City of Long Beach
Working Together to Serve

Memorandum

Date: July 11, 2017

To: Patrick H. West, City Manager

For: Mayor and Members of the City Council

From: John Gross, Director of Financial Management
Craig Beck, Director of Public Works
John Keisler, Director of Economic and Property Development

Subject: Citywide Project Labor Agreement – Update

On April 7, 2015, the City Council authorized the City Manager to execute a citywide Project Labor Agreement (PLA) between the City of Long Beach, Los Angeles/Orange Counties Building and Construction Trades Council, and the signatory Craft Councils and Local Unions signing the Agreement for all covered projects over $500,000 for a period of five years.

This memorandum constitutes the first PLA Annual Report, and reflects progress from December 2015 through June 2017. This includes the first full year with active projects under the PLA, along with subsequent data accumulated over the last few months. The following sections of this report include a description of the fundamental provisions of the PLA, the projects to which PLA has applied, the PLA administrative process and associated costs to the City, and compliance with PLA requirements and goals.

PLA PROVISIONS

The PLA applies to all covered projects over the threshold amount of $500,000 subject to State and Federal or other funding restrictions. The PLA does not apply to projects in the City right-of-way, nor would it apply to projects typically performed by City employees. Key provisions of the PLA include the following:

- Contractors hiring for PLA projects must use labor from union groups within the Los Angeles/Orange Counties Building and Construction Trades Council. The contractors can either be signatory to the building trades, which means that when they do work they are hiring only members of the trades, or if they have an individual that is currently a part of their workforce and is considered a non-union member, the worker has to pay monthly and working dues to the union in order to perform work on the project during the time that they are on the job, essentially granting the worker temporary union membership.

- If a contractor wants to use their own non-union employees on a PLA project, those workers must meet the "core employee" requirements, and the contractor must abide by what is known as the one-to-one hiring ratio. Core employees must have resided in Long Beach, or Gateway Cities, for the last 100 working days prior to project award, must have been on the active payroll records for 60 out of the last 100 days, and must possess any required licenses and be able to safely perform the applicable trade. Under the one-to-one hiring ratio, contractors may employ first a member of their core workforce, then an employee through a referral from the appropriate union hiring hall, then a second core employee, then a second union referral, and so on until a maximum of five core employees are hired. Thereafter, all additional employees must be from the union hall.
- The Building Trades Council is required by the PLA to exert its best efforts to refer, recruit and/or utilize local residents in order to fulfill the requirements of the contractors. Union halls have hiring lists and normally assign workers to projects starting with those who have been on the list for the longest period of time. However, under the PLA, the signed unions must go out of order when assigning workers to ensure Long Beach workers are hired first. The unions prioritize workers residing in Long Beach (referred to as Tier 1), then in Gateway Cities (Tier 2), and finally in all of Los Angeles and Orange Counties (Tier 3), with a goal that 40 percent of total work hours be performed by workers residing in these areas. There is no specified goal for just Tier 1 or Tier 2 employees.
- The PLA includes a prohibition on work stoppages and lock-out provisions to ensure covered projects are completed without disruption.
- Long Beach City College, in partnership with the Building Trades Council and the Pacific Gateway Workforce Investment Network (Pacific Gateway), provides a pre-apprentice training program and construction courses that help local residents qualify for union apprenticeships in order to help those residents take advantage of the inherent training opportunities that union halls can provide.
- Through Pacific Gateway, the City provides referral mechanisms to support the hiring of disadvantaged residents and veteran residents, with a goal of 10 percent placement of disadvantaged or veteran workers, which is measured in work hours performed. The PLA follows Federal guidelines in defining "disadvantaged" as being below 70 percent of the lower living standard income level.
- The City utilizes a contract PLA Administrator who works with the contractors, residents, Long Beach City College, Pacific Gateway, and the Building Trades Council to oversee the provisions of the Agreement. Additionally, for large projects (over $10 million), the general contractor is required to hire a project-dedicated Jobs Coordinator to provide additional outreach efforts connecting Long Beach residents to job opportunities.

