



CITY OF ALBANY CITY COUNCIL AGENDA STAFF REPORT

Agenda Date: May 5, 2025
Reviewed by: NA

SUBJECT: Annual Street Rehabilitation Program (CIP No. 21000) – 2025
Buchanan Repair Project – Award of Construction Contract No.
C25-05 and Construction Management Services Contract No. C25-25

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SUMMARY

The Annual Street Rehabilitation Program (CIP No. 21000) formalizes Albany's annual investment into maintaining and improving pavement conditions throughout the City. The City Council authorized a call for bids for the 2025 Buchanan Repair Project in March 2025. The action is before the Council to award contracts for construction & construction management.

STAFF RECOMMENDATION

That the Council adopt Resolution No. 2025-26:

1. Authorizing the City Manager to award Contract No. C25-05 to McGuire and Hester to construct the 2025 Buchanan Street Repair Project for the not-to-exceed amount of \$401,281.00; and
2. Authorizing the City Manager to execute Contract No. C25-25 with Zoon Engineering to provide construction management services for the not-to-exceed amount of \$24,930.00.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)

The project is Categorically Exempt from CEQA pursuant to Section 15301 "Existing Facilities" of the CEQA Guidelines, which exempts the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing streets and pedestrian crossings.

BACKGROUND

The City of Albany currently maintains approximately 30 centerline miles of roads representing over five million square feet of pavement. In November 2020, Council approved

the five-year Capital Improvement Plan (CIP; Resolution No. 2020-108); this included the Annual Street Rehabilitation Program (CIP No. 21000), to formalize the City's annual re-investments into pavement conditions to maintain existing City assets and facilities.

The City's Annual Street Rehabilitation Program (Program) consists of various categories of treatments, including pavement rehabilitation, maintenance treatments, and pothole repairs. Pavement maintenance and repair projects, like the 2025 Buchanan Street Repair Project, are short-term pavement repairs that are intended to supplement a more extensive and costly full street rehabilitation

Buchanan Street is an arterial and truck route that serves as the City's primary connection to Interstate 80 and the greater San Francisco Bay Area. Buchanan Street was last rehabilitated in 2003; staff observed accelerated deterioration of pavement in late 2024 and began scoping a pavement repair project aimed at the 2025 paving season. Deterioration this winter has led to more severe and extensive damage resulting in an increase in potholes.

Eastshore Highway is also an arterial and experiences significant amounts of large trucks given its use as the final leg for deliveries to adjacent commercial and industrial businesses. A section of pavement exhibits extensive deterioration at the approach to the Target parking lot entrance and has also been accelerated by the recent winter storms.

Project scope generally consists of:

- Removal of existing traffic striping and pavement markings
- Approximately 2700 square yards of 4-inch thickness pavement repair located at Buchanan Street and Marin Avenue
- Approximately 870 square yards of 4-inch thickness pavement repair located at Eastshore Highway near the entrance to the Toyota of Berkeley and Target lots
- Replacement of traffic striping and pavement markings with the existing configuration, except for replacing 4-inch traffic striping with 6-inch traffic striping per current MUTCD standard.

On March 17, 2025, Council authorized the City Manager to advertise the Notice Inviting Bids for the Project (Resolution No. 2025-11). The Notice Inviting Bids was advertised twice in the local newspaper, posted on the City website, and distributed to several Bay Area builder's exchanges. The Project was advertised for bid beginning March 24, 2025.

DISCUSSION

On April 22, 2023, the City received and opened five (5) bids for the construction of the 2025 Buchanan Street Repair Project. The engineer's estimates are \$307,000 for the base bid work (Buchanan Street and Marin Avenue locations) and \$84,000 for the additive alternate A work (Eastshore Highway locations).

The range of the bids is tabulated below.

BIDDER	BASE BID AMOUNT
Always Paving Inc.	\$421,063.00
Bear Construction Inc.	\$339,000.00
QA Constructors Inc	\$325,031.88
JV Lucas Paving	\$353,699.00
McGuire & Hester	\$322,879.00

The City additionally requested bids for additional pavement repair located at Eastshore Highway near the entrance to the Toyota of Berkeley and Target lots.

