

City of Brisbane

Agenda Report

TO: Honorable Mayor and City Council

FROM: Karen Kinser, Deputy Director of Public Works

VIA: Director of Public Works/City Engineer via City Manager

SUBJECT: Brisbane Community Skatepark Project construction (9F05)

DATE: February 18, 2016

City Council Goals:

To maintain and improve infrastructure (3)

To develop recreational facilities and promote recreation, educational and cultural programs and passive uses related to parks (6)

Purpose:

To award the construction contract for a concrete skateboard park. This action is consistent with Council's earlier direction on design of a skatepark geared towards beginner to intermediate skaters, and is also consistent with the community's value of having public spaces and facilities available for community interaction.

Recommendations:

- 1) Award the construction contract for the Brisbane Community Skatepark Project (9F05) to Spohn Ranch Skateparks for \$ 309,938.19, and authorize the Mayor to sign the Agreement on behalf of the City.
- 2) Provide direction to staff regarding whether to include the additive alternate "Quarter Pipe Transition" in the contract for the bid amount of \$16,077.59.

Discussion:

The city received one bid on February 2, 2016, from Spohn Ranch Skateparks for \$309,938.19. Staff reviewed this bid and determined that the proposal was responsive and the bidder was responsible.

Council previously approved including an additive alternate bid item for a "Quarter Pipe Transition" element (see attached photo and concept plan) at the community's request. The quarter pipe transition on top of the platform will allow continuous skating flow and eliminate a dead end. This element will improve the skating experience for more intermediate or advanced skaters. The flat area and railing at the top of the element will also provide another observation area and safe spot for skaters to pause.

The construction is scheduled to take approximately three months from the date of execution of the contract. Impacts to motorists, pedestrians, and users of the adjacent basketball courts should be minimal during construction.

Fiscal Impact:

The total value of construction for completion of the skatepark is estimated at \$345,000, with approximately \$40,000 of construction to be completed as in-kind donation work by local contractors.

The single bid of \$309,938.19 received for the project that is the subject of this staff report is approximately \$5,000 more than the engineer's estimate of \$305,000. A supplemental appropriation from the Capital Facilities Fund is needed for this amount. Approving the inclusion of the additive alternate will increase this construction contract by \$16,077.59, and a supplemental appropriation would be needed from the Capital Facilities Fund for this additional amount.

Measure of Success:

Construction of a new, longer lasting skateboard park with a smoother surface which, when constructed, will see an increased activity level at all ages.

Attachments:

- Photo depicting a "Quarter Pipe Transition" on top of a platform
- Concept plan showing Quarter Pipe relative to other skatepark elements
- Authorization to Advertise agenda report dated December 19, 2015



Deputy Director of Public Works



Director of Public Works/City Engineer



City Manager

City of Brisbane

Agenda Report

TO: Honorable Mayor and City Council

FROM: Karen Kinser, Deputy Director of Public Works
Stuart Schillinger, Deputy City Manager

VIA: Randy Breault, Director of Public Works/City Engineer via Clay Holstine, City Manager

SUBJECT: Brisbane Community Skatepark Project (9F05)

DATE: December 17, 2015

City Council Goals: To maintain and improve infrastructure. (3)

To develop recreational facilities and promote recreation, educational and cultural programs and passive uses related to parks (6)

Purpose: Provide the Community with a concrete skateboard park geared towards beginner to intermediate skaters.

Recommendation:

1. Approve the conceptual design for the Brisbane Skatepark Project.
2. Authorize a supplemental appropriation of \$21,000 from the Capital Projects Fund for skatepark construction.
3. Authorize staff to release the plans and specifications when finalized (within one week).

Background: On December 16, 2013, City Council approved a process for the replacement of the existing skateboard park, which eventually resulted in a contract with Spohn Ranch Skateparks for preparation of plans and specifications.

Discussion:

Spohn Ranch developed conceptual design options, and on March 19, 2015 Council approved the conceptual design that was preferred by the users, and recommended by both the Park and Recreation Commission Teen Services Subcommittee and Council Facilities Subcommittee

A final community workshop was held after Council's approval of the conceptual design, and at that time the users suggested an additional feature for the skatepark; a "quarter pipe" on top of the platform area to create more flow through the features.

The consultant's 50% design submittal included a revised construction cost estimate of \$450,000. Cost increases were attributed to additional geotechnical requirements, new demolition requirements revealed by the survey, increased contractor labor costs, and previously not included California prevailing wage rate requirements. The Council Facilities Subcommittee made a recommendation to Brisbane Skatepark – Approve design

remove the “skate spot” west of the basketball courts from the construction documents, and to bid the requested “quarter pipe” on top of the platform area as an additive alternate rather than as a required part of construction. Council can determine whether to include the “quarter pipe” in the ultimate construction after binding bids have been received.

Early in the conceptual design process, the stakeholders suggested additional items to enhance the experience at the skateboard park; including a water fountain, a more aesthetic powder coated chain link fence, additional lighting, and seating. These additions were estimated to cost approximately \$36,000. Council requested the community develop a fundraising campaign for the additional items. As has been previously updated to Council, the Mothers of Brisbane worked with staff on a donor brick campaign, which raised approximately \$27,000. In addition, the City received over \$7,000 in donations from the sale of skatepark t-shirts and proceeds from two car shows.

Staff estimates the value of committed in-kind donations to be at least \$40,000. Work to be donated consists of tree and bush removal and stump grinding, water service installation for the water fountain, light pole relocation, significant demolition of the existing skatepark site, disposal of asphalt concrete, and the supply and grading of base rock materials. The City has also received a \$5,000 grant from the Tony Hawk foundation.

With respect to California Environmental Quality Act (CEQA) compliance, the project was determined to be Categorical Exempt, and a Notice of Exemption was prepared on December 8, 2015. No further action on this environmental determination is required by Council.

Fiscal Impact:

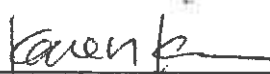
As shown in the attached spreadsheet, the total estimated construction cost for the recommended project is \$345,000. \$266,000 of this money will come from the city (\$245,000 approved in FY15/16, and a supplemental appropriation of \$21,000 requested in this staff report), and the remaining \$79,000 will come from community fund raising, in-kind donations, and grant money.

Measure of Success:

Construction of a new, longer lasting skateboard park with a smoother surface which, when constructed, will see an increased level of activity at all ages.

Attachments:

Brisbane Skatepark Design (3 plan sheets from working plan set for conceptual approval)
Table of Skatepark Construction Costs and Funding



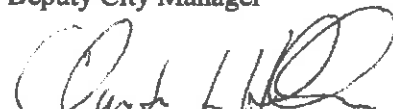
Deputy Director of Public Works



Director of Public Works/City Engineer



Deputy City Manager



City Manager

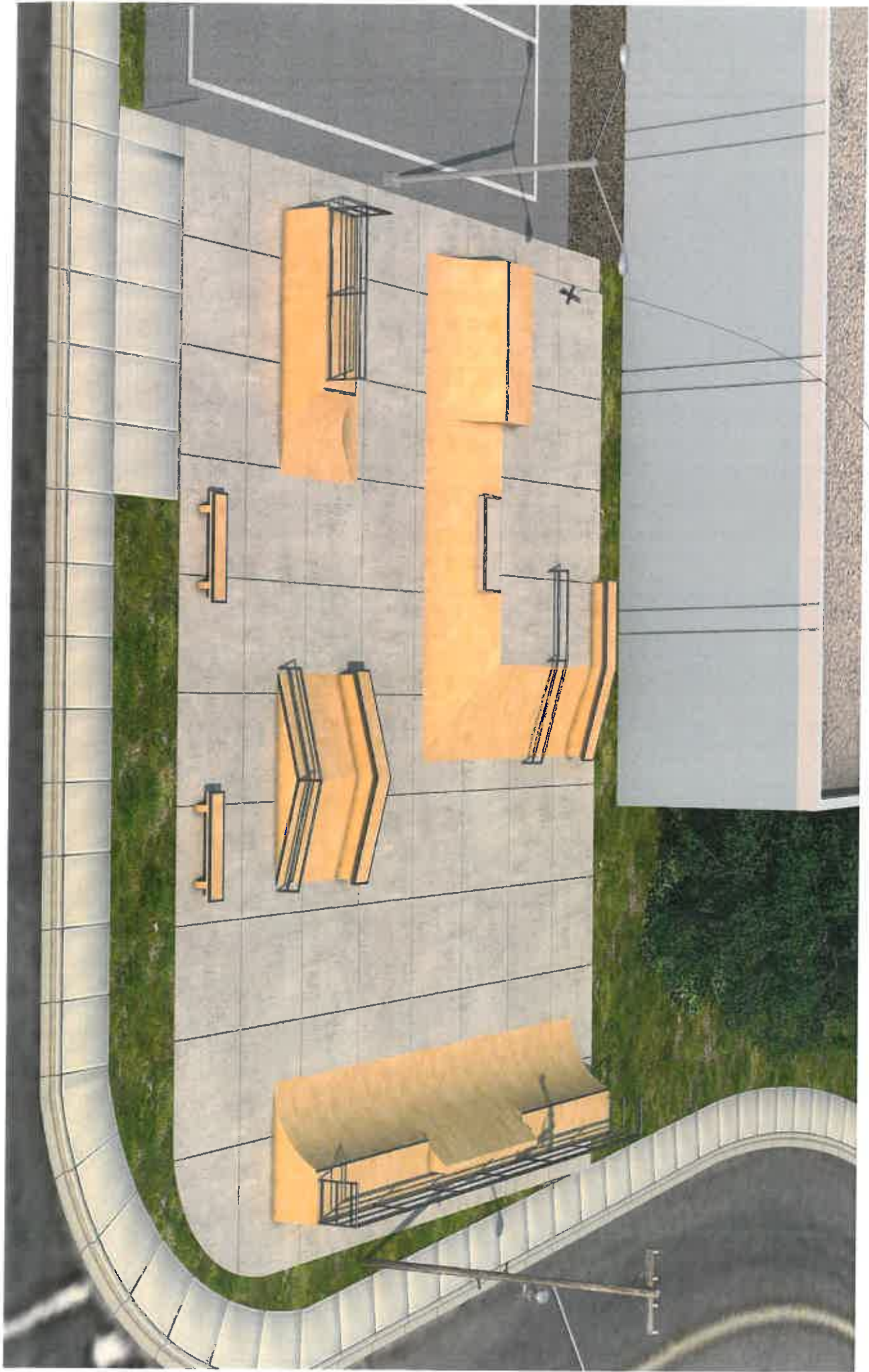
Skatepark Construction Costs and Funding
12/9/2015

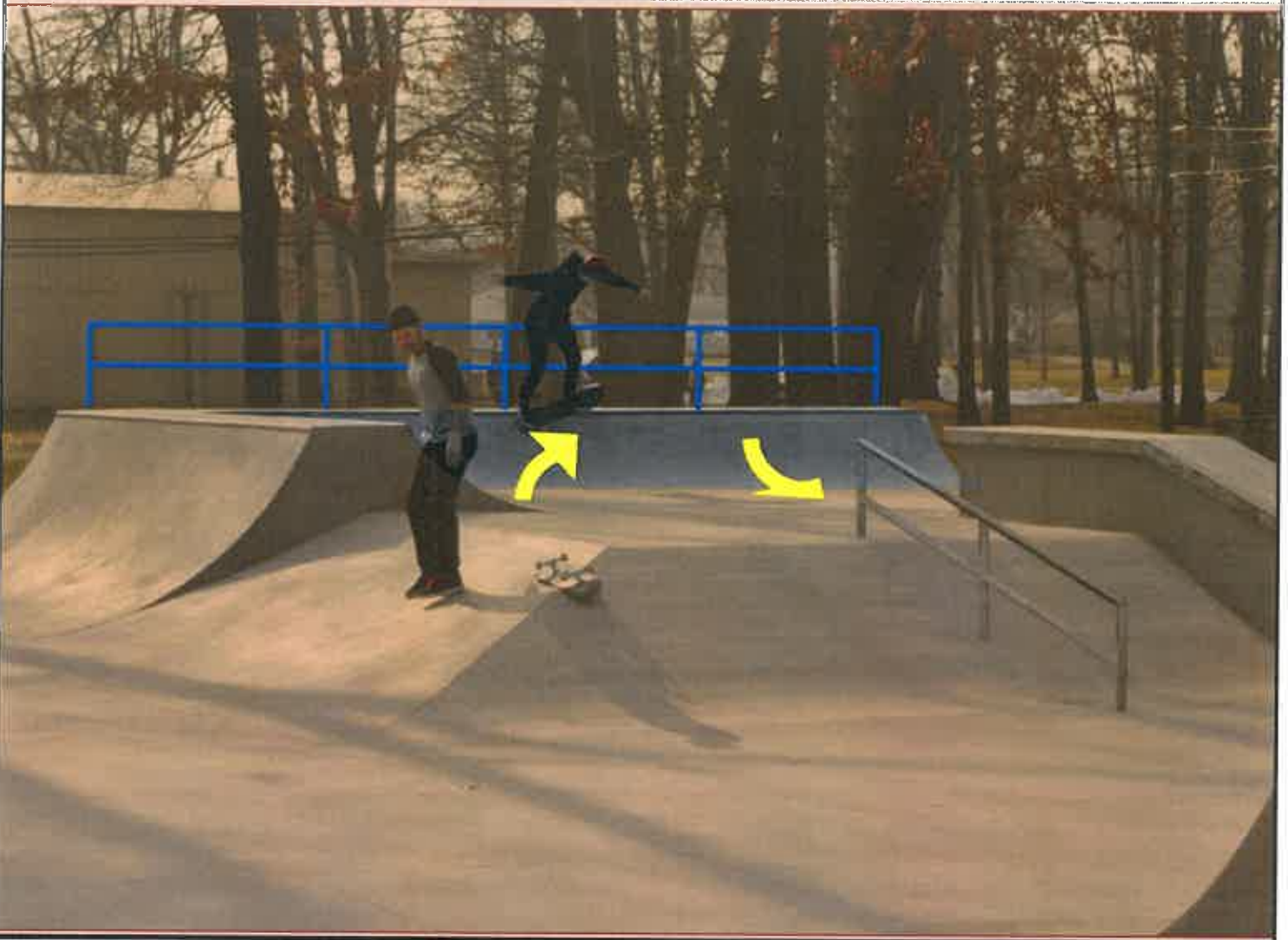
Skatepark Construction Cost Estimate	\$450,000
Remove "skate spot"	-\$75,000
"Quarter pipe" changed to additive alternate	-\$30,000
REVISED Construction Cost Estimate	\$345,000

FUNDING SOURCES	
2015/16 Capital Project Fund budget	\$245,000
Community Fundraising	
Donor Brick Campaign	\$26,700
T-shirt sales and Car show donations	\$7,300
In-kind donations (estimated)	\$40,000
Subtotal	\$74,000
Tony Hawk grant	\$5,000
Supplemental appropriation requested	\$21,000
TOTAL Funding	\$345,000

BRISBANE SKATE PARK CONCEPT PLAN

Proposed Additive Alternate Quarter Pipe location






EXAMPLE:

The photo above shows an existing example of the Additive Alternate Quarter Pipe Transition, with a protective guard rail drawn in. (Blue)

Without the addition of this Quarter Pipe, the park has a dead-end.

The addition of this transition provides continuous flow through out the park. The skateboarder in this photo is using the transition to continue his run and preparing to flow back through the park.

BRISBANE SKATE PARK	DATE: 02/09/16	City of Brisbane Public Works Department (415)508-2130 www.brisbaneca.org	
SAMPLE PHOTO	SCALE: NA		
ADDITIVE ALTERNATE QUARTERPIPE			