



MOUNTAINS RECREATION & CONSERVATION AUTHORITY

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MEMORANDUM

TO: The Governing Board

FROM:  Joseph T. Edmiston, FAICP, Hon. ASLA, Executive Officer

DATE: January 4, 2017

SUBJECT: **Agenda Item XI: Consideration of resolution authorizing a contract with TELACU Construction Management for construction management services for the Compton Creek Natural Park at Washington Elementary Phase 2 project.**

Staff Recommendation: That the Governing Board adopt the attached resolution authorizing a contract with TELACU Construction Management for construction management services for the Compton Creek Natural Park at Washington Elementary Phase 2 project in an amount not to exceed \$63,228.

Background: The construction of this project was put out to public bid in October 2016. APSI Construction Management (APSI) provided pre-construction management services which included constructability review of the plans, cost estimating, bid assistance and recruiting potential bidders for the Compton Creek Natural Park at Washington Elementary Phase 2 project. After bids were received, TELACU Construction Management (TCM) assisted with evaluating the bid and determining the lowest responsive and responsible bidder. TCM has recommended awarding the construction contract to Access Pacific, which is also before the Governing Board for consideration during this January meeting.

Staff is highly satisfied with the quality and value of work performed by TCM on past and current construction projects and recommends that they provide construction management services through the construction and close-out phases of this project. TCM has provided a proposal for the construction phase based on the staffing level they estimate is necessary to manage the project during the estimated 6-month construction and close-out process.

TELACU has strong experience working with public agencies as well as with the development of green spaces, and specializes in the planning and development of California construction projects. TELACU (The East Los Angeles Community Union) is a non-profit Community Development Corporation (CDC) established in 1968. TELACU was initially funded through federal legislation to revitalize urban, underserved communities throughout the United States. The parent, non-profit CDC

Agenda Item XI
January 4, 2017
Page 2

owns and operates a family of companies called TELACU Industries. These for-profit businesses, including TELACU Construction Management, provide the economic means for TELACU to sustain its non-profit community-focused entities.

TCM submitted a proposal for \$57,480. Staff recommends that the Board approve 10% more than the proposal amount to allow for contingencies and additional required services that are not known at this time.

Consideration: The proposed action would authorize a professional services contract with TELACU Construction Management in an amount not to exceed \$63,228. The contract will be funded through existing grants, and was included in the fiscal year 16/17 budget.