



April 3, 2025

TO:	Capitol Area Development Authority (CADA) Board of Directors
SUBJECT:	April 18, 2025 Board Meeting AGENDA ITEM 8 CHANGE ORDER #2 WITH CARTWRIGHT NOR CAL RELATED TO THE 14TH & O STREET BULB-OUTS AND CREATIVE CROSSWALKS PROJECT IN THE AMOUNT OF \$26,500
CONTACT PERSON:	Marc de la Vergne, Deputy Executive and Sustainability Director

RECOMMENDATION:

Staff recommends the Board adopt a resolution authorizing the Executive Director to enter into Change Order #2 in the amount of \$26,500 with Cartwright Nor Cal related to the 14th & O Street Bulb-Outs and Creative Crosswalks Project.

BACKGROUND

CADA entered into a design services contract with Cartwright Nor Cal in August, 2022 for the purpose of designing the civil engineering improvements needed for the 14th & O intersection upgrades project. Initially, the project scope of work was limited to designing corner bulb-outs, sidewalks, curbs and gutters, asphalt improvements and associated drainage work. In August 2023, the design team submitted the project design to the City of Sacramento for design review and permits with the expectation that the team would design and submit drawings to the City at a later date for what are commonly called "creative crosswalks" and, potentially, for an artistic mandala to be situated in the middle of the intersection.

Initially, staff assumed that the design for the crosswalks and mandala would reflect installation of a thermoplastic design into the crosswalks along the lines of the technique that was used about eight years ago in Lavender Heights at the corner of 20th and K Streets. However, as staff researched the performance characteristics of this type of creative crosswalk design where it has been installed in two locations in Sacramento, it became apparent that durability and color-fading are issues that needed to be considered with this approach.

Late in 2024, CADA became aware of a paver-based design approach, which has been used in a number of other communities and also very recently near Dixieanne Avenue in Sacramento. The technique involves custom-cutting traffic-grade pavers according to whatever pattern the client desires and installing them on a concrete base to provide significant rigidity and, therefore, a much longer lifespan when compared with painted crosswalk art surfaces or embossed thermoplastic. The oldest such installation staff are aware of is a Paverart Co. product in New Jersey and has performed well over the 22 years since it was installed.

As a result of this research, staff has directed its design team to incorporate a paver-based approach into the 14th & O construction drawings. Because this approach was not contemplated in Cartwright's initial proposal and in the resulting contract with CADA, Board

authorization of a change order is needed at this time to authorize the Executive Director to enter into a change order with Cartwright.

ANALYSIS

The recommended change order is the second change order to the original 2022 Cartwright contract. The first change order, which was approved under the Executive Director's contract signing authority, was for \$16,500 and was intended to fund the costs of additional work that was required related to the two outdoor seating areas and the required City of Sacramento outdoor seating encroachment permits. The \$16,500 was for cost and time needed to prepare the designs that the City needed in order to approve the requested outdoor café seating encroachment permits, as they exceeded what Cartwright estimated in its 2022 proposal.

The first element of Change Order #2 is to incorporate the paver-based approach and the second element of Change Order #2 is a request to fund bidding assistance and construction administration services that will be required to ensure the construction of the 14th & O improvements, including the crosswalks, is carried out correctly and in conformance with the construction drawings. The change order will also enable Cartwright to answer contractor questions during construction, provide guidance to the contractor when needed, and conduct periodic inspections of the work. As soon as the City approves the revised 14th & O design drawings, which will now include the creative crosswalks, staff will be able to pull the construction permits and begin the construction bidding process.

POLICY

The recommended second change order is valued at \$26,500. When combined with the \$16,500 value of change order #1, the total is \$43,000, which exceeds the \$20,000 maximum consulting contract change amount the Executive Director has the authority to approve. For this reason, Change Order #2 must be brought to the Board for approval.

FINANCIAL IMPACT

The total of the requested change order plus Change Order #1 is \$43,000. CADA's current O Street budget contains \$243,297 in remaining funding for professional services, so the change order is comfortably within CADA's budget.

ENVIRONMENTAL ISSUES

This project, which involves the installation of corner bulb-outs, will not substantially change the capacity of the intersection. This is a small infill project that is considered to be exempt under CEQA.

This item does not require CEQA review or certification. This project falls under the categorical exemption for existing facilities in class 1, section 15301. Class 1 consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use.

CADA STRATEGIC PLAN

The proposed action addresses the following 2024-2029 CADA Strategic Plan goals:

1. *Demonstrate our commitment to environmentally sustainable practices that reduce CADA's carbon footprint, reduce water consumption, and increase our commercial and residential buildings' resilience in the face of climate change impacts.*

This project supports Goal 1 by converting turf to climate appropriate plantings with drip irrigation at three locations at the 14th & O Street intersection. The project also promotes a more efficient use of water by replacing asphalt with permeable surfaces

that channel water into the local aquifer instead of into the City's stormwater drainage system where it would otherwise be wasted.

2. *Identify and fund placemaking artwork and events that activate, strengthen, and increase the attractiveness and livability of neighborhoods.*

This project supports Goal 2's encouragement of placemaking by increasing the amount of outdoor seating, providing very attractive new landscaping, and by introducing five multi-color mandalas and crosswalk paving stones to the intersection, all with the goal of further implementing the CADA Envision O Street Plan by creating a destination spot at 14th and O.

