



Reject All Bids

Main Street Branch Library HVAC
and Electrical Improvements,
CC-1790

February 3, 2026

BACKGROUND

- The Main Street Branch Library, built in the 1950s, is a concrete tilt-up with limited central heating and without central air conditioning. Interior temperatures can fluctuate significantly, which has periodically impacted library operations and resulted in temporary closures.
- To address these conditions, staff retained Westburg White Architecture in September 2024 to prepare design documents for HVAC and electrical improvements.



BACKGROUND

- During design, SCE determined that the Library's existing electrical service was insufficient to support the proposed mechanical load. SCE required service to be extended from an electrical vault located on Acacia Street. Required additional work included street trenching and boring, installation of a transformer, and trenching through landscaped areas.
- Bids were opened on November 4, 2025, and all bids received substantially exceeded the project's allocated budget.



RECOMMENDED ACTION

- Reject all bids to allow further evaluation of project scope, funding, and delivery options in light of current utility requirements and market conditions.



EXPLANATION

- After bid opening, staff consulted with third-party electrical contractors and engineering professionals as well as SCE for potential alternative approaches. The Library's existing electrical service is at full capacity and cannot accommodate additional load without establishing a new service source. Follow-up discussions with SCE further confirmed that no upgrade options are available at the existing service location.
- While the project scope remains aligned with the City's operational objectives, the previously established budget is no longer consistent with current utility constraints and market conditions. Additional funding and refinement of the project scope or delivery approach will be necessary to complete the project.



Questions?

