


Office of the City Manager

CONSENT CALENDAR

November 18, 2003

To: Honorable Mayor and Members of the City Council  
From:  Phil Kamlarz, Acting City Manager  
Subject: Contract for International Parking Design, Inc.

RECOMMENDATION

Adopt a Resolution authorizing the City Manager to execute an amendment to the contract with International Parking Design, Inc. to add \$50,000 for a total not to exceed \$74,500 for a more detailed Center Street Garage site analysis and preliminary design study to include the Freight & Salvage parcel Garage Addition, and extend the contract expiration date to December 31, 2004.

FISCAL IMPACTS OF RECOMMENDATION

The amendment will add \$50,000 to the current contract amount of \$24,500 for a total of \$74,500. Funds are available in budget code 835-0920-431-3038, Project 04TM11. The CMS Number is TMPMJ.

CURRENT SITUATION AND ITS EFFECTS

IPD completed the City of Berkeley, Downtown Parking Structure Site Feasibility Study in April 2003, which included an evaluation of seven sites in the downtown area to assess the feasibility of a parking structure. The entire amount of the original contract for this study (\$24,500) was spent. The City Manager is requesting an additional site analysis of the Center Street Garage site to include the Freight & Salvage property.

Downtown institutions depending heavily on available parking supply in the Center Street Garage are concerned with the temporary reduction in parking during the potential Center Street Garage reconstruction period. In order to ensure a continuous supply of parking in this location, IPD will be asked to assess the feasibility of first constructing parking on the Freight & Salvage parcel while Center Street Garage is still operational. Once the parking on the Freight & Salvage site is complete, demolition and reconstruction of the Center Street Garage would begin, and the two facilities would eventually be joined and managed as one facility. City staff are meeting with representatives of Freight & Salvage to ensure a mutually beneficial design.

BACKGROUND

In 2002, staff from Departments of Public Works, Transportation, Planning and the City Manager's Office met to develop a response to a potentially serious parking shortage downtown. In addition to expanded Transportation Demand Management activities, a number of potential sites

for development of new off-street parking facilities have emerged from these discussions. The Office of Transportation requested the execution of a professional services contract with a parking structure design firm to provide preliminary feasibility, design and budget estimates for seven identified opportunity sites for parking structure development. IPD was selected for a sole-source contract to complete this task.

RATIONALE FOR RECOMMENDATION

The City requires complex analysis beyond the capacity of staff in order to properly develop a garage design that will enable an expansion of the Center Street Garage while preserving parking supply during construction to the maximum extent possible. The full amount of \$50,000 is not necessary for the preliminary design study of the Freight & Salvage parcel Garage Addition, which is more likely to require \$10,000. The additional amount (\$40,000) will enable City staff to direct IPD to develop schematic design work or other tasks in the Scope of Work outlined in the January 6, 2003 contract, if needed. This will allow City staff to be responsive to any additional Council or City Manager directives on this topic.

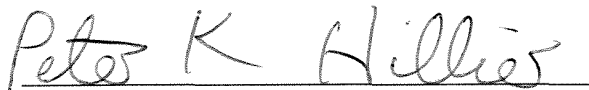
ALTERNATIVE ACTIONS CONSIDERED

Staff could be assigned this task, but do not have the time nor expertise to complete the assignment with adequate quality.

CONTACT PERSON

Matt Nichols, Principal Transportation Planner, 981-7068

Approved:



Peter Hillier, Assistant City Manager for Transportation

RESOLUTION NO. -N.S.

AUTHORIZING THE CITY MANAGER TO EXECUTE AN AMENDMENT TO THE CONTRACT WITH INTERNATIONAL PARKING DESIGN, INC. TO ADD \$50,000 FOR A TOTAL NOT TO EXCEED \$74,500 FOR A MORE DETAILED CENTER STREET GARAGE SITE ANALYSIS AND PRELIMINARY DESIGN STUDY TO INCLUDE THE FREIGHT & SALVAGE PARCEL GARAGE ADDITION, AND EXTEND THE CONTRACT EXPIRATION DATE TO DECEMBER 31, 2004.

WHEREAS, on January 6 2003, the City Manager authorized Contract Number 5960 with International Parking Design, Inc. for a Downtown Parking Structure Site Feasibility Study in an amount not to exceed \$24,500; and

WHEREAS, an additional site feasibility study of the Center Street Garage is required; and

WHEREAS, International Parking Design, Inc. was selected in January 2003 for a sole source contract; and the original contract amount is insufficient for the completion of this additional study; and

WHEREAS, funds are available in budget code 835-0920-431-3083, Project No. 04TM11, CMS Number TMPMJ.

NOW THEREFORE, BE IT RESOLVED by the Council of the City of Berkeley that the City Manager is authorized to execute an amendment to the contract with International Parking Design, Inc. to add \$50,000 for a total not to exceed \$74,500 (Budget code: 835-0920-431-3083) for a more detailed Center Street Garage site analysis and preliminary design study to include the Freight & Salvage parcel Garage addition, and extend the expiration date to December 31, 2004. A record signature copy of said contract to be on file in the Office of the City Clerk.