



**DATE:** September 25, 2018

**CATEGORY:** Consent

**DEPT.:** Community Development

**TITLE:** **North Bayshore Precise Plan Contract Amendment with Rami + Associates**

### **RECOMMENDATION**

Authorize the City Manager to amend a contract with Raimi + Associates from \$1,176,050 to \$1,196,050 for completion of an additional task related to the adopted North Bayshore Precise Plan CIP 11-45.

### **BACKGROUND**

The City Council authorized contracts with Raimi + Associates to help the City develop the North Bayshore Precise Plans. The total contract amount for Raimi + Associates for both Precise Plan phases totaled \$1,176,050.

The amendment to update the most recent Precise Plan was authorized in April 2015. The authorized scope of work for the 2015 contract amendment included key tasks such as community outreach meetings; policy development; public hearing attendance; and preparing the Draft Plan.

During subsequent Council discussions, Councilmembers expressed an interest about a special community workshop with a panel of planning and housing experts that was not included in the original scope of work. The intent was to provide a larger discussion and context for creating a completely new residential neighborhood in North Bayshore with a significant amount of new housing. Staff proceeded with planning for this work with the goal to reconcile the budget at a later date.

The housing panel was held on July 25, 2015 at the Senior Center. The panel included consultants Fred Kent, planner, Project for Public Spaces, New York; Doug Farr, architect, Farr Associates, Chicago; and Karen Altschuler, planner, Perkins + Will, San Francisco. The cost of this workshop was approximately \$20,000 (\$12,000 for the panel to prepare for and present their observations and recommendations on creating a new neighborhood in North Bayshore, and \$7,800 for Raimi + Associates for preparation and

postpanel work). Information from the panel discussion provided the community members who attended a better understanding of the scale of housing that could be built in North Bayshore, and helped inform Council's decision on the amount and location of housing and land area that ultimately became part of the Precise Plan.

Raimi + Associates finished their work on the Precise Plan in March 2018. This amendment is being brought to Council at this time following a final accounting of the outstanding invoices for the project.

### **ANALYSIS**

Staff recommends that the Council authorize staff to amend the contract with Raimi + Associates from \$1,176,050 to \$1,196,050 to fund the additional housing panel that was held in support of the North Bayshore Precise Plan process.

### **FISCAL IMPACT**

There is adequate budget in the project to fund the requested \$20,000 amendment.

### **ALTERNATIVE**

1. Do not direct staff to amend the scope of work and authorize the City Manager or designee to execute the contract with a revised budget.

**PUBLIC NOTICING** – Agenda posting.

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