



## CONSENT CALENDAR

### City of San Bernardino Request for Council Action

**Date:** December 7, 2022

**To:** Honorable Mayor and City Council Members

**From:** Robert D. Field, City Manager  
Daniel Hernandez, Agency Director of Public Works,  
Operations and Maintenance

**Department:** Public Works

**Subject:** **Progressive Design Build - California Theatre  
Improvements Project (Ward 1)**

#### **Recommendation:**

It is recommended that the Mayor and City Council of the City of San Bernardino, California, adopt Resolution No. 2022-261:

1. Approving an award of \$4,561,400 to Tilden-Coil Constructors, Inc. for the renovation of the California Theatre Improvement Project in accordance with the executed Progressive Design-Build Contract; and
2. Authorizing the Agency Director of Administrative Services to record a budget amendment in the amount of \$2,370,431 from Measure S Fund to increase the purchase order with an amount not to exceed \$4,870,431.

#### **Background**

The Public Works Department, Fleet and Building Maintenance Division, is responsible for maintaining the California Theater located at 562 West 4th Street, San Bernardino.

The California Theatre in San Bernardino opened in 1928. It was added to the National Register of Historic Places in 2009. It is an example of Spanish Colonial Revival architecture, or California Churrigueresque. The theatre houses one of the only remaining Wurlitzer Style 216 pipe organs, which is original to the building.

On April 6, 2022, the Mayor and City Council approved a Progressive Design Build agreement with Tilden-Coil Constructors Inc. in an amount of \$309,031 to start conducting the necessary studies to produce a list of required improvements within a reasonable budget.

On July 20, 2022, the Mayor and City Council approved Resolution No. 2022-74, accepting Grant Funds in the amount of \$2,500,000 from the California Arts Council for the California Theatre.

### **Discussion**

The California Theatre has historically been a critical economic element for downtown San Bernardino, as well as the overall San Bernardino community. Over the years and due to the COVID-19 pandemic, the California Theatre operations came to halt, resulting in a loss of economic activity and a valuable local performing arts landmark. To facilitate further growth of the economy of downtown San Bernardino and the San Bernardino business community, the City of San Bernardino explores opportunities to secure funding to renovate the Theatre. Once work starts, the vision is to hire an experienced performing arts operator to operate the theatre.

Based on studies and the project construction budget, Tilden-Coil Constructors, Inc. will perform the following improvements on the California Theatre:

1. Hazardous Material Abatement
2. Mold removal
3. ADA Accessibility
4. Architectural Finishes, including painting inside and outside and floor replacement
5. HVAC Replacement
6. Lighting and Controls
7. Theatrical Lighting
8. Sound System
9. Theatrical Sound
10. Acoustics
11. Organ Repair
12. Street Front Facade

The total amount of \$4,561,400 includes design and contingency costs.

### **2021-2025 Strategic Targets and Goals**

This project is consistent with Goal No 1f: Improved Operational & Financial Capacity - Create an asset management plan. This project will contribute to financial stability by creating an asset management plan to support economic growth and ensures necessary renovations take place at the City-owned landmark.

### **Fiscal Impact**

There is a General Fund Impact as a result of this Project. the \$309,031 was initially paid from unspent Measure S Funds and then reimbursed from grant proceed resulting in \$2,190,969 remaining from the grant funds.

The following demonstrates the funding needed for the project:

Progressive Design Build Contract (Studies and Partial Design)	\$309,031
<u>Construction and Complete Design</u>	<u>\$4,561,400</u>
Total	\$4,870,431

Funding required to complete the project:

California Art Council Grant	\$2,500,000
<u>Measure S Funding required</u>	<u>\$2,370,431</u>
Total	\$4,870,431

### **Conclusion**

It is recommended that the Mayor and City Council of the City of San Bernardino, California, adopt Resolution No. 2022-261:

1. Approving an award of \$4,561,400 to Tilden-Coil Constructors, Inc. for the renovation of the California Theatre Improvement Project in accordance with executed Progressive Design-Build Contract; and
2. Authorizing the Agency Director of Administrative Services to record a budget amendment in the amount of \$2,370,431 from Measure S Fund to increase the purchase order with an amount not to exceed \$4,870,431.

### **Attachments**

Attachment 1	Resolution No. 2022-261
Attachment 2	Improvements Cost Estimate
Attachment 3	Original Design-Build Contract with Tilden-Coil

### **Ward:**

First Ward

### **Synopsis of Previous Council Actions:**

April 6, 2022	Mayor and City Council approved a Progressive Design Build Contract with Tilden-Coil Constructors Inc. in an amount of \$309,031.
July 20, 2022	Mayor and City Council approved Resolution No. 2022-74, accepting Grant Funds in the amount of \$2,500,000 from the California Arts Council for the California Theatre.