEQA Guidelines, California Code of Regulations, Title 14, Chapter 3, because this project has no potential to have a significant effect on the environment.

NOTICING:

The agenda item has been noticed according to the Brown Act (72 hours in advance of the meeting at which the City Council considers the item).

ATTACHMENT:

Attachment A – Location Map