



## **CITY OF MENIFEE**

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**SUBJECT:** Agreement with SouthStar Engineering & Consulting, Inc. for the Central Park Amphitheater Project Construction Management

**MEETING DATE:** December 6, 2023

**TO:** Mayor and City Council

**PREPARED BY:** Nancy Rodriguez, Management Analyst

**REVIEWED BY:** Jonathan Nicks, Deputy City Manager

**APPROVED BY:** Rebekah Kramer, Acting City Manager

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### **RECOMMENDED ACTION**

1. Approve and authorize the City Manager to execute a Professional Services Agreement with Southstar Engineering & Consulting, Inc. for construction management services in an amount not-to-exceed \$855,091.

### **DISCUSSION**

As part of the newly adopted Strategic Plan, the City has increased its focus on community engagement and social infrastructure by focusing on opportunities where residents can gather and engage with the community. On March 3, 2021, the City Council unanimously approved the conceptual design for the Central Park Amphitheater (“Project”). The conceptual design presented was approved after years of progressive work from a simple shade structure to a sophisticated and premiere architectural centerpiece for the City. The amphitheater would be used for annual City events as well as to hold concerts and art shows by local musical groups and performers.

On June 2, 2021, the City Council authorized a professional services agreement with TYLin International (“TYLin”) for the full design, engineering, and architectural services of the amphitheater. Taking into consideration the previously approved conceptual design, TYLin was able to complete the comprehensive final design allowing staff to proceed with the construction phase of the project. The design included two separate and unique structures: the main shade structure and the rear storage and preparation area. To continue with the construction of the amphitheater, a construction management and labor and compliance consultant would be required.

On August 30, 2023, staff issued Request for Proposal (RFP) No. 2024-6 for the construction management services required for this Project. The work would consist of construction

management and labor and compliance services. The City received a sole proposal from Southstar Engineering & Consulting, Inc (SouthStar).

A committee consisting of City staff evaluated the proposal to determine if they met the needs of the Project. The firm was evaluated based on the criteria set forth in the RFP which included qualifications of the firm, proposed staffing plan, project approach, project understanding, and quality of responsiveness of the proposal.

Under the California Government Code Section 4526 local agencies are required to select professional services for construction project management solely on the basis of demonstrated competence and professional qualifications. For this reason, cost proposals are sealed until the selection process is completed. Following the selection of SouthStar as the highest-ranking proposer, staff-initiated cost negotiations resulting in a cost reduction of \$143,407 as detailed in Table 1.

**Table 1 – SouthStar Proposal Cost**

	<b>Cost</b>
Original Proposal Cost	\$998,498
Final Cost	\$855,091
<b>Total Amount Reduced</b>	<b>\$143,407</b>

The proposed Project has been determined to be Categorical Exempt under the California Environmental Quality Act (CEQA) and CEQA Guidelines, Section 15301 (Class 1 - Existing Facilities).

### **STRATEGIC PLAN OBJECTIVE**

Community Engagement and Social Infrastructure

### **FISCAL IMPACT**

The cost of the agreement with SouthStar Engineering & Consulting Inc. for construction management totals \$855,091. Funds are currently available in the existing project funding, and no additional budget appropriation would be required for this action.

The total anticipated cost for the project is estimated at \$6,626,861 which includes construction, construction management, labor compliance, design support services, and other costs typically associated with a construction project. Approval of the Construction Management services for the Project is contingent upon approval of the agreements and associated budget amendments required to support the Project Design Support Services (TYLin) and Construction (Optima RPM).

### **ATTACHMENTS**

1. SouthStar Engineering & Consulting, Inc. Agreement