



DATE: March 5, 2019

TO: Mayor and City Council

FROM: Interim Director of Public Works

SUBJECT: Fire Station 6 and Fire Training Center Project: Abatement and Deconstruction of Existing Buildings – Approval of Plans and Specifications and Call for Bids

RECOMMENDATION

That the Council adopts the attached resolution (Attachment II) approving the plans and specifications for the abatement and deconstruction of the existing Fire Station 6 and Fire Training Center structures.

SUMMARY

To build the new Fire Station 6 and Fire Training Center, the existing fire station and several fire training center structures will need to be deconstructed. Based on the materials sampling and testing, hazardous materials abatement will be required of these buildings prior to deconstruction. Staff has prepared construction documents based on the hazardous abatement reports and deconstruction plans prepared by consultants and seeks Council approval of the plans and specifications and call for bids.

BACKGROUND

On June 3, 2014, voters approved Measure C, which authorized the City to increase the sales tax rate by one-half cent for twenty years for, among other things, the restoration and maintenance of City services and facilities, including firefighting/emergency medical services. Based on the facility needs assessment report completed on October 10, 2014 by Ross Drulis Cusenbery (RDC) for Fire Stations 1-6 and the Fire Training Center, substantial upgrades were needed in these aging facilities. Fire Stations 1-5 required renovation and were separated from Fire Station 6 and the Fire Training Center since the latter facilities will be reconstructed and expanded. The Fire Stations 1-5 project is completed. The Fire Station 6 and the Fire Training Center Project is currently in the construction document phase.

Fire Station 6 and the Fire Training Center are located on West Winton Avenue and serve the industrial area. The Aircraft Rescue and Fire Fighting (ARFF) unit is also housed at Fire Station 6, which is adjacent to the Hayward Executive Airport. The Fire Training Center consists of a collection of structures and training facilities assembled over the past forty years. The antiquated and generally dilapidated facilities consist of five main buildings: Fire Station 6; the four-story training tower; the classroom building; the burn building; and the storage building.

DISCUSSION

Deconstruction of the existing Fire Station 6, the training tower, the classroom building, the burn building and storage building will be necessary to make room for the new Fire Station 6 and Fire Training Center. Due to the age of the buildings, environmental consultant Monte Deignan & Associates was contracted to perform inspection, sampling, and testing of building materials of each building. The report concluded that these five buildings contain asbestos. Abatement of asbestos containing materials is performed by asbestos abatement contractors in accordance with regulations and requirements of the Division of Occupational Safety and Health of the Department of Industrial Relations. This project will remove asbestos containing materials, recycle materials, and then deconstruct the existing buildings in preparation for the construction of the new Fire Station 6 and Fire Training Center.

Deconstruction was originally included in the main project to construct the new buildings. Since these buildings require a specialized contractor for deconstruction, it would likely be more cost effective to separate this work from the main project to construct the new buildings. Furthermore, if unknown issues arise during abatement or deconstruction, the delay would be isolated to the abatement and deconstruction phase and not impact the main construction project.

FISCAL IMPACT

The estimated costs for abatement and deconstruction are as follows:

Construction Contract	\$ 325,000
Construction Contingency (ACO)	\$ 32,500
Construction Administration	\$ 50,000
Permit Fees, Inspection & Testing	<u>\$ 50,000</u>
Total	\$457,500

The Adopted FY 2019 CIP includes a total of \$3,500,000 for Project 07481 – New Fire Station No. 6 and \$25,187,000 for Project 07482 – New Fire Training Center in Fund 406 – Measure C. The cost for the abatement and deconstruction of the existing buildings will be covered by these funds.

The total updated project cost is scheduled for discussion with the Council Infrastructure Committee (CIC) during the Special CIC meeting on March 6, 2019. ¹

STRATEGIC INITIATIVES

This agenda item supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities initiative is to create and support structures, services, and amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work, and play for all. This agenda item supports the following goals and objectives:

Goal 1: Improve quality of life for residents, business owners, and community members

¹ [Council Infrastructure Committee Meeting Staff Report](#) – Report will be posted no later than March 1, 2019.

in all Hayward neighborhoods.

Objective 1: Increase neighborhood safety and cohesion.

Objective 2: Foster a sense of place and support neighborhood pride.

SUSTAINABILITY FEATURES

The action taken for this agenda report will result in the development of the new Fire Station 6 and Fire Training Center Improvement Project, which will include sustainability features to make the facility eligible for LEED Silver Certification or better and to achieve zero net energy.

PUBLIC CONTACT

As part of the CEQA requirements, the Initial Study and Mitigated Negative Declaration were posted for public review and a public hearing was brought before the Planning Commission on October 25, 2018.

NEXT STEPS

Open Bids	April 2, 2019
Award Contract	April 30, 2019
Begin Work	May 20, 2019
Complete Work	July 19, 2019

Prepared by: Kathy Garcia, Deputy Director of Public Works

Recommended by: Alex Ameri, Interim Director of Public Works

Approved by:



Kelly McAdoo, City Manager