PLA COVERED PROJECTS

Since the approval and implementation of the PLA, there have been 15 projects subject to the PLA:

- Three (3) projects have a status of "COMPLETE," meaning that all construction is completed and final attainment towards PLA goals has been calculated.
- Three (3) projects have a status of "Final Documents," meaning that all construction has been accepted, remaining documents are being collected and reviewed, and final attainment towards PLA goals is yet to be calculated.
- Three (3) projects have a status of "Substantially Complete," meaning that construction punchlist items have been completed and final steps are in progress prior to project closeout, final document collection/review, and calculation of final attainment towards PLA goals.
- Six (6) projects have a status of "Active," meaning that they are in active construction.

The projects, along with their construction status and award amount (including contingency and change orders), are listed in order of project start date in the table below. In the attachment, project summaries are provided for each project, which include the name of the prime contractor, project start date, actual or estimated completion date, and description of the project scope of work.

Table A: PLA Project Status

	Project	Status	Award
1	Courthouse Demolition	COMPLETE	$7,184,400
2	Fire Station Workforce Privacy	Active	$2,760,575
3	Seaside Pedestrian Bridge	Active	$9,284,233
4	Drake/Chavez Soccer Field	Substantially Complete	$2,865,083
5	Low Flow Diversion Systems	Substantially Complete	$2,363,493
6	AST at West PD Substation	COMPLETE	$779,142
7	El Dorado Nature Center	COMPLETE	$759,938
8	Deforest Wetlands Restoration	Active	$5,716,980
9	55th Way Landfill Cover	Final Documents	$1,183,413
10	CNG Fueling Station Temple Willow Yard	Final Documents	$3,284,010
11	Colorado Lagoon 2B	Final Documents	$3,187,369
12	Improvements to Airport Garage (Lot A)	Active	$4,916,224
13	Willow Springs Wetlands Restoration	Substantially Complete	$1,577,715
14	Seaside Park Artificial Turf	Active	$850,435
15	Admiral Kidd Park Artificial Turf	Active	$1,559,949

Proposed Projects

In 2017, additional proposed projects are in development that are expected to fall within the PLA requirements. The upcoming projects are:

Table B: Proposed Projects

Proposed Project*	Estimated Value
Wrigley Greenbelt	$1,010,487
Rainbow Lagoon Recirculation Pump - EVAC	$600,000
Red Car Greenway	$579,613
Leeway Sailing Pier	$2,309,845
Houghton Park Community Center	$4,000,000
Health Department Building Upgrades	$650,000
Police Academy Improvements	$900,000
Pump Stations	$1,550,000
Regional Fuel Storage Tanks	$860,525
West Side Storm Drain	$4,000,000
Airport - Rental Car Facility	$2,350,000

*Proposed projects are contingent on available funding and other factors.

PLA ADMINISTRATION

Administration of the PLA is a collaborative effort involving management and project staff from the City's operating departments, staff from the Purchasing and Labor Compliance Divisions in Financial Management, Parsons (the City's contracted PLA Administrator), Pacific Gateway, the Long Beach City College pre-apprenticeship program, and the local unions.

Administrative Process

The following outlines some of the major components of PLA administration:

- Project Managers in operating departments collaborate with the Labor Compliance Division in Financial Management to confirm which projects are subject to the PLA.
- Covered projects are bid with PLA requirements. City staff from the Labor Compliance Division present the requirements at a mandatory pre-bid meeting in order to inform and educate prospective contractors.
- Once the contract is awarded, a pre-construction meeting is held, during which the City's contract PLA Administrator presents the requirements and paperwork requiring signatures and assists the contractor with completing the project work assignments in preparation for the pre-job conference.
- The PLA Administrator ensures that a pre-job conference is held and the appropriate unions are invited to assist the prime contractor in presenting the project work assignments to the unions at the pre-job conference.

