



DATE: April 18, 2023

TO: Mayor and City Council

FROM: Director of Maintenance Services

SUBJECT: Adopt a Resolution Authorizing the City Manager to Amend the Landscape Maintenance Contract with Los Loza Landscaping to Increase the FY 2023 Contingency Budget by \$7,200, Include Maintenance of Linear Park in an Annual Amount of \$175,200 and an Annual Contingency of \$17,520, For a Total Contract Not-To-Exceed Amount of \$2,071,860 and Appropriate \$36,500 from the General Fund

RECOMMENDATION

That the City Council adopts a resolution (Attachment II), authorizing the City Manager to amend the landscape maintenance contract with Los Loza Landscaping (Los Loza) to increase the FY 2023 contingency budget by \$7,200, include maintenance of Linear Park, a newly constructed park on Mission Boulevard between Blanche Street and Fairway Street, in an annual amount of \$175,200 and an annual contingency of \$17,520, for a total contract not-to-exceed amount of \$2,071,860, and appropriating \$36,500 from the General Fund to fund contract services for the current fiscal year.

SUMMARY

In December 2020, staff issued a request for quotes (RFQ) to solicit quotes for contracted landscape maintenance of the Route 238 Project (Phase 1 and 2) areas. Staff received and evaluated a total of five quotes. The contract was awarded to Los Loza in an annual amount of \$270,000 with an annual contingency of \$20,000 for a total five-year contract not-to-exceed amount of \$1,450,000. Since then, the City has accepted the newly constructed Linear Park, also located along Route 238, which requires routine landscape maintenance. Based on the superb quality of service being provided on the original contract, and to ensure a continuity of maintenance standards on this ReScape California (formally Bay Friendly) certified landscape, staff recommends amending the current contract with Los Loza to increase it by \$175,200 annually and increase the contingency budget by \$17,520. Staff also recommends appropriating \$36,500 from the General Fund to the Landscape Maintenance Division to fund the added Linear Park maintenance services through the remainder of FY 2023. Staff also requests an increase of the FY 2023 contingency budget by \$7,200 to repair unexpected damage caused by vehicle accidents.

BACKGROUND AND DISCUSSION

In December 2020, staff released RFQ 2107-111920 to solicit quotes for contracted landscape maintenance along the Route 238 Project (Phases 1 and 2) and received five proposals. In March 2021, the Council adopted Resolution 21-029 awarding the contract to Los Loza in an annual amount of \$270,000, subject to CPI increases, and an annual contingency of \$20,000. The contract has a term length through FY 2023 with an option of three one-year extensions through FY 2026.

In April 2022, construction began on the approximately one-mile stretch of Linear Park along the eastern side of Route 238, roughly from Blanche Street to Fairway Street. The project includes reshaping a completely flat landscape area to echo the East Bay Hills, planting trees and native plants, using recycled concrete to expand pathways, adding seating using reclaimed wood and upcycled materials, and adding artworks to crosswalks, among numerous other improvements. Construction was completed and accepted in March 2023.

Staff recommends amending the current contract with Los Loza to include maintenance of Linear Park to provide continuity of landscape maintenance along Route 238. Los Loza is familiar with the level of service required to maintain Bay Friendly certification. The cost to maintain Linear Park is \$175,200 annually, which is roughly 10% of the total project construction cost. Staff also recommends authorizing an additional yearly contingency budget of \$17,520. Now that the new Linear Park's construction is complete, a prompt handoff from the project contractor to the City for contracted maintenance is especially important to support overall plant health, minimize weed growth and maintain this landscape's ReScape certification. Staff also recommends an appropriation from the General Fund to the Landscape Maintenance Division to fund Linear Park's maintenance costs through the end of FY 2023 in the amount of \$36,500. Below is a table outlining annual contractual costs, excluding CPI increases.

Maintenance Costs	FY 2022	FY 2023	FY 2024	FY 2025	FY 2026	Total
Rte 238 Phase 1 & 2 Contractual Cost	\$270,000	\$270,000	\$270,000	\$270,000	\$270,000	\$1,350,000
Rte 238 Phase 1 & 2 Contingency	\$20,000	\$27,200	\$20,000	\$20,000	\$20,000	\$107,200
Linear Park Contractual Cost		\$36,500	\$175,200	\$175,200	\$175,200	\$562,100
Linear Park Contingency			\$17,520	\$17,520	\$17,520	\$52,560
Total	\$290,000	\$333,700	\$482,720	\$482,720	\$482,720	\$2,071,860

ECONOMIC IMPACT

The Route 238 Project (Phases 1 and 2) and Linear Park provide positive economic benefits for nearby businesses and increased property values for residential areas. These projects also provide safety benefits to pedestrians, bicyclists, and vehicles with more efficient lighting, installation of medians, curb ramps, and bike lanes, and pavement improvement. Maintenance of these projects will continue providing environmental benefits, including water conservation, removal of blight, and beautifying the City.

FISCAL IMPACT

This item will be funded through the General Fund. Funding for this contract beyond FY 2023 will be dependent upon appropriated funds during the annual Operating Budget adoption process for FY 2024.

Staff is requesting an appropriation of \$36,500 from the General Fund for contractual services through the remainder of this fiscal year for the addition of Linear Park. Staff is also requesting an increase of the FY 2023 contingency budget by \$7,200. This contingency increase will have no impact on the General Fund, requires no additional funding appropriation and allows for the authority of an increased contingency.

SUSTAINABILITY FEATURES

This item will continue the sustainability features constructed in The Route 238 Project (Phase 1 and 2) and Linear Park, specifically:

1. Water – maintain drought tolerant plans and irrigation controllers to conserve water.
2. Environment – maintain native and climate appropriate plants.
3. Bicycle/Pedestrian Improvements – remove trash and debris within bicycle paths and walkways to provide safe alternatives to driving.

STRATEGIC ROADMAP

This item contributes to the following Strategic Priorities:

Invest in Infrastructure: Improve Mission Boulevard as a key ‘Gateway to the City.’

Enhance Quality of Life: Optimize City services that support a clean and beautiful City.

NEXT STEPS

If Council approves this item, the City Manager will execute an amendment to the contract with Los Loza Landscaping in an annual amount of \$175,200 and increase the contingency budget by \$17,520. The annual contingency increase of \$17,520 will be appropriated in the fiscal year where services are rendered. Staff will increase the current year contingency budget by \$7,200. Staff will also appropriate \$36,500 from the General Fund to the Landscape Maintenance Division (Fund 100) to fund the contract and contingency through the remainder of this fiscal year.

Prepared by: Manny Grewal, Management Analyst II
Richard Nield, Landscape Maintenance Manager

Recommended by: Todd Rullman, Director of Maintenance Services

Approved by:

A handwritten signature in black ink, appearing to read 'Kelly McAadoo', with a long horizontal stroke extending to the right.

Kelly McAadoo, City Manager