



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

**Date:** December 15, 2022

**To:** Recreation and Park Commission

**Through:** Philip A. Ginsburg, General Manager  
Stacy Bradley, Planning and Capital Program Director

**From:** Monica Scott, Project Manager

**Subject:** Crocker Amazon Soccer Fields Renovation Project – Contract Award

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### **Agenda Wording**

Discussion and possible action to award a construction contract for the Crocker Amazon Soccer Fields Renovation Project (Sourcing Event ID # 0000007516) to Minerva Construction in the amount of up to \$5,283,000, to cover (1) the base bid (\$5,163,000), and (2) bid alternates #1-2 (\$120,000).

### **Background Information**

Crocker Amazon is one of several of the Recreation and Park Department's facilities with synthetic turf athletic fields. Located along the border of the Excelsior and Crocker-Amazon neighborhoods (Supervisory District 11), the Department renovated the field with synthetic turf in 2008. The facility is a very popular space for soccer and general recreational play. Because of its heavy use and age, the field needs to be renovated by replacing the original synthetic turf material and making improvements to the associated field amenities such as furniture and site access.

Over the past decade, the Department reviewed and monitored the synthetic turf industry as it continued to evolve in terms of technology and use of materials. Part of the monitoring process was to continually review the various turf infill product options, their applicable uses for San Francisco parks, and their durability and performance. Many site visits have been conducted throughout the Bay Area to review turf products/fields firsthand, discuss their successes and challenges with field users and maintenance staff. Based on this research, the Department piloted a natural infill product (cork and sand) at Garfield Square and Franklin Square in 2016, and subsequently installed the same infill at Silver Terrace in 2019, Youngblood Coleman and Mission Pool Playground field in 2020, and South Sunset in 2022. Based on the success evident



at these sites, which has been monitored closely by staff since installation, the same natural infill product (cork and sand) will be used at Crocker Amazon.

## **Proposed Renovation**

As mentioned above, this project is focused solely on the renovation of the synthetic turf athletic fields. Work also includes making improvements to park amenities that are directly related to the function of the athletic fields.

Crocker Amazon Soccer Fields, located at 1645 Geneva Avenue, within McLaren Park, hosts five soccer pitches, and the primary project area is 380,000 square feet in size. It is surrounded on all four sides with chain link fencing, which separates the field from other park uses, including basketball and tennis courts, a clubhouse and a children's play area. The proposed improvement elements include the following:

- Remove and recycle the existing synthetic turf and infill material;
- Install a new turf base pad on top of the existing field rock base material;
- Install new synthetic turf using a natural infill material;
- Provide new soccer goals for adult and youth play;
- Replace damaged and worn drinking fountain and park signage;
- Repave and stripe accessible stalls in the parking lot per ADA requirements;
- Repave portions of the sidewalk along Geneva Avenue.

(Attached is the site plan for the field area which shows the proposed work space)

## **Bid Process**

On October 27, 2022, the Recreation and Park Department, with the assistance of the Department of Public Works, advertised this field renovation project for formal construction bids and three contractors attended the pre-bid conference that was held on November 15, 2022. Three contractors submitted bids on November 30, 2022. A summary of the bids is attached for reference.

Minerva Construction is the low bidder with a bid value of \$5,283,000, to cover (1) the base bid (\$5,163,000), and (2) bid alternates #1-2 (\$120,000).

## **Anticipated Renovation Schedule**

Start of Construction: March 2023  
Substantial Completion: November 2023

## **Project Budget and Fund Source**

Fund Sources:

|  |  |
|--|--|
| General Fund   | \$3,600,000 (budgets: 21/22 and 22/23) |
| State of California Recreational<br>Infrastructure Revenue Enhancement Grant | \$1,000,000                            |
| City Fields Foundation Grant   | \$2,100,000                            |
| <b>Total:</b>  | <b>\$6,700,000</b>                     |

**Project Budget:**

|                   |   |
|-------------------|---|
| Soft Cost:        | \$ 700,000 (PM, design, surveys, investigation, project controls)   |
| <u>Hard Cost:</u> | <u>\$6,000,000</u> (construction, CM service, permits, contingency) |
| <b>Total:</b>     | <b>\$6,700,000</b>  |

**CEQA Approval**

On April 19, 2022, the Planning Department issued a Categorical Exemption under Class 1 (existing facilities).

**Staff Recommendation**

Staff recommends that the Commission award a construction contract for the Crocker Amazon Soccer Fields Renovation Project (Sourcing Event ID # 0000007516) to Minerva Construction in the amount of up to \$5,283,000, to cover (1) the base bid (\$5,163,000), and (2) bid alternates #1-2 (\$120,000).

**SUPPORTED BY:**

Recreation and Park Operation Staff  
Field users of Crocker Amazon  
City Fields Foundation

**OPPOSED BY:**

No opposition known

**ATTACHMENTS:**

Attachment 1: Crocker Amazon Project Site Plan  
Attachment 2: CEQA Exemption Determination Case No. 2022-000121ENV  
Attachment 3: Tabulation of Bids