



Folsom City Council Staff Report

MEETING DATE:	4/11/2023
AGENDA SECTION:	Consent Calendar
SUBJECT:	Resolution No. 11022 – A Resolution Authorizing the City Manager to Execute an Agreement with D.L. Falk Construction, Inc. for the Construction of Fire Station 34 Phase-2 Project No. FD2234
FROM:	Fire Department

RECOMMENDATION / CITY COUNCIL ACTION

The Fire Department and Public Works Department recommends that the City Council pass and approve Resolution No. 11022 – A Resolution authorizing the City Manager to execute an agreement with D.L. Falk Construction, Inc. for the construction Fire Station 34 Phase-2 Project FD2234.

BACKGROUND / ISSUE

The City of Folsom Fire Department is an “All-Risk/All-Hazard” prevention and emergency response organization. An effective and efficient emergency response deployment capability is primarily based on resources being spatially dispersed across a community. The Folsom Fire Department currently operates from five strategically placed fire stations within the City.

As part of the City of Folsom Fire Department strategic plan, the Fire Department Fiscal Year 2022-23 budget included the Fire Station 34 project with a total project budget of \$11,860,200. Architectural services to develop a concept design for Fire Station 34 are complete and the station will be located in the Folsom Plan Area at Westwood Drive between Old Ranch Way and Savannah Parkway. The Fire Department has carefully examined the service delivery needs of Folsom and determined that the location is optimal for a Fire Station.

Fire Station 34 project is divided into two distinct phases which will extend into Fiscal Year 2023-24. Phase-1 of the Fire Station 34 project consisted of civil engineering site

improvements including grading, drainage, utilities, and building pad construction. This phase of construction was approved through Resolution No. 10899 on August 23, 2022, and then an additional appropriation due to a change order through Resolution No. 10984 on February 14, 2023.

Station 34 Phase-2 construction plans were submitted to the City of Folsom Building Department in October 2022 and have since been approved. Formal bid requests were advertised for a construction contractor with a closing date of March 29, 2023, when a public bid reading was completed. D.L. Falk Construction, Inc. submitted the lowest responsive responsible bid for the Folsom Fire Station 34 Phase-2 construction project.

Construction work for the project is anticipated to commence in May 2023 with a projected completion date of March 2024.

POLICY / RULE

Section 2.36.080, Award of Contracts of the Folsom Municipal Code states, in part, that contracts for supplies, equipment, services, and construction with an estimated value of \$70,952 or greater shall be awarded by City Council.

ANALYSIS

Public Works staff prepared the bid package, and the project was publicly advertised on February 28, 2023. Bids were opened on March 29, 2023, with the following submissions received:

1. D.L. Falk Construction, Inc. (Lowest Responsive Responsible Bidder)	\$8,894,632
2. Diede Construction, Inc. (2 nd Lowest Responsive Responsible Bidder)	\$9,616,000
3. D G Granade, Inc. (3 rd Lowest Responsive Responsible Bidder)	\$9,739,632
4. Bobo Construction, Inc. (4 th Lowest Responsive Responsible Bidder)	\$9,788,288
5. CWS Construction Group, Inc. (5 th Lowest Responsive Responsible Bidder)	\$10,875,000
6. One Workplace Construction, Inc. (6 th Lowest Responsive Responsible Bidder)	\$10,900,000

The Estimate of Probable Cost for this project was \$10,400,000. The Fire Department and the Public Works Department have found the bids to be in order and recommends that the contract be awarded to the low-bidder, D.L. Falk Construction, Inc. Staff will use the City's standard agreement in a form acceptable to the City Attorney.

FINANCIAL IMPACT

This Council action will approve the construction contract with D.L. Falk Construction, Inc. and utilize the Folsom Plan Area Capital Improvement Fund for the construction of Fire Station #34 Phase-2.

The contract with D.L. Falk Construction, Inc. would be authorized for \$8,894,632. Staff is also requesting a 7.25% contingency be added to the construction project in the amount of \$644,861. Any construction change orders will be reviewed and negotiated by the Construction Management Team and approved by the Fire Chief. Total project costs and sources are outlined below.

Architectural Services and Design	\$ 390,000
Environmental Analysis (Helix)	\$ 18,982
Design Consulting Services (Youngdahl)	\$ 44,680
Construction Management Services	\$ 130,200
Phase-1 Civil Improvements (Doug Veerkamp)	\$ 882,916
Construction (D.L. Falk Construction, Inc.)	\$ 8,894,632
Construction contingency	\$ 644,861
WestNet Station Alerting System	\$ 119,122
Total cost to construct	\$11,125,393

The project is included in the Fiscal Year 2022-23 Capital Improvement Plan utilizing impact fees with a total project budget of \$11,860,200. The Folsom Plan Area Capital Improvement Fund (Fund 472) has sufficient funds budgeted and available.

The costs included in the contract with D.L. Falk Construction, Inc. include construction of the building, landscaping, and interior furnishings (e.g., appliances, lockers, beds platforms). Items that are not included in the above costs include: an ambulance, fire engine, mattresses, kitchen equipment (e.g., plates, pots, pans and utensils), station alerting system, base radio, and safety gear.

ENVIRONMENTAL REVIEW

This project has completed a Notice of Determination and a Mitigated Negative Declaration for Environmental Review.

ATTACHMENTS

1. Resolution No. 11022 – A Resolution authorizing the City Manager to execute an agreement with D.L. Falk Construction, Inc. for the construction of Fire Station 34 Phase-2 Project FD2234

Submitted,

Ken Cusano, Fire Chief

RESOLUTION NO. 11022

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH D.L. FALK CONSTRUCTION, INC. FOR THE CONSTRUCTION OF FIRE STATION 34 PHASE-2 PROJECT NO. FD2234

WHEREAS, the City of Folsom desires to construct Fire Station 34 in the Folsom Plan Area; and

WHEREAS, this project was publicly advertised on February 28, 2023, and the bids were received on March 29, 2023, with D.L. Falk Construction, Inc. being the lowest responsive responsible bidder, with an amount of \$8,894,632; and

WHEREAS, the project budget would include the low bid amount of \$8,894,632 and a 7.25% contingency in the amount of \$644,861 for a total project budget for Phase-2 Construction of \$9,539,493; and

WHEREAS, funds in the amount of \$9,539,493 are budgeted and available in the Folsom Plan Area Improvement Fund (Fund 472); and

WHEREAS, the agreement will be in a form acceptable to the City Attorney;

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Folsom authorizes the City Manager to execute an agreement with D.L. Falk Construction, Inc. for the construction of Fire Station 34 Phase-2 Project No. FD2234 for the total not-to-exceed amount of \$8,894,632 with the budgeted amount to include a 7.25% contingency of \$644,861 for a total of \$9,539,493.

PASSED AND ADOPTED this 11th day of April 2023, by the following roll-call vote:

AYES: Councilmember(s):

NOES: Councilmember(s):

ABSENT: Councilmember(s):

ABSTAIN: Councilmember(s):

Rosario Rodriguez, MAYOR

ATTEST:

Christa Freemantle, CITY CLERK