



NEWPORT BEACH

City Council Staff Report

January 23, 2024
Agenda Item No. 8

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: David A. Webb, Public Works Director - 949-644-3311,
dawebb@newportbeachca.gov

PREPARED BY: Chris Miller, Administrative Manager - 949-644-3043,
cmiller@newportbeachca.gov

TITLE: 29th Street Public Pier – Award of Contract No. 8821-2 (19H02)

ABSTRACT:

The City of Newport Beach received construction bids for the 29th Street Public Pier replacement project and staff requests City Council approval to award the construction contract to Swift Slip Dock & Pier Builders, Inc. of Westminster. This project will remove the existing and non-operational City float at 29th Street and Lafayette on the Balboa Peninsula and replace it with a new public pier platform, gangway and float. The new pier will enhance public access from the Cannery Village area to and from the water and will accommodate up to four, smaller-sized vessels.

RECOMMENDATIONS:

- a) Find this project exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Existing Facilities) and Section 15302 (Replacement or Reconstruction) 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. 8821-2 to Swift Slip Dock & Pier Builders, Inc. for the total bid price of \$244,890 for the 29th Street Public Pier, and authorize the Mayor and City Clerk to execute the contract; and
- d) Establish a contingency of \$24,500 (approximately 10% of total bid) to cover the cost of unforeseen work not included in the original contract.

DISCUSSION:

At 3 p.m. on December 13, 2023, the City Clerk opened and read the following bids for this project:

	<u>BIDDER</u>	<u>TOTAL BID AMOUNT</u>
Low	Swift Slip Dock & Pier Builders, Inc.	\$ 244,890
2 nd	Jilk Heavy Construction, Inc.	\$ 369,654
3 rd	Power Engineering Construction Co.	\$ 539,200

The low bidder, Swift Slip Dock & Pier Builders, Inc. (Swift), submitted a bid that is 37% below the Engineer’s Estimate of \$388,500. The difference between the low bid and the Engineer’s Estimate was primarily attributed to local sourcing for barge services therefore minimizing the mobilization expenses.

Swift possesses a California State Contractor’s License Classification “A”, as required by the project specifications. A review of references for Swift shows satisfactory completion of similar contracts for the City and other municipalities. Swift is currently one of the City’s on-call contractors for repair and maintenance of the City’s public docks.

The proposed project includes the demolition of the existing City float at the 29th Street end, and replacing it with a new pier platform, 30-foot gangway, and a 40-foot single-finger float centered at the street end.

Pursuant to the contract specifications, the contractor will have 100 consecutive working days to complete the work. While the actual dock construction is anticipated to take a minimal amount of time, the lead time for the piles and gangway could be significant. It is anticipated the project would be completed before the summer season for maximum boater utilization.

The project plans and specifications will be available for review at the January 23, 2024 City Council meeting or upon request.

FISCAL IMPACT:

The adopted Capital Improvement Program budget includes sufficient funding for the award of this contract. Tidelands funds will account for all needed funding for this project. The Tidelands Capital Fund was created to allow for the sequestration of incremental increases from tidelands rent adjustments solely to finance critical in-harbor capital improvements, like sea walls repair, dredging, piers, and important amenities.

The following funds will be expensed:

<u>Account Description</u>	<u>Account Number</u>		<u>Amount</u>
Tidelands Capital Fund	10101-980000-19H02	\$	269,390
	Total:	\$	269,390

Proposed funds uses are as follows:

<u>Vendor</u>	<u>Purpose</u>		<u>Amount</u>
Swift Slip Dock & Pier Builders, Inc.	Construction Contract	\$	244,890
Swift Slip Dock & Pier Builders, Inc.	Construction Contingency	\$	24,500
	Total:	\$	269,390

Staff recommends including \$24,500 (10% of total bid) for contingency purposes and unforeseen conditions associated with construction.

ENVIRONMENTAL REVIEW:

Staff recommends the City Council find this project exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Existing Facilities) and 15302 (Replacement or Reconstruction) 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. CEQA Guidelines Section 15301 (Class 1) applies to the “operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, including negligible or no expansion of existing or former use.” Section 15302 (Class 2) applies to the “replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced.” The replacement public dock is in the same location and is substantially the same size and purpose as the dock system it replaces.

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