Attachments:

1. Resolution 25-XX
2. Cartwright Nor Cal Proposal for Additional Design Services – Change Order #2
3. 14th and O Street Creative Crosswalk Plans

RESOLUTION NO. 25 – 14

Adopted by the Capitol Area Development Authority

April 18, 2025

**RESOLUTION AUTHORIZING APPROVAL OF CHANGE
ORDER #2 WITH CARTWRIGHT NOR CAL RELATED TO
THE 14TH & O STREET BULB-OUTS AND CREATIVE
CROSSWALKS PROJECT**

WHEREAS, CADA entered into a design services contract with Cartwright Nor Cal in August, 2022 for the purpose of designing the civil engineering improvements needed for the proposed 14th & O intersection upgrades;

WHEREAS, CADA entered into Change Order #1 with Cartwright to fund additional design work associated with outdoor café permitting and associated encroachment permits;

WHEREAS, a second change order is needed to fund additional work not anticipated in the base contract, specifically, adding the design of creative crosswalks to the construction documents to be submitted to the City for a construction permit; and

WHEREAS, CADA will require Cartwright Nor Cal to provide assistance during the construction bidding process and oversight services during construction, which were services not included in the base contract.

NOW, THEREFORE, BE IT RESOLVED, by the Capitol Area Development Authority that the Board of Directors hereby authorizes the Executive Director to enter into Change Order #2, in the amount of \$26,500.

Ann Bailey, Chair

ATTEST:

Tara Gandara
Secretary to the Board of Directors

Amendment No. 2

To Agreement for the Provision of Limited Professional Services entered into at Roseville, CA on September 22, 2022 between Cartwright Nor Cal, Inc. (CNC/Engineer) and Capitol Area Development Authority (Client)

Project Number: 2225025

Date: February 18, 2025

Project Name: 14th and O Street

Location: Sacramento, CA

1. Refer to "An Agreement for the Provision of Limited Professional Services", Scope of Services. Add the following:

Task 7. Creative Crosswalk Construction Documents – CNC will provide civil engineering construction document design and support services for the Creative Crosswalk Construction Document improvement plans. CNC will work with the Client and Client design team to further develop the preliminary creative crosswalk and mandala paver design based on PAVERART's final Layout Plan. CNC will provide construction cost estimates and compile the final Construction Document Permit set for submittal to the City as part of our Major Encroachment Permit plan set currently under review for the other intersection improvement items (bulb-outs, extended outdoor seating improvements, intersection signing and striping). The previous design plans will be revised to incorporate creative crosswalk improvements. CNC will coordinate civil design by phone and email with the City, Client and Client design team to identify and address potential conflicts, issues, and coordination of overall project grading and drainage design, paver design, and street signing and striping plans.

Scope assumes landscape improvement plans will be supplemental sheets to the overall Improvement Plan set to be compiled by CNC. CNC assumes separate artist submittal package will be provided to CNC as separate supplemental plan sheets to incorporate into the major encroachment permit set.

CNC will coordinate submittal requirements and plan check review comments with City staff, Utility companies, and Client. CNC will assist Client with obtaining approvals and process plans through final approval.

Task 8. Construction and Bid Assistance - CNC will provide in-office bidding support with providing answers to bidder questions. CNC will also provide in-office construction support assistance with preparing responses to contractor RFIs. CNC will also provide on-site construction assistance by providing field engineering support and attend meetings during the course of construction as requested by Client.

CNC will make minor and incidental revisions to the plans as required and produce record drawings as requested by the Client. The record drawings will be based on redline markups of field revisions as provided by the contractor

We propose to perform this task on a time and materials basis with a not-to-exceed (NTE) budget.

CARTWRIGHT NOR CAL

CIVIL ENGINEERING & PROJECT MANAGEMENT

2. Refer to "An Agreement for the Provision of Limited Professional Services", Fee Arrangement. Add the following:

Task 7. Creative Crosswalk Construction Documents – Lump sum fee of SIXTEEN thousand, FIVE hundred dollars (\$16,500).

Task 8. Construction and Bid Assistance – Time and Materials fee of TEN thousand dollars (\$10,000).

The total fee for this amendment is \$26,500.

The total revised contract amount is EIGHTY-EIGHT thousand THREE hundred dollars (\$88,300).

Except as specifically amended by this Amendment No. 2, the contract shall remain unchanged and in full force and effect.

Offered by (Engineer):

Name: Monica Wuebker-Jarwin, PE
Address: 3010 Lava Ridge Court, Suite 160
City, St, Zip: Roseville, CA 95661
Phone: 916.978.4001
Email: monicaw@cartwrightengineers.com
License No. C72740

Accepted by (Client):

Capitol Area Development Authority
Name: Marc de la Vergne
Address: 1522 14th Street
City, St, Zip: Sacramento, CA 95814
Phone: 916.322.2114 Ext. 103
Email: mdelavergne@cadanet.org

(signature)

(date)

(signature)

(date)

Please review, sign and email a copy or send original back to:

**Cartwright Nor Cal, Inc.
3010 Lava Ridge Court, Suite 160
Roseville, CA 95661**

