

Capitola City Council

Agenda Report



Meeting: November 22, 2022

From: Public Works Department

Subject: Consider a Contract to Install a Backup Power Generator for the City Hall and Police Department

Recommended Action: Authorize the City Manager to award a contract to Triad Electric for the City Hall and Police Department Backup Generator Project in total amount not to exceed \$197,200, approve potential contract changes in the aggregate amount not exceeding 15% of the contract award amount, and determine the project is exempt from CEQA Pursuant to CEQA Guidelines Section 15303.

Background: In March of 2021 the City was awarded a FY 2020-21 Community Power Resiliency allocation from the California Governor’s Office of Emergency Services (Cal OES) in the amount of \$300,000. Initially Staff had anticipated constructing solar panels and a battery backup system for City Hall. Staff bid the project in June of 2022 and did not receive any bids. In consultation with solar power installers, staff determined the roof of the building did not have sufficient surface area to support an effective solar system. Staff received approval from Cal OES to install a new emergency generator in lieu of the solar panel project.

The current generator at City Hall can only support the Police Department in the event of an outage. The new generator, to be located in the upper parking lot, would have the ability to support both the Police Department and City Hall offices as well as have the ability to provide power to other emergency services agencies in the parking lot in the event of a major emergency.

The proposed work project includes the purchase, delivery, and optional installation of a new 150kW backup generator for City Hall. To provide flexibility in dealing with funding constraints, the bid schedule was divided into a base bid and one bid alternative. The alternative option included the cost of installation. The determination of the lowest bid is based upon the base bid. The City Council may award the base bid only or may award the total base bid plus alternative 1.

The construction bid documents required time for construction completion is 25 working days following approval of the contract agreement and the date specified in the City’s Notice to Proceed.

Discussion: City staff invited sealed bidding in accordance with requirements under the California Uniform Public Construction Cost Accounting Act (CUPCAA), Public Contract Code sections 22000- 22050. On November 4 and 11, 2022, staff advertised the project in the Santa Cruz Sentinel and on the City’s website with a bid opening date of November 16, 2022. The City received four sealed bids on the scheduled bid opening time on November 16, 2022 for the City Hall and Police Department Backup Generator Project. A summary of the bid results is shown below:

Rank	Contractor	Base Bid	Alternative 1	Total Bid Amount
1	Triad Electric	\$112,000.00	\$85,200	\$197,200
2	Allegri Electric	\$114,429.00	n/a	n/a
3	Bear Electric Solutions	\$121,300.00	\$187,600	\$308,900
4	PC Inc	\$130,500.00	\$141,500	\$272,000

Staff checked the accuracy of all bids and determined that the lowest responsible base bid was submitted by Triad Electric. Triad Electric also submitted the lowest total bid amount (Base Bid + Alternative 1) of \$197,200.

Staff recommends the City Council accept the bids and authorize the City Manager to award the construction contract to the lowest responsible bidder in the Base Bid plus Alternative 1 amount of \$197,200, execute the contract after receipt of the required contract documents and approve potential contract changes in an aggregate amount not exceeding 15% of the contract award amount.

CEQA: Based on the scope of work, staff has determined this project is categorically exempt from the California Environmental Quality Act (CEQA) under CEQA Guidelines section 15303 for New Construction or Conversion of Small Structures, and none of the exceptions to the use of a categorical exception as set forth in CEQA Guidelines section 15300.2 apply to this project.

Fiscal Impact: The City Council approved budget for FY 2022-23 includes an allocation of \$390,000 for "Emergency Power at City Hall Complex". The \$300,000 Community Power Resiliency allocation from Cal OES requires matching funds in the amount of \$90,000, budgeted from the General Fund. The recommended construction contract award amount is \$197,200 plus 15% contingency of \$28,580 for a total amount of \$226,780. Staff will program the remaining grant balance of approximately \$74,000 to other Community Power Resiliency Allocation grant-eligible expenditures and return to Council at a future hearing to consider those expenditures.

Attachments:

1. Generator Specifications and Location

Report Prepared By: Jessica Kahn, Public Works Director

Reviewed By: Julia Moss, City Clerk

Approved By: Jamie Goldstein, City Manager