- The PLA Administrator assists the contractors and subcontractors to complete required one-time submittals (including the union letter of assent and the core employee form) before work can begin.
- The contractors send Craft Request Forms to the unions, Pacific Gateway and the PLA Administrator requesting workers to fulfill the hiring requirements for the project.
- The local unions recruit and refer skilled craft workers to fulfill the labor requirements of the contract, prioritizing first any workers residing in Long Beach, then those in Gateway cities, and finally those in Los Angeles/Orange Counties.
- The PLA Administrator also reaches out to Pacific Gateway on behalf of the contractor to request and attain workers to meet the disadvantaged/veteran hire goal and local hire goal. The PLA Administrator calculates goal attainment and provides monthly reports to both the City and contractors.
- Pacific Gateway administers the Workforce Pipeline, including determining whether Long Beach City College pre-apprenticeship program graduates and other local residents are qualified as disadvantaged or veteran, referring eligible workers to support attainment of hiring goals, and working with other organizations to ensure that workers have the tools for their trade that they need to begin work on a construction project.
- The PLA Administrator reviews all certified payroll records and PLA monthly submittals to ensure that workers are being requested to meet the hiring goals, payments are made to the unions and workers, the correct fringe benefits are paid in accordance with the prevailing wage, and the workers meet the core employee requirements. PLA Administrator representatives also visit the job sites to talk to the contractors on a monthly basis.
- Should a contractor fall behind on PLA contractor requirements or hiring goals, the PLA Administrator sends emails and may meet with contractors in person or over the phone to provide follow-up and suggestions to help the contractors get back on track.
- The PLA Administrator prepares quarterly reports and project close-out reports at project completion.

PLA Administrative Costs

The PLA administrative costs vary depending on the size of the project. When projecting costs for PLA administration, the City typically estimates a cost of 1 percent of the contract award for the PLA Administrator to provide instruction and technical assistance to the contractor prior to construction, monitor the contractors' adherence to the PLA requirements, assist the contractors in connecting to the entities that provide the local hires and disadvantaged/veteran workers, and report to the City on a monthly basis.

The "hard costs" of PLA administration incurred by the City and discussed in this report consist of billing for work performed by the PLA Administrator. These costs do not include the administrative costs associated with other regulatory compliance requirements that

also apply to these projects. Additional "soft costs" of PLA administration are not tracked. The "soft costs" consist of staff time in the operating departments as well as the Department of Financial Management to ensure that the PLA requirements are added to the appropriate projects, educational efforts are provided during each pre-bid meeting for PLA projects, research to questions posed during the bidding process and coordination of efforts to ensure that the bidding community and awarded contractors have the tools and information required to prior to construction.

Based on three completed projects, the cost of PLA administration is running about 0.6 percent of the actual contract costs incurred, which is below the originally anticipated 1 percent. However, the cost varies with the project. Smaller projects tend to have a higher administrative cost when expressed as a percent of the project cost.

The following table details the actual administrative costs for the three completed projects.

Table C: PLA Administrative Costs for Completed Projects

Completed Project	Contract Costs	PLA Admin Costs	% of Award
Courthouse Demolition	$7,184,400	$36,206	0.5%
AST at West PD Substation	$779,142	$7,973	0.9%
El Dorado Nature Center	$759,938	$11,146	1.5%
Total	$8,723,480	$55,325	0.6%

PLA compliance work is currently performed by separate vendors or individuals from those performing other regulatory compliance work, which likely results in some duplicative efforts and may create confusion for the contractors performing work on the projects. Staff has identified planned improvements, and will:

- Move towards utilizing one vendor per project for PLA administration as well as administration of other regulatory compliance requirements to improve efficiency and simplify the contractor experience.
- Incorporate a standard regulatory compliance administration budget for all projects to help the City accurately plan for compliance costs.

PLA COMPLIANCE

Goals of the PLA include ensuring that the contractors meet union requirements, make union payments, hire union labor, and avoid work disruption through work stoppages and lock-outs. The PLA also establishes a local hire goal as well as a disadvantaged/veteran hire goal. The following sections describe the PLA goals and the progress to date.

Contractor Requirements

The PLA specifies that all covered projects shall be contracted exclusively to contractors who agree to execute and be bound by the terms of the PLA. Key terms that apply to contractors include the requirement to request and utilize labor from the union groups, either by being signatory to the building trades or by requiring their non-union workers to pay monthly and working dues to the union in order to perform work on the project during

the time that they are on the job; that if a contractor on a project wants to use their own non-union employees on a PLA project, they must abide by the core employee and the one-to-one core/union employee hiring ratio requirements; and that contractors must not be in any way involved in lock-out of employees to ensure covered projects are completed without disruption.

For all PLA projects, the following compliance actions are consistently implemented and enforced in order to ensure that the contractor requirements are met:

- Contractors and all subcontractors awarded a contract on PLA projects are required to sign a letter of assent stating their agreement to execute and be bound to the terms of the PLA before any construction work can begin.
- The prime contractor is required to conduct a pre-job conference with the appropriate affected unions prior to commencing work to make public work assignments of the work that is to be performed on the PLA project.
- The PLA Administrator reviews the certified payroll records and monthly trustee reports to track and verify that union employees are being appropriately utilized and the proper union dues are being paid. Upon union request, the PLA Administrator obtains proof of core employee qualification from the contractor.

