

RESOLUTION NO. 160-25

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RICHMOND, CALIFORNIA, FOR THE ACCEPTANCE OF THE BOOKER T. ANDERSON COMMUNITY CENTER FIRE RESTORATION, INFRASTRUCTURE AND HVAC PROJECTS AS COMPLETE AND AUTHORIZING THE CITY CLERK TO RECORD THE NOTICE OF COMPLETION AND THE RELEASE OF BONDS AND RETENTION

WHEREAS, the City of Richmond City Council awarded a construction contract to Arntz Builders, Inc. for the Booker T. Anderson Community Center Fire Restoration, Infrastructure and HVAC Projects in the amount not to exceed \$3,302,178, which covered the low bid, an alternate bid item, costs for copper vandalism, and a contingency on October 25, 2022; and

WHEREAS, the City recommended expanding the scope beyond fire damage repair to address broader community needs and create a more cohesive and functional facility. This included \$500,000 for HVAC Renovations and \$1,000,000 for Infrastructure improvements; and

WHEREAS, these additions, totaling \$1,500,000, were integrated into the original contract. On April 16, 2024, the City Council approved an amendment that brought Arntz Builders' total contract amount to \$3,978,715, with an approved contingency of \$397,871; and

WHEREAS, the final contract for all three capital improvement projects—the initial fire restoration, HVAC, and infrastructure—had a total not-to-exceed amount of \$4,376,586.

WHEREAS, the total construction cost for the project was \$4,156,427, which includes the base contract and approved change orders.; and

WHEREAS, the budget and project construction costs status are as follows:

A. Construction Contract Amount	\$3,978,715
B. Approved Change orders	\$177,712
C. Design, Construction Management, and Miscellaneous	<u>\$853,554 (estimated)</u>

Total Projected Project Cost \$5,009,981

WHEREAS, the project was completed under the authorized not-to-exceed construction costs of \$4,376,586 for construction, resulting in approximately \$220,159 in unspent contingency funds. The remaining project balance, including unspent contingency, in Projects 23045 and AR247 was allocated to BTA Phase III Project 23061.

WHEREAS, project plans and specifications were prepared by City staff, and construction activities were completed in accordance with the approved plans, specifications, and City of Richmond standards.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Richmond as follows:

Section 1. The City Council finds and determines that the foregoing recitals are true and correct and are incorporated into this resolution by reference.

Section 2. The City Council hereby accepts the construction of the Booker T. Anderson Community Center Fire Restoration, Infrastructure, and HVAC Projects by Arntz Builders, Inc. as complete, affirms that the work was performed in accordance with City standards, authorizes the City Clerk to record the Notice of Completion with the Contra Costa County Recorder, and authorizes the City Engineer to release all applicable bonds and retention payments.

Section 3. The City Council designates the City Clerk as the custodian of the documents and materials constituting the record of proceedings upon which this decision is based. These records shall be maintained at the Office of the City Clerk at 450 Civic Center Plaza, Richmond, California 94804.

Section 4. This resolution shall take effect immediately upon its passage.

I certify that the foregoing resolution was passed and adopted by the City Council of the City of Richmond at a regular meeting thereof held on November 18, 2025, by the following vote:

AYES: Councilmembers Bana, Brown, Jimenez, Robinson,
Wilson, Vice Mayor Zepeda, and Mayor Martinez.

NOES: None.

ABSTENTIONS: None.

ABSENT: None.

PAMELA CHRISTIAN
CLERK OF THE CITY OF RICHMOND

Approved: (SEAL)

EDUARDO MARTINEZ
Mayor

Approved as to form:

DAVE ALESHIRE
City Attorney

State of California }
County of Contra Costa } : ss.
City of Richmond }

I certify that the foregoing is a true copy of **Resolution No. 160-25**, finally passed and adopted by the City Council of the City of Richmond at a regular meeting held on November 18, 2025.


Pamela Christian, Clerk of the City of Richmond