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Low Bid Entered For City Hall Project; Use Permit Granted

By John Elliott
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Rosewall and Sons of Watsonville is the apparent low bidder for construction of a two-story addition to the Santa Cruz city hall, with a bid more than \$11,000 under the architect's estimate.

Bids from 14 separate contractors were opened yesterday afternoon, with a base bid of \$452,900 submitted by Rosewall. Architect's estimate for the work, scheduled to begin next month, was \$463,000.

In a related action last night, the city planning commission resolved earlier doubts and approved a use permit application for construction of the addition, on the condition the city provide legally adequate parking the day after the doors of the new building are opened.

The high base bid for construction was from Herwig of California in the amount of \$503,700.

The other 12 base bids, from low to high, were:

Henderson and Henderson, Santa Cruz, \$455,900 (only \$3000 above the Rosewall submittal); Vic Bogard, Santa Cruz, \$468,880; K. J. McGranahan, Santa

Cruz, \$473,312; G. W. Davis, Watsonville, \$474,000; F. B. Sterns, Aptos, \$481,143; E. A. Hathaway, San Jose, \$481,600; Landes Construction, Redwood City, \$486,684; Ralph Larson and Son, South San Francisco, \$489,913; Gil Construction Company, Pacheco, \$490,795; Barnhart Construction, Santa Clara, \$493,938; Ed Kingham, Santa Cruz, \$495,652; Jasper Construction, Santa Cruz, \$495,988.

Rosewall and Sons was also low when the base bid and four add - alternates were totaled, coming in with a combined bid of \$485,099. Herwig was high at \$536,500. The architect's estimate for the base and four alternates was \$497,200.

Alternate "A," estimated at \$3900, is for carpeting in lieu of tile in certain portions of the building; "B," with an estimate of \$17,800, is for exterior corridor and some site work; "C," estimated at \$11,000, is for perimeter corridor tile work; and "D," estimated at \$1500, is for a night depository drop box.

Low bidders on "A" were Hathaway and Sterns, both at \$4000; McGranahan submitted a bid of \$12,553 for the low on "B" and \$8659 for the low on "C," while Davis, Gill Construction and Sterns submit-

ted identical low bids of \$1600 on alternate "D."

The planning commission last night voted unanimously to grant the city a use permit for construction, after making it clear a minimum of 39 parking spaces should be in existence when the addition opens, probably late in 1967.

City Manager David Koester has been ill for the past three days and was not able to attend the session, as planned. Speaking for the city in its use permit request was Mayor Eugene Fleming, who told planners the city staff, administration and council "recognize the necessity" for adequate off-street parking, "perhaps more than anyone else."

He said the council, he is convinced, will also demand sufficient parking space and noted there is a long-range acquisition plan for land behind city hall.

Commissioners took note of the long - range acquisition scheme and attempted to set a time limit. Part of their use

permit approval was a recommendation that the city acquire enough land to build a 100-plus parking lot behind the city hall complex with five years.

Taking mild exception to the provision of free parking for city employees was Commissioner Cecil Bates, who noted employees of private industry receive no such preferential treatment. Dr. John Morris asked that the possibility of long-term metered parking be considered for the city hall parking facility.

Neal Walton, city planning director, said today all present parking behind city hall will be eliminated by the new addition and that 26 new spaces will be provided after construction. The additional 13 spaces required by ordinance will have to come through further land acquisition.

He said it is likely that when land is acquired by the city a lot with either 47 or 65 spaces will be possible, rather than the minimum of 39.

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