During this reporting period, all contractors have submitted letters of assent and conducted pre-job conferences. Contractors have consistently requested union workers and paid dues appropriately, and there have been no employee lock-outs.

Some contractors have reported they do not want to compete for smaller projects due to the PLA requirements. Adherence to the core employee and the one-to-one core/union employee hiring ratio requirements has reportedly been too strict for some contractors and subcontractors, especially for smaller projects and highly specialized work (e.g. hazardous materials abatement, limited electrical work, etc.). A good number of contractors typically attend the pre-bid conferences for PLA projects, but often the City only receives three or fewer bids for those projects. The City has received some feedback from contractors not submitting bids indicating that compliance with PLA requirements on smaller projects is both a challenge and a deterrent.

Union Requirements

The Building Trades Council is required by the PLA to exert its best efforts to refer, recruit and/or utilize local residents in order to fulfill the requirements of the contractors. Additionally, the unions must refer local, disadvantaged, and veteran workers regardless of their place in the unions' hiring list and normal referral procedures. The PLA also prohibits any union involvement in work stoppages to ensure covered projects are completed without disruption.

During this reporting period, there have been no work stoppages on covered projects. The unions have been referring local, disadvantaged, and veteran workers, as demonstrated by the attainment of hiring goals described in the following section.

Local Hire Goal

Section 3.5 (b) of the PLA establishes a local hire goal that 40 percent of total work hours be from local workers residing within Los Angeles and Orange Counties. While this goal was not based on any specific rationale, it was felt likely to be reasonable. The PLA process is greatly exceeding this goal with a cumulative attainment of 78 percent of total PLA work hours performed by local hires.

Although there is no goal for Tier 1 (Long Beach) and Tier 2 (Gateway Cities) workers, the PLA specifies that the unions must prioritize recruitment and hiring of workers first from Long Beach (Tier 1 zip codes), then from Gateway Cities (Tier 2 zip codes; excludes Long Beach), and finally from all of Los Angeles and Orange Counties (Tier 3 zip codes). Long Beach employees are getting about 18 percent (1 in 5) of the work hours and over 40 percent of the work hours are performed by Long Beach or Gateway City employees.

The 40 percent local hire goal is not for any individual project, but rather is for the overall PLA. Individual characteristics of a project, such as requiring specialists or not, can cause great variations in attainment. However, the City encourages all contractors and subcontractors to attempt to meet the goals in order to support overall goal attainment. Individual contractor performance on the PLA local hire goal is strong. Fourteen (14) out of the fifteen (15) projects are exceeding the 40 percent goal.

Project-specific performance by Tier can be viewed in the following table.

Table D: Local Hire Attainment

	PLA Project	Total Hours	Tier 1 Long Beach		Tier 2 Gateway Cities		Tier 3* LA/Orange Counties	
			Hours	%	Hours	%	Hours	%
1	Courthouse Demolition (COMPLETE)	47,159	8,207	17%	16,056	36%	44,180	94%
2	Fire Station Workforce Privacy	7,123	1,141	16%	2,538	36%	6,058	85%
3	Seaside Pedestrian Bridge	38,267	5,015	13%	9,702	25%	29,058	76%
4	Drake/Chavez Soccer Field	15,900	1,295	8%	2,162	14%	9,127	57%
5	Low Flow Diversion Systems	6,423	730	11%	449	7%	2,194	34%
6	AST at West PD Substation (COMPLETE)	2,400	1,003	42%	123	5%	2,020	84%
7	El Dorado Nature Center (COMPLETE)	2,843	200	7%	457	16%	1,572	55%
8	Deforest Wetlands Restoration	10,594	3,647	34%	1,624	15%	9,534	90%
9	55th Way Landfill Cover	4,415	1,569	36%	1,669	38%	3,452	78%
10	CNG Fueling Station Temple Willow Yard	7,091	2,918	40%	1,024	15%	6,107	86%
11	Colorado Lagoon 2B	14,197	2,272	14%	647	5%	8,429	54%
12	Improvements to Airport Garage - Lot A	5,501	200	4%	1,513	28%	4,131	75%
13	Willow Springs Wetlands Restoration	5,614	1,492	32%	372	7%	4,217	75%
14	Admiral Kidd Artificial Turf Field	196	56	29%	0	0%	196	100%
15	Seaside Park Artificial Turf Field	686	168	24%	0	0%	683	100%
	Cumulative attainment to date:	168,409	29,913	18%	38,336	23%	130,958	78%

*Tier 3 is inclusive of Tiers 1 and 2.

