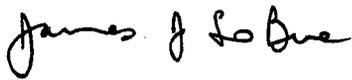


PLACER COUNTY

REDEVELOPMENT AGENCY

MEMORANDUM

TO: Honorable Members of the Redevelopment Agency Board
FROM: Thomas M. Miller, Director
James LoBue, Deputy Director 
DATE: August 9, 2011
SUBJECT: Professional Services Agreement for Construction Management, Inspection, Materials Testing, and Related Services for the North Auburn Highway 49 Streetscape Project, Contract No. CN000834

ACTION REQUESTED

Adopt a resolution authorizing the Redevelopment Agency Director or his designee to execute a Professional Services Agreement with Blackburn Consulting in an amount not to exceed \$101,442 for construction management, inspection, materials testing and related services for the North Auburn Highway 49 Streetscape Project, and authorizing the Director or his designee to execute, as needed, contract amendments for additional professional services in an amount not to exceed in total 10% of the contract amount.

BACKGROUND

The North Auburn Highway 49 Streetscape Improvements Phase I project includes new sidewalks, landscape, and other related improvements on the east side of Highway 49 between New Airport Road and Education Street. Design for this project is now complete and construction bidding documents are ready to be advertised. The Agency will need a construction manager with technical expertise to inspect and oversee the construction work, conduct materials testing, manage progress payments, and ensure compliance with local and state regulations.

The Agency issued a Request for Proposals (RFP) for construction management services, and received nine responses. After evaluation, Blackburn Consulting was selected as the highest rated team. Blackburn has extensive experience in construction management for similar projects, including several Placer County public works and streetscape projects.

ENVIRONMENTAL STATUS

A Mitigated Negative Declaration was prepared in compliance with the California Environmental Quality Act for the Phase I project and was adopted by the Agency Board on July 13, 2010. The Notice of Determination was posted July 21, 2010. The Agency also undertook review pursuant to the National Environmental Policy Act which resulted in a determination of Categorically Excluded from and the review was certified May 17, 2010.

FISCAL IMPACT

Phase I construction management costs will be financed with already budgeted tax increment and tax allocation bond proceeds from the North Auburn Redevelopment Project Area.

Attachment: Resolution
Map
Professional Services Agreement on file for review with the Clerk of the Board

cc: Karin Schwab, Agency Counsel

**Before the Placer County
Redevelopment Agency Board of Directors
State of California**

In the matter of:

Authorizing the Redevelopment Agency Director or his designee to execute a Professional Services Agreement with Blackburn Consulting in an amount not to exceed \$101,442 for construction management, inspection, materials testing, and related services for the North Auburn Highway 49 Streetscape Project, and authorizing the Director or his designee to sign contract amendments for additional professional services not to exceed in total 10% of the contract amount

Resol. No:.....

Ord. No:.....

First Reading:

The following Resolution was duly passed by the Redevelopment Agency Board of the County of Placer at a regular meeting held _____

by the following vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

Attest:
Clerk of said Board

Chair, Agency Board

WHEREAS, the Redevelopment Plan for the North Auburn Redevelopment Project Area (Project Area) was adopted by the Placer County Board of Supervisors on June 24, 1997 by Ordinance No. 4832-B and as subsequently amended from time to time;

WHEREAS, the Redevelopment Agency (Agency) is responsible for administering the Redevelopment Plan to effectuate redevelopment efforts within the Project Area;

WHEREAS; the Agency Board has determined the proposed Highway 49 Streetscape Master Plan would contribute to the Agency's achievement of the redevelopment goals including the removal of blight, improvement of substandard infrastructure, and support for the local business community;

WHEREAS, without redevelopment assistance, the proposed improvements would not occur or be significantly delayed;

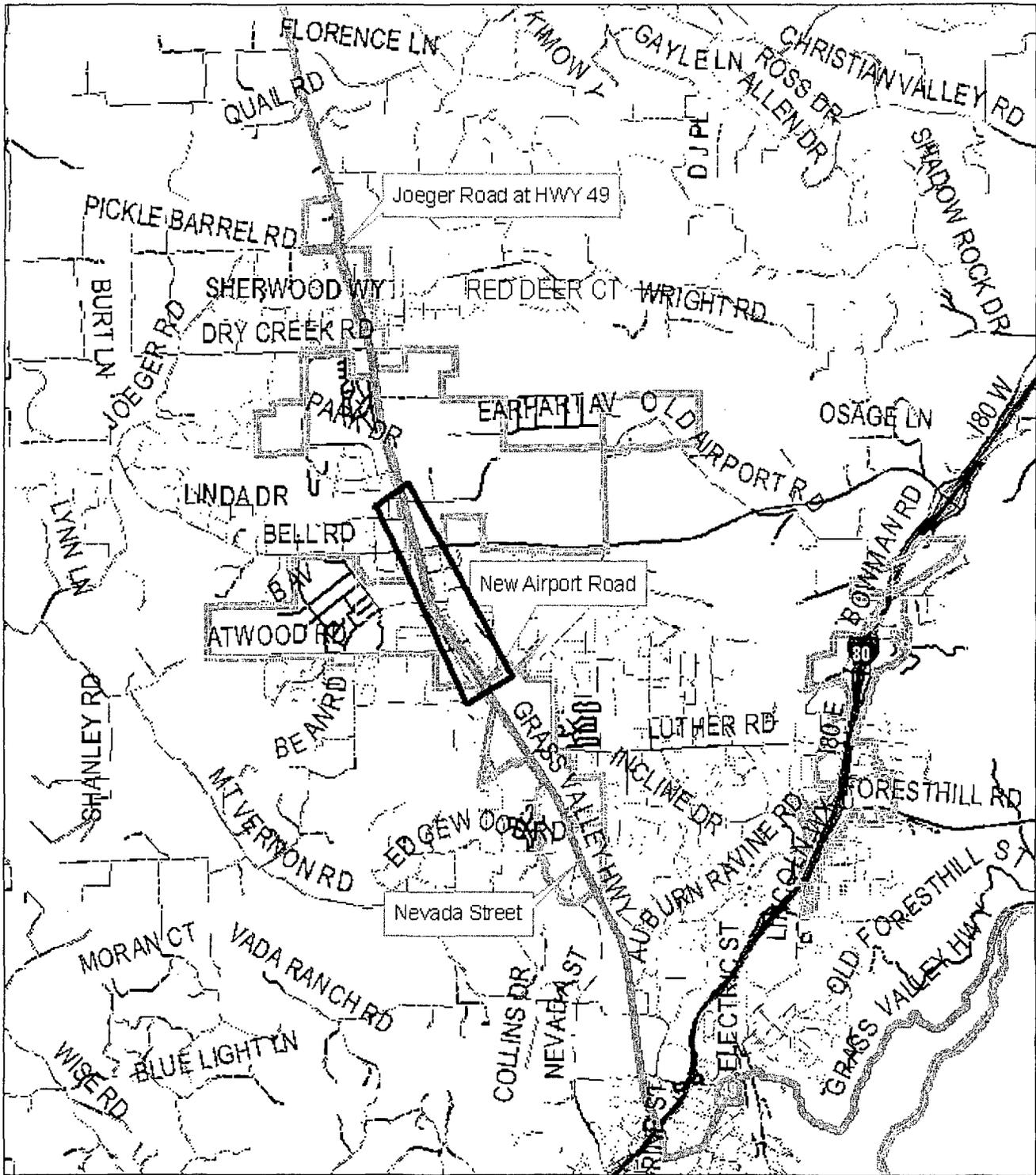
WHEREAS, the Agency desires to enter into a Professional Services Agreement (Agreement) with Blackburn Consulting, in a not to exceed amount of \$101,442 and also execute, as needed, in total 10% contingency to cover unforeseen expenses; and

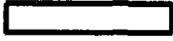
WHEREAS, in compliance with the California Environmental Quality Act, on July 13, 2010, the Agency prepared and adopted a Mitigated Negative Declaration for the proposed physical improvements of the Project. The Notice of Determination was posted July 21, 2010. A review under the National Environmental Policy Act resulted in a determination of Categorically Excluded was certified May 17, 2010.

NOW, THEREFORE, BE IT RESOLVED that the Redevelopment Director or designee is authorized to execute a Professional Services Agreement with Blackburn Consulting., in a not to exceed amount of \$101,442.

BE IT FURTHER RESOLVED, that the Redevelopment Director or designee is authorized to amend the Agreement, as needed, up to an additional in total 10% of the contract amount.

BE IT FURTHER RESOLVED, by the Agency Board that this Resolution shall become effective immediately upon adoption.



Phase 1 

**Highway 49 Streetscape Project
 Master Plan Boundaries
 Joeger Road to Nevada Street
 Phase 1 of Project
 Education Street to New Airport Road**



