



# City of San Rafael Public Safety Center

October 2018  
Issue 9



October progress picture – layout of first floor rebar and beams in preparation for concrete.

**PROJECT TEAM:** Owner: City of San Rafael  
Project/Construction Manager: Kitchell, Sacramento, CA  
Architect: Mary McGrath Architects, Oakland, CA  
Contractor – Alten Construction, Inc.

For more information on the San Rafael Essential Facilities, projects please visit  
<https://www.cityofsanrafael.org/departments/facilities>

## Executive Summary

In November 2013, Measure E was passed by the voters of San Rafael extending for 20 years an existing 0.5% sales tax and adding 0.25% in an effort to set aside funds to begin to address the aging public safety facilities in San Rafael. In July 2015 the City Council approved a strategic plan for essential public safety facilities which updated the 2003 facility condition assessments, developed space needs of essential facilities, feasibility studies of improving existing and new public safety facilities, developed project budgets and funding plan, prioritized projects, and developed a phasing and implementation schedule. The plan recommended seven projects including a new public safety center housing both the police and fire departments as well as the rebuilding of Fire Station 51, 52 and 57. In addition, the plan recommended upgrades to the other fire stations for seismic safety and operational improvements. In late 2015, architect and construction management team began the design process for the Phase 1 projects, which included Fire Station 51, 52, 57 and the Public Safety Center.

**This report provides a current update on the progress of Public Safety Center located on along 5<sup>th</sup> Avenue between C-Street and D-Street.**

## Project Description/Scope

The proposed 43,500 sf facility includes a 17,000 sf basement and apparatus parking area and features a shared lobby which reaches out tower the corner of D St. and 5th Ave. The new facility will house core facilities including kitchen, dining, dayroom, restrooms, fitness room and apparatus support spaces. This facility has been designed to accommodate Fire Men, Paramedics and police department personnel. Other key elements for the facility include the following elements: Conference Rooms, Emergency Operations Center (EOC), training room, break rooms, sleeping rooms, lobby and public restrooms, men's and women's staff toilets, all infrastructure support areas including computer rooms, electrical rooms. Etc. Other notable items is basement level contains on-site parking for marked patrol vehicles and specialty PD units, the PD holding facility, evidence storage and processing functions and storage areas for the motors and bicycle patrol units. It is a secure area with a two-way access ramp on D St. And a second exit to C St. There will also be an emergency operations center that includes seating for 60 and training at tables for 24 with support areas for the emergency management functions. This emergency operation center will also function as the facilities training classroom and as a community meeting space.

## Project Progress

During the month of October Alten Construction finished with the Slab on Grade at the basement level and all of the offsite utilities (water, sewer, storm drain and gas). Contractor then proceeded with the installation of the shoring for the first floor (podium deck). All of the Contractor's forces have been focusing on getting the Podium Deck ready for the big concrete pour. This has taken a lot of coordination laying out all the gridlines, walls, offices and restrooms so the subs can layout and install rebar, sleeves, drains, electrical conduits and embeds correctly. The team's goal is to have the first floor poured and the site weatherized before the rain season arrives. Continued inspection by the Inspector of Record (IOR) and the City inspector are occurring weekly.



October progress pictures—Domestic Water connection on the left / Fire Backflow valves on the right

### Project Activities this Month

- ▶ Finished pouring the Slab on Grade for the basement level.
- ▶ Started the installation of the Shoring for the first floor (podium deck).
- ▶ Installation of the first floor rebar.
- ▶ Craned in and set up of the Generator.
- ▶ Continue with dewatering of the site.
- ▶ Finished with the off-site underground Utilities, SD, Sewer, water lines and gas line.

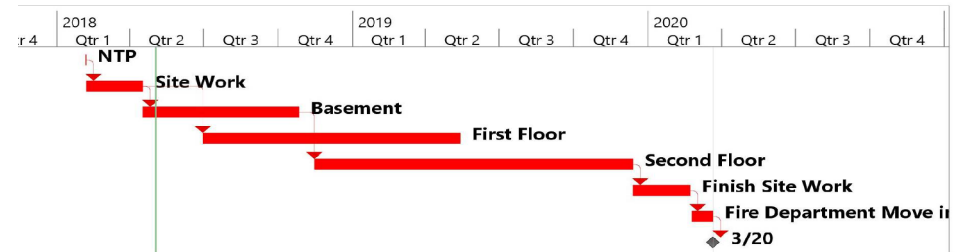
### Anticipated November Activities

- ▶ Continue with the installation of the Shoring for the first floor (Podium Deck).
- ▶ Continued with the installation of rebar, insets, embeds and drains for the first floor.
- ▶ Continuing with dewatering.
- ▶ Underground crew moved to onsite underground.
- ▶ Pour of the First Floor (podium deck)
- ▶ Installation of all sleeves, MEP, electrical conduits and boxes on the first floor.



October progress picture – Overview of project site progress.

## Project Schedule Information



Note: Contractor schedule shows work to be complete on time/ March 20,, 2020, new completion date.

## Project Budget Information

	Budgeted/Bid Costs	Expensed to Date (*)
Construction Hard Costs	\$34,039,000	\$7,338,698
Remaining Construction Contingency	\$1,384,230	
Authorized Chnge Orders	\$364,770	
Early Demolition	\$842,000	\$873,314
Project Soft Costs - Design & Admin	\$9,987,266	\$5,436,147
<b>Total Project Costs</b>	<b>\$46,617,266</b>	<b>\$13,648,159</b>

Note: Project budget information is based on Cities Project Expense Transaction Detail Report.