Disadvantaged/Veteran Hire Goal

The PLA establishes an overall goal that 10 percent of work hours be performed by disadvantaged residents and veterans. As with local hire, this is an overall PLA goal and not a project specific goal. The PLA is exceeding this goal with 14 percent of total hours worked by disadvantaged or veteran workers on covered projects to date.

Although the disadvantaged/veteran hire goal is established for all PLA work hours and is not project specific, the City encourages all contractors and subcontractors to attempt to meet the goals in order to support overall PLA attainment. Notwithstanding strong performance on this goal, many individual contractors experience challenges in its attainment on an individual project basis. To determine low-income status, an individual's household income must be below the applicable 70 percent LLSIL (Lower Living Standard Income Level) as published by the Secretary of Labor. Projects often involve high demands for experienced workers and specialized trades who typically will not qualify under our disadvantaged/veteran criteria. Larger projects such as the Courthouse Demolition create more opportunities, but even in those cases there are typically only a few spots for new apprenticeships.

In order to support the continued attainment of this goal, City staff has identified several planned improvements. Staff will:

- Expand on the information provided at project pre-bid meetings regarding the assistance available through the PLA Administrator, Pacific Gateway, and Long Beach City College to further the collaborative efforts to promote hiring of workers who qualify as disadvantaged/veterans.
- Incorporate a pre-construction strategy through which the PLA Administrator assists the awarded prime contractor to create a project-specific disadvantaged/veteran hiring plan.
- Increase collaboration between City project management staff and contractors to ensure that disadvantaged/veteran hire goals are regularly reviewed and discussed during construction meetings.

Project-specific performance can be viewed in the following table.

Table E: Disadvantaged/Veteran Hire Goal

	PLA Project	Total Hours	Disadvantaged/ Veteran Hours	%
1	Courthouse Demolition (COMPLETE)	47,159	16,814	36%
2	Fire Station Workforce Privacy	7,123	139	2%
3	Seaside Pedestrian Bridge	38,267	3,125	8%
4	Drake/Chavez Soccer Field	15,900	8	0.1%
5	Low Flow Diversion Systems	6,423	325	5%
6	AST at West PD Substation (COMPLETE)	2,400	390	16%
7	El Dorado Nature Center (COMPLETE)	2,843	176	6%
8	Deforest Wetlands Restoration	10,594	317	3%
9	55th Way Landfill Cover	4,415	94	2%
10	CNG Fueling Station Temple Willow Yard	7,091	249	4%
11	Colorado Lagoon 2B	14,197	660	5%
12	Improvements to Airport Garage - Lot A	5,501	119	2%
13	Willow Springs Wetlands Restoration	5,614	767	14%
14	Admiral Kidd Artificial Turf Field	196	0	0%
15	Seaside Park Artificial Turf Field	686	0	0%
	Cumulative attainment to date:	168,409	23,183	14%

CONCLUSION

The PLA process to date has met or exceeded its goals and is meeting all requirements. Contractors are abiding by the PLA including submitting letters of assent, conducting pre-job conferences, requesting union workers, paying dues appropriately, and abiding by lock-out provisions, although there is some indication that PLA requirements are reducing the number of bids received for covered projects. The unions have been referring local, disadvantaged, and veteran workers, and there have been no work stoppage activities. The City has established a workforce referral mechanism through Pacific Gateway. Local hire and disadvantaged/veteran hire goals, which were set without aid of data to indicate appropriateness, are currently being met or exceeded, and local hiring is occurring within Long Beach. The disadvantaged/veteran goal is being met, but the City will work to strengthen the process to support continued attainment and staff has identified several planned improvements within this report. Finally, the overall cost of PLA administration is averaging 0.6 percent of the contract amount based on early results, which is well within the original estimate.

Staff will continue to monitor PLA performance and will provide an updated report in one year. The potential loss of bidders on smaller projects is of concern, but more time is needed to evaluate this potential impact.