BIDDER	ADDITIVE ALTERNATE A BID AMOUNT	TOTAL BID AMOUNT (SUM OF BASE + ADDITIVE ALTERNATE A)
Always Paving Inc.	\$113,608.22	\$534,671.22
Bear Construction Inc.	\$70,972.00	\$409,972.00
QA Constructors Inc	\$82,904.86	\$407,936.74
JV Lucas Paving	\$121,906.00	\$475,605.00
McGuire & Hester	\$78,402.00	\$401,281.00

McGuire & Hester submitted the lowest base bid of \$322,879.00. McGuire & Hester also presented the lowest bid for the sum of the base bid and Additive Alternate A scopes of work. Therefore, Public Works Department staff recommend that the construction contract, including the base bid and the Additive Alternate A scopes of work, be awarded to the lowest responsible bidder, McGuire & Hester, for a total contract amount of \$401,281.00.

Staff requested a proposal from Zoon Engineering (Zoon) for construction management services for the 2025 Buchanan Street Repair Project. Zoon is an approved contractor for on-call construction management services with the City. Staff reviewed the proposal and found it in-line with the cost and scope of the construction. Therefore, Public Works Department staff also recommend that the contract for construction management services be awarded to Zoon Engineering for a not-to-exceed amount of \$24,930.00.

ENVIRONMENTAL CLEARANCE

The project is Categorically Exempt from CEQA pursuant to Section 15301 “Existing Facilities” of the CEQA Guidelines, which exempts the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing streets and pedestrian crossings.

SUSTAINABILITY CONSIDERATIONS

Climate Action & Adaptation Plan

Area 1: Advance Active, Shared, and Electric Transportation

Area 3: Facilitate a Carbon-Free Economy

Maintenance of the City’s roadway network through targeted repairs prolongs the time until more extensive and environmentally impactful street rehabilitation needs to occur.

CITY COUNCIL STRATEGIC PLAN INITIATIVES

The proposed project supports Council’s Strategic plan in the areas of:

Goal 3: Promote Streets that Support Safety & Transportation Mobility Options

The City’s Local Roadway Safety Plan in connectivity with the Active Transportation Plan (ATP) help guide transportation and mobility enhancement projects within the City. Buchanan Street serves as an important truck route for the City of Albany as well as the City’s primary connection to the Albany Bulb and Interstate 80, which connects the City with the greater San Francisco Bay Area. Improving pavement quality and repairing potholes on Buchanan Street serves to increase safety on the street for all users.

FINANCIAL CONSIDERATIONS

The budget for the first three years of the City’s Annual Street Rehabilitation Program (CIP No. 21000) was appropriated by Council as part of the City’s FY20-FY24 Capital Improvement Plan as adopted on November 16, 2020 (Resolution No. 2020-108) and was subsequently updated to the current budget as illustrated in the table below. This budget reflects the City’s commitment to investing annually in maintaining and improving the City’s public right-of-way.

The following table details the total current appropriated budget and funding sources for the Annual Street Rehabilitation Program (CIP No. 21000):

<u>Funding Sources</u>	<u>Budget</u>
1101 – Meas B LSR	\$1,570,000
1104 – VRF	\$220,000
1201 – Meas BB LSR (ACTC)	\$3,460,000
2006 – Meas F Street & Storm	\$6,200,000
2009 – State SB-1/RMRA	\$1,943,543
1405 – CDBG	\$133,776
Appropriations:	\$13,527,319

As of April 25, 2025, the City has either spent or encumbered approximately \$11.5M of the currently appropriated Annual Street Rehabilitation Program budget. Of the remaining \$2M, approximately \$560,000 is from SB1/RMRA (Senate Bill 1/Road Maintenance and Rehabilitation Account) revenues and is reserved at the state level for the Marin Pavement & Curb Ramp Rehabilitation Project, Phase 2, and is therefore unavailable for use for the project recommended in this report.

The following are the estimated 2025 Buchanan Street Repair Project costs:

Construction (C25-05)	\$401,281
Contingency (10%)	\$40,128
Construction Management (C25-25)	\$24,930
<u>Other Construction (Testing, Permits, etc.)</u>	<u>\$5,000</u>
Total Estimated Expenditures	\$471,339

The two contracts recommended for award in this staff report (McGuire & Hester for \$401,281 and Zoon for \$24,930), as well as the project contingency and other estimated construction costs are within available program budget and no additional appropriations are needed at this time.

Attachments

1. Resolution No. 2025-26
2. Bid Tabulation for Contract No. C25-05
3. Contract No. C25-05 McGuire & Hester
4. Contract No. C25-25 Zoon Engineering