

HOUSING AUTHORITY OF THE COUNTY OF BUTTE (HACB)  
**Board of Commissioners Meeting**  
2039 Forest Avenue  
Chico, California 95928

**SPECIAL MEETING AGENDA**

September 10, 2024  
10:00 a.m.

*Due to COVID-19 and California State Assembly Bill 361 that amends the Ralph M. Brown Act to include new authorization for remote meetings, including remote public comment for all local agencies. California State Assembly Bill 361 extends the provision of Governor Newsom's Executive Order N-29-20 and N-35-20 until January 2024. The meeting will be a hybrid meeting both in person at this Housing Authority office and remotely. Members of the Board of Commissioners and HACB staff will be participating either in person or remotely. The Board of Commissioners welcomes and encourages public participation in the Board meetings either in person or remotely from a safe location.*

Members of the public may be heard on any items on the Commissioners' agenda. A person addressing the Commissioners will be limited to 5 minutes unless the Chairperson grants a longer period of time. Comments by members of the public on any item on the agenda will only be allowed during consideration of the item by the Commissioners. Members of the public desiring to be heard on matters under jurisdiction of the Directors, but not on the agenda, may address the Commissioners during agenda item 6.

-----  
Please join my meeting from your computer, tablet or smartphone.  
<https://meet.goto.com/624567101>

You can also dial in using your phone.

Access Code:

624-567-101

United States (Toll Free):

[1 877 309 2073](tel:18773092073)

United States:

[+1 \(571\) 317-3129](tel:+15713173129)

If you have any trouble accessing the meeting agenda, or attachments; or if you are disabled and need special assistance to participate in this meeting, please email [marysolp@butte-housing.com](mailto:marysolp@butte-housing.com) or call 530-895-4474 x.210. Notification at least 24 hours prior to the meeting will enable the Housing Authority to make a reasonable attempt to assist you.

---

NEXT RESOLUTION NO. 4938

ITEMS OF BUSINESS

1. ROLL CALL

2. AGENDA AMENDMENTS
3. CONSENT CALENDAR
4. CORRESPONDENCE
5. REPORTS FROM EXECUTIVE DIRECTOR
  - 5.1 Winston Gardens, Oroville – HUD Safety and Security Grant, Access Control and Video Surveillance Systems Project Approval.

Recommendation:

Resolution No. 4938

6. MEETING OPEN FOR PUBLIC DISCUSSION
7. MATTERS CONTINUED FOR DISCUSSION
8. SPECIAL REPORTS
9. REPORTS FROM COMMISSIONERS
10. MATTERS INITIATED BY COMMISSIONERS
11. EXECUTIVE SESSION
12. COMMISSIONERS' CALENDAR
  - **Next Meeting, September 19, 2024**
  - **NAHRO: 2024 National Conference and Exhibition, Orlando, FL – September 26-28, 2024**
13. ADJOURNMENT

**MEMO**

Date: September 10, 2024  
To: Housing Authority of the County of Butte Board of Commissioners  
From: Sheri Bouvier, Contracts Administrator  
Subject: Resolution No. 4938  
Winston Gardens Access Control and Video Surveillance Project

This project was developed to improve safety and security at Public Housing property 43-10, Winston Gardens.

- Plans and specifications documents were prepared by HMR Architects.
- Sitework: Installation of new ornamental iron fence and repairs to existing ornamental iron fencing; Installation of ornamental pedestrian gates including the hardware and access control infrastructure; Installation of ornamental iron maintenance gate; Installation of ornamental sliding gates at driveways including controller and necessary infrastructure for access controls; Replacement of chain link vehicle gate; Concrete curbs and walks at pedestrian and sliding gates; Replace site lighting and trellis light fixtures; Install power and infrastructure for access controls and security cameras provided by others
- This project is expected to start late Fall 2024, with completion in Spring 2025.
- On August 15, 2024, three (3) contractor bids were received, two of the bids significantly exceeded the budget and the third was non-responsive, therefore a decision was made to re-solicit the project for new bids.
- On September 5, 2024, the HACB received one responsive and responsible bid in the amount of \$496,711.00, this amount exceeded the independent cost estimate by 2.32% and is considered reasonable.

Bids received are as follows:

<u>Independent Cost Estimate (ICE):</u>		\$485,271.00
8/15/2024	Finishing Touches Construction	\$881,170.00
8/15/2024	Holt Construction	\$1,140,000.00
8/15/2024	Birchard Construction	\$464,156.00
9/5/2024	Birchard Construction	\$496,771.00

*Recommendation: Approval of Resolution 4938, authorization to enter into a construction contract with Birchard Construction for the Winston Gardens Access Control and Video Surveillance Project 24008-IFB for a total of \$496,771.00.*

HOUSING AUTHORITY OF THE COUNTY OF BUTTE

RESOLUTION NO. 4938

AUTHORIZATION TO ENTER INTO CONTRACT WITH  
BIRCHARD CONSTRUCTION, INC  
FOR WINSTON GARDENS ACCESS CONTROL AND VIDEO SURVEILLANCE PROJECT

WHEREAS, the Housing Authority of the County of Butte (HACB) owns and operates Public Housing under Annual Contributions Contract with the United States Department of Housing and Urban Development (HUD); and

WHEREAS, HACB annually receives Capital Fund appropriations from HUD for purposes of making physical improvements to HACB's Public Housing properties; and

WHEREAS, the HACB has determined that increasing video surveillance; improving access control; and improving lighting, at Public Housing Property 43-10 Winston Gardens are necessary for reasons of safety and security; and

WHEREAS, the HACB has solicited bids for Winston Gardens Access Control and Video Surveillance Project in accordance with its Procurement Policy; and

WHEREAS, the bid received from Birchard Construction, Inc., in the amount of Four Hundred and Ninety-Six Thousand, Seven Hundred and Seventy-One Dollars and No Cents (\$496,771.00), has been determined to be the lowest responsive qualified bid received and to be in the best interest of the HACB; and

WHEREAS, the Board of Commissioners of HACB (Board) has established procurement policy such that contracts greater than Two-hundred and Fifty Thousand Dollars (\$250,000.00) must be authorized by resolution of the Board;

THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing Authority of the County of Butte to authorize the entering into of a contract with Birchard Construction, Inc., in the amount of Four Hundred and Ninety-Six Thousand, Seven Hundred and Seventy-One Dollars and No Cents (\$496,771.00), for completion of the Project, such contract compensation to be paid for with HUD Public Housing Capital Fund monies secured under Capital Fund Emergency Safety and Security Grant 2023 and Capital Fund 501-2023

Dated: September 10, 2024

---

David Pittman, Board Chair

ATTEST:

---

Lawrence C. Guanzon, Secretary