This concludes the first annual PLA report for the period of December 2015 through June 2017. Please contact any of us with questions.

ATTACHMENT

CC: TOM MODICA, ASSISTANT CITY MANAGER
KEVIN JACKSON, DEPUTY CITY MANAGER
REBECCA JIMENEZ, ASSISTANT TO THE CITY MANAGER

PLA PROJECT SUMMARIES

1. **Courthouse Demolition Project**
   Prime Contractor: Environmental Construction Group Project
   Start Date: December 2015
   Project Status: Completed in July 2016
   Estimated Completion Date: N/A
   Project Scope of Work: Hazmat abatement (including asbestos and lead) and the demolition of an approximately 330,000 square foot, 6 story (plus basement) steel and concrete structure. Shoring of the basement, removal of all site hardscape, underground utilities, grading, chain link fencing and infill of an underground tunnel.

2. **Fire Stations Workforce Privacy**
   Prime Contractor: World Wide Construction
   Start Date: February 18, 2016
   Project Status: Currently Active (Station 2, 4 and 22 complete; Station 10 in progress)
   Estimated Completion Date: July 24, 2017
   Scope of Work: Interior improvements to meet required Workforce Privacy. Removal of existing locker rooms and sleeping areas and conversion into dormitory rooms and private restrooms. Refurbishment and redecoration of existing and new restrooms with new plumbing fixtures, flooring, wall and ceiling finishes. Plumbing, HVAC and electrical systems upgrade, refurbished or added to as appropriate.

3. **Seaside Way Pedestrian Bridge Project**
   Prime Contractor: Powell Constructors, Inc.
   Start Date: March 1, 2016
   Project Status: Currently Active
   Estimated Completion Date: August 2017
   Scope of Work: Construction of a 605-foot long pedestrian bridge running along East Seaside Way, connecting the Long Beach Convention Center Promenade at the south-west corner of the Salvation Army West Building to the south-east corner of the Long Beach Convention and Entertainment Center. Also, demolition, landscape, irrigation, mechanical, electrical, plumbing, street and bridge lighting, custom architectural systems and finishes. The pedestrian bridge is designed to connect to the proposed 207 Seaside Way Development via a terrace deck.

4. **Drake Chavez Soccer Field**
   Prime Contractor: CS Legacy
   Start Date: July 18, 2016
   Project Status: Substantially Complete
   Estimated Completion Date: August 2017
   Scope of Work: Demolition and grading, installation of drainage system for new park, basketball court, synthetic soccer field, constructing concrete curbs, gutters, sidewalks, curb ramps, driveways, replacing and overlaying pavement with asphalt paving, park furnishings, lighting and electrical, prefabricated restroom installation, underground water, sewer pipelines, electrical service, landscape and irrigation for an approximately 8-acre site.

5. Low Flow Diversion Systems
Prime Contractor: G.B. Cooke, Inc.
Start Date: August 8, 2016
Project Status: Substantially Complete
Estimated Completion Date: July 2017
Scope of Work: Design and construction of structural Best Practice Device (BPD) to storm drains discharging directly onto City beaches. This device includes Low Flow Diversion (LFD) systems and Vortex Separation Systems, to remove trash and decrease fecal indicator bacteria pollutant loading to Long Beach beaches.

6. AST at West PD Substation
Prime Contractor: Fleming Environmental, INC.
Start Date: August 18, 2016
Project Status: Completed in March 2017
Estimated Completion Date: N/A
Scope of Work: Construction of an above-ground storage tank (AST) fuel site the West Police Substation. The above-ground storage tanks are less risk to the environment and are less expensive, while providing for the fueling needs of the Long Beach Police Department.

7. El Dorado Nature Center
Prime Contractor: Bitech Construction Company
Start Date: August 22, 2016
Project Status: Completed in March 2017
Estimated Completion Date: N/A
Scope of Work: Enhancement of the main entryway, signage, and the replacement of the pedestrian bridge connecting the entry to the island. Construction of an outdoor amphitheater, ADA accessible paths, entry signage and interpretive elements, grading and drainage, fencing and gates, irrigation, landscaping, site lighting, site furnishings, and related improvements.

8. Deforest Wetlands Restoration Project
Prime Contractor: CW Crosser
Start Date: August 24, 2016
Project Status: Currently Active
Estimated Completion Date: April 6, 2018
Scope of Work: Ecological restoration of approximately 39 acres of the Los Angeles County Flood Control District (LACFCD) detention and storage basin at the Deforest Nature Center and a portion of the former Dominguez Gap Spreading Grounds.

9. 55th Way Landfill Cover

Prime Contractor: Road Builders, INC.
Start Date: August 29, 2016
Project Status: Construction completed in April 2017. Final documents pending.
Estimated Completion Date: N/A
Scope of Work: Landfill cover improvements consisting of demolishing and removing concrete sidewalks, foundations, and driveways; excavating subgrade; furnishing and installing Landfill Gas collection system and subgrade liner; drainage pipe constructions.

10. CNG Fueling Station Temple Willow Yard

Prime Contractor: TruStar Energy
Start Date: September 21, 2016
Project Status: Construction completed in May 2017. Final documents pending.
Estimated Completion Date: N/A
Scope of Work: Installation of fueling equipment and future maintenance support of the equipment to dispense Compressed Natural Gas (CNG) fuel. 24/7 fully-functional CNG Fuel Station including civil work, equipment foundations, equipment installation, safety systems, lighting systems, fuel management systems, startup and commissioning.

11. Colorado Lagoon 2B

Prime Contractor: Los Angeles Engineering
Start Date: September 19, 2016
Project Status: Construction completed in May 2017. Final documents pending.
Estimated Completion Date: N/A
Scope of Work: Hydraulic dredging, excavation and placement of material to create new eelgrass habitat areas within the lagoon, clearing of non-native vegetation and planting of native plants, construction of a vegetated bioswale, walking trail, pier extension, footbridge, path and all appurtenant work.

12. Improvements to Airport Garage - Lot A

Prime Contractor: R.J. Daum Construction
Start Date: January 9, 2017
Project Status: Currently Active
Estimate Completion Date: October 19, 2017
Scope of Work: Demolition of the existing single elevator and staircase tower at the northwest corner of the structure and replacement with a new two-cab elevator tower and an outdoor staircase at the northwest corner of the structure. Construction of a new dedicated passenger two-lane exit driveway, a new attendant booth, paving, curb and gutter, ramps, islands, a dedicated taxi lane exit, and storm drain improvements. Replacement of existing lighting with LED lighting.

13. Willow Springs Wetlands Restoration

Prime Contractor: Bitech Construction
Start Date: January 11, 2017
Project Status: Substantially Complete
Estimated Completion Date: September 15, 2017
Scope of Work: Removal of non-native trees and damaged piping, planting approximately 200 native drought-tolerant trees and approximately 6,440 native drought- tolerant plants, installing 209,000 square feet of irrigation, construction of approximately 43,000 square feet of ponding areas and 1,700 square feet of bioswales, construction of a connection to the flood basin, construction of an outdoor classroom seating area, installation of interpretive signage, and conversion of the existing dirt access road to a 2,400-foot pedestrian trail with public access via entry points at Orange and California Avenues.

14. Seaside Park Artificial Turf

Prime Contractor: LA Engineering
Project Start Date: April 20, 2017
Project Completion Date: Currently Active
Project Estimated Completion Date: August 11, 2017
Project Scope of Work: Improvement of a 0.7 acre site with the following: clearing and grubbing, grading and drainage, synthetic turf soccer field subgrade and base preparation, installation of a drainage system to support a synthetic turf soccer field, installation of a synthetic sports field shock pad, drainage and turf carpet, construction of a concrete mow curb and synthetic turf sports field curb restraints, concrete walks, metal fencing, gates and guardrails, site furnishings, electrical infrastructure for future sports field lighting, landscape, irrigation, and other incidental work necessary to complete construction.

15. Admiral Kidd Park Artificial Turf

Prime Contractor: LA Engineering
Project Start Date: April 20, 2017
Project Completion Date: Currently Active
Project Estimated Completion Date: September 11, 2017
Project Scope of Work: Improvement of a 2.0 acre site with the following: clearing and grubbing, grading and drainage, synthetic turf soccer field subgrade and base preparation, installation of a drainage system to support a synthetic turf soccer field, installation of a synthetic sports field shock pad, drainage and turf carpet, construction of a concrete mow curb and synthetic turf sports field curb restraints, concrete walks, metal fencing, gates and guardrails, site furnishings, electrical infrastructure for future sports field lighting, landscape, irrigation, and other incidental work necessary to complete construction.