

COUNCIL ACTION FORM

SUBJECT: COMPLETION OF 2010/11 DOWNTOWN STREET PAVEMENT IMPROVEMENTS PROJECT

BACKGROUND:

The annual Downtown Street Pavement Improvements program rehabilitates or reconstructs streets within the downtown area. The 2010/11 program locations were Kellogg Avenue (Main Street to 7th Street) and Main Street (Allan Drive to Clark Avenue). The Kellogg Avenue project included removal and replacement of the existing pavement, storm and sanitary sewer improvements, new angled parking at the United States Post Office to increase capacity from six spaces to nine spaces and included a dedicated handicap parking stall, a ribbon of colored sidewalk concrete to match the previously constructed area of Kellogg Avenue, and updated street lighting. The Main Street project included bulb-out areas to provide a pedestrian-friendly element similar to the other sections of Main Street, as well as updated street lighting.

The Main Street project also included a bid alternate to provide a three-tone colored concrete installation to delineate the walkway areas of the sidewalk and provide a similar feel to the other sections of Main Street. The Kellogg Avenue project had two bid alternates – one for intersection improvements at 5th Street that include replacement of the storm sewer and sanitary sewer due to the condition of the existing pipes, and the other for the replacement of the intersection at 7th Street. These bid alternates were approved after receiving favorable bids.

On April 12, 2011, City Council awarded a contract for this work to Con-Struct, Inc. of Ames, Iowa, in the amount of \$1,446,369.00 to include the base bid and all alternates. Four change orders were subsequently approved administratively by staff.

Change Order No. 1, in the amount of \$11,839.98, included additional pedestrian safety fence to comply with ADA work zone requirements near the post office and the relocation of the flag pole at the Post Office.

Change Order No. 2, in the amount of \$7,105.53, included additional work for unanticipated buried utility vault adjustments along Kellogg Avenue.

Change Order No. 3, in the amount of \$8,710.01, included work for an additional unanticipated buried utility vault along Kellogg Avenue and changes to comply with ADA requirements at the Post Office.

Change Order No. 4, in the amount of \$14,979.80, included additional water service transfer work along Main Street and storm sewer upgrades along Main Street near Pearle Avenue.

Change Order No. 5, the final change order for this project, is in the amount of \$51,239.73. This includes required over-excavation and replacement of unsuitable soils at the

intersection of Kellogg Avenue and 5th Street. The existing soils were too unstable for reconstruction and needed to be replaced to ensure the new pavement had adequate support. Also included in this change order is the replacement of storm sewer pipe under Main Street. Upon being uncovered during construction activities, the existing storm sewer was brittle and collapsed quite easily. Since it was impossible to tie the new storm sewer into the existing storm sewer, the existing storm sewer was replaced. The remainder of the change order is to balance actual field constructed quantities.

Construction has now been completed in the amount of \$1,538,244.05. Engineering and construction administration expenses were \$308,000, bringing the total project cost to \$1,846,244.05.

Project funding is summarized below:

General Obligation Bonds	
\$1,500,000.00	
2010/2011 Sanitary Sewer Rehabilitation Program Funds	\$ 115,000.00
2010/2011 Water System Improvements Program Funds	\$ 70,000.00
2011/2012 Sanitary Sewer Rehabilitation Program Funds	\$ 68,000.00
2011/2012 Storm Sewer Improvement Program Funds	\$
67,000.00	
Electric Fund (Street Lighting)	<u>\$ 110,000.00</u>
Total Project Funding	<u>\$1,930,000.00</u>

ALTERNATIVES:

- 1a. Approve Change Order No. 5 in the amount of \$51,239.73.
- b. Accept the 2010/11 Downtown Street Pavement Improvements Project (Kellogg Avenue from Main Street to 7th Street and Main Street from Allan Drive to Clark Avenue) as completed by Con-