



London N. Breed, Mayor  
Philip A. Ginsburg, General Manager

**Date:** February 6, 2019

**To:** Recreation and Park Commission  
Capital Committee

**Through:** Philip A. Ginsburg, General Manager  
Toks Ajike, Director, Capital and Planning Division

**From:** Charlene Angsucu, Project Manager

**Subject:** Alice Chalmers Playground Renovation - Construction Contract Award

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### **Agenda Wording**

Discussion and possible action to award a construction contract to Azul Works, Inc. in an amount not to exceed \$1,497,000, for the Alice Chalmers Playground Renovation Project (Contract No. 1000010916).

### **Strategic Plan**

#### Strategy 1: Inspire Public Space

*Objective: Strengthen the quality of existing parks and facilities.*

#### Strategy 2: Inspire Play

*Objective: Strengthen and promote the safety, health, and well-being of San Francisco's youth and seniors.*

### **Background**

Alice Chalmers Playground is located mid-block on Brunswick between Whittier and Lowell in the Outer Mission neighborhood. It is located in Supervisorial District 11. The existing playground is approximately 3,800 square feet in size.

This project is one of 13 playgrounds that will be renovated across the City as part of the Let's Play SF! Initiative. Let'sPlaySF! is a partnership between San Francisco's Recreation and Parks Department and the San Francisco Parks Alliance to renovate the City's worst playgrounds. These playgrounds serve 20,000 children and were selected for renovation by a Playgrounds Task Force because they contain unhealthy wood or are in low-to moderate-income neighborhoods dense with children.

The renovation of Alice Chalmers Playground, as part of the Let'sPlaySF! Initiative is driven by the transformative power of play centered around three main ideas:



Wellness: Playgrounds encourage kids to get outside and away from screens. Outdoor play burns calories and helps develop muscle strength, and coordination and can foster a lifelong love of outdoor activities.

Creativity: Playgrounds nurture growing brains by promoting imaginative and cooperative play that can foster advanced cognitive skills in young brains.

Community: Playgrounds bring people together. They allow people to connect across social, economic and age group divides.

## **Community Process**

The Recreation and Park Department (RPD), with support from the San Francisco Parks Alliance and landscape architecture consultant Groundworks Office, collected extensive input from the community to inform the concept design.

RPD held four community meetings on the following dates:

- June 22, 2017
- September 28, 2017
- December 16, 2017
- February 17, 2018

Other forms of engagement included focus groups with students from Longfellow Elementary specifically with the Jamestown after-school Program and SF Christian School (SFCS). A unique focus group with local elementary educators was also held. In addition, the project team sought additional feedback from parents and students at SF Shared Schoolyards. Multi-lingual noticing of these community meetings were done through on-site postings, postal mailings in the park's immediate vicinity, door-to-door canvassing, and flyers outside the local elementary schools during after-school pickup hours.

The concept design for the project was approved by the Recreation and Park Commission in March 2018.

## **Proposed Renovation Program**

The Alice Chalmers Playground provides kids a tactile and active play experience. The playground culminates in a large fort structure that will offer commanding views, and foster a creative and imaginary type of play experience (Exhibit C).

The overall scope of the project includes:

- Renovation of the children's play area with new play equipment for tot and school age children
- New safety surfacing
- Improvements to the main entrance to create an accessible, inviting, and welcoming park experience
- Improvements to the surrounding playground pathways and restrooms to make them compliant with current accessibility codes and standards
- Tree wells with integrated platform seating to serve as a respite from the dense urban setting

- New landscaping and vegetation to soften the site
- New picnic tables and flexible seating

**Bid Information**

The Recreation and Park Department, supported by the Department of Public Works, advertised the bid for the project on December 4, 2018. A pre-bid conference was held on December 13, 2018. Bids were opened on January 9, 2019, and a total of five bids were received. A tabulation of bids is attached for reference (Exhibit A). Azul Works, Inc. was determined to be the lowest, responsive, and responsible bidder with a bid of \$1,497,000. No bid protests were received.

**Sources and Uses of Funding**

*Sources*

2012 Clean and Safe Neighborhood Parks Bond	\$2,667,023
Private Grant, San Francisco Parks Alliance	\$432,977
<b>Total Sources</b>	<b>\$3,100,000</b>

*Uses*

Construction / hard costs	\$1,721,550
Softs costs	\$1,001,228
Reserve	\$377,222
<b>Total Uses</b>	<b>\$3,100,000</b>

**Project Schedule**

Planning	Summer 2017 – Winter 2018
Design	Winter 2018 – Fall 2018
Bid/Award	Fall 2018 – Spring 2019
Construction	Spring 2019 – Fall 2019

**Environmental Review**

The project has been reviewed by the Planning Department (Case No. 2017-014589ENV) and was issued a Categorical Exemption under Class 1 – Existing Facilities and Class 4 – Minor Alterations to Land (Exhibit B).

**Staff Recommendation**

Staff recommends that the Commission award a construction contract to Azul Works, Inc. in an amount not to exceed \$1,497,000, for the Alice Chalmers Playground Renovation Project (Contract No. 1000010916).

**Supported By**

Supervisor Safai  
San Francisco Christian School

San Francisco Parks Alliance  
Calvary Baptist Church

**Opposed By**

None known

**Attachments**

Exhibit A. Tabulation of Bids and Subcontractor List  
Exhibit B. CEQA Determination  
Exhibit C. Conceptual Design Graphics