

SANTA BARBARA COUNTY BOARD AGENDA LETTER



Clerk of the Board of Supervisors
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Agenda Number:
Prepared on: March 17, 2006
Department Name: County Executive Office
Department No.: 990
Agenda Date: April 11, 2006
Placement: Admin
Estimate Time:
Continued Item: No
If Yes, date from:

TO: Redevelopment Agency Board of Directors

FROM: Michael F. Brown, Executive Director, Redevelopment Agency

STAFF CONTACT: Terri Maus-Nisich, Assistant County Executive Officer
Jamie Goldstein, Deputy Director, Redevelopment Agency (x 8050)

SUBJECT: Pardall Road contract authorization

Recommendation:

That the County of Santa Barbara Redevelopment Agency Board of Directors:

Authorize the Chair to execute a \$171,200 contract (Attachment 1) with Roma Design Group, not a local consultant, to prepare schematic designs for the Pardall Road Enhancement Project.

Background:

In 1990, the Santa Barbara County Board of Supervisors adopted the Isla Vista Redevelopment Plan. The primary Redevelopment Plan goals were to remedy, remove and prevent physical blight and economic obsolescence; encourage housing rehabilitation; develop public infrastructure improvements; increase open space; protect environmentally sensitive areas; address infrastructure issues; and construct public facilities.

Since 2000 staff has worked with the community, the Isla Vista Project Area Committee/General Plan Advisory Committee, the University of California Santa Barbara, and Isla Vista Recreation and Parks District to prepare the Isla Vista Master Plan.

The draft Master Plan identifies General Plan policy changes for Isla Vista and infrastructure improvement projects necessary for community revitalization. One of those projects is the Pardall Road Enhancement Project. This project was identified to create a vibrant downtown by:

- Increasing business viability and accessibility
- Providing innovative traffic control measures to improve traffic flow and safety, and enhance emergency access to the area
- Improving pedestrian spaces and widening sidewalks, and
- Increasing the quantity and quality of downtown landscaping.

Scope of Work

The scope of work (Exhibit A) with Roma Design Group outlines the steps necessary to implement the streetscape improvement project.

The proposed project has been broken into three phases. This scope of work is for Phase I only. Later project phases will require Board authorization of additional contracts. The following table outlines the project steps and depicts how this contract integrates with the overall work effort.

Pardall Road Enhancement Process

| | Project Phase | Date | Cost |
|------------------|---|-------------------------|----------------------------------|
| This contract | Phase I - Schematic Design | Spring-Summer 2006 | \$171,200 |
| Future contracts | Phase II - Final Design: Construction Documents | Winter-Spring 2007 | \$225-\$275,000 – staff estimate |
| | Phase III - Construction | Summer '07 – Winter '08 | \$2,500,000 – staff estimate |

Mandates and Service Levels:

This project is identified in the draft Isla Vista Master Plan. When implemented, the project will improve physical infrastructure in downtown Isla Vista, which is intended to catalyze private sector investment.

Consistency with Work Program:

The Pardall Road Enhancement Project is included in Agency’s FY 05/06 work program, which was reviewed and approved by your Board on August 16, 2005.

Fiscal and Facilities Impacts:

The Redevelopment Agency’s FY 05/06 budget includes \$150,000 toward the implementation of this contract. As the contract will be phased over two fiscal years, it is anticipated that the remaining \$21,200 will be included in the proposed FY 06/07 Agency budget.

When Phase I of this project is completed, staff will bring additional contracts for consideration. It is estimated that it will cost approximately \$3 million in current dollars to design and construct the project. Those costs are expected to increase over time due to rising construction costs.

The Agency’s bonding capacity is estimated at \$23 million over the next five years. Pending Board authorization, these funds could be used to finance both construction of this project and other Agency initiatives.

Special Instructions:

Clerk of the Board to forward minute order and signed contract to Jamie Goldstein.

Concurrence:

N/A