

TOWN COUNCIL STAFF REPORT

Title: Award contract for the Road & MUP Rehab 2024 Project to Qualcon Contractors, Inc.

Meeting Date: May 15, 2024

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RECOMMENDATION:

Staff Recommends Town Council:

- Approve the Plans and Specifications.
- Award a contract for the Base Bid plus Alternate 1 to the lowest responsive bidder, Qualcon Contractors Inc. in the amount of \$2,806,394.25.
- Authorize the Town Manager to execute the construction contract.
- Authorize the Public Works Director to accept the project upon completion.
- Authorize the Public Works Director to review and approve minor revisions to complete the project, up to an additional 10% of the award amount.

BACKGROUND:

Every year Town Staff completes road condition assessments of streets and multi-use paths (MUPs) throughout Town. The assessments are entered into an asset management software program known as Street Saver. Street Saver then produces results showing which roads have a high or low PCI (Pavement Condition Index). Staff use the software to run various reports and scenarios based on both PCI and available funds to prioritize which streets are the highest priority and need to receive maintenance. The results are confirmed in the field by both Engineering and the Street Maintenance Department. During the Fall of 2023, staff went through this process to develop the possible scope of work for this project, which has ultimately resulted in various segments of roads and MUPs being selected for maintenance based on the amount of funding available. The project scope of work recommended for contract award includes reconstruction of the following streets and MUPs (also shown in the attached map):

- Kelley Road
- Silver Tip Lane
- Monterey Pine Road – from Majestic Pines Drive to Silver Tip Lane
- Majestic Pines Drive – from Monterey Pine Road to NE End
- Mono Street
- Dorrance Drive – From Joaquin Road to Manzanita Road

- Multi-use Paths
 - Main Street North Side MUP - from 203 North of Old Mammoth Road to Mammoth Lakes Welcome Center
 - Old Mammoth Road MUP – from Waterford Avenue to Minaret Road
 - Mammoth Creek Park West MUP – near the Community Recreation Center (CRC)
- Alternate 1 – Raise Mammoth Community Water District (MCWD) Utility Covers

Additional roads or MUPs may be added to the project scope at a later date if additional funding is allocated.

ANALYSIS:

Staff solicited bids for the construction of the project beginning April 8, 2024. Bids were publicly opened on May 3, 2024, at 3:00 PM. Two (2) bids were received with base bid pricing as follows:

Qualcon Contractors, Inc.:	\$2,707,194.25
Spiess Construction Co, Inc.:	\$3,073,145.65

A bid review was completed, and no irregularities were identified.

FINANCIAL CONSIDERATIONS:

Each fiscal year the Town allocates \$580,000 to Fund 210 for road maintenance, which covers work such as annual crack sealing, pothole repair, striping and pavement markings, and other rehabilitation projects. Unused funds are carried over into the fund balance to be used in the future. The fund balance has been increasing over the past few years and is currently \$2,425,000. Staff is proposing to use \$807,462.15 of the \$2,425,000 balance to award a slurry seal contract in a separate contract. \$1,617,537.85 of the fund balance will be used for this project.

The low base bid was \$2,707,194.25, which was below the engineer’s estimate of \$3,200,000. Alternate 1 was included in the bid at the request of the Mammoth Community Water District (MCWD), and funding for this scope will be reimbursed to the Town by MCWD. The value of the MCWD work is approximately \$109,120.

Staff recommends using funds from unallocated capital reserves to cover the base bid and Alternate 1 plus 10% contingency for a total of \$3,087,033.68 as follows:

Road Rehab fund balance	\$1,617,537.85
Remaining FY23/24 Fund 210	\$500,000.00
FY24/25 Fund 210	\$400,000.00
Fund Balance – Future Capital 990	\$460,375.83
MCWD Reimbursement	\$109,120.00

ENVIRONMENTAL CONSIDERATIONS:

The Road & MUP Rehab 2024 project is exempt per California Environmental Quality Act (CEQA), Section 15301 (c), since the proposed project involves “operation, repair, maintenance, permitting, leasing , licensing, or minor alteration of “Existing highways and streets, sidewalks, gutters, bicycle and pedestrian trails, and similar facilities (this includes road grading for the purpose of public safety, and other alterations such as the addition of bicycle facilities, including but not limited to bicycle parking, bicycle-share facilities and bicycle lanes, transit improvements such as bus lanes, pedestrian crossings, street trees, and other similar alterations that do not create additional automobile lanes).” National Environmental Policy Act (NEPA) was not required for this project.

ATTACHMENTS:

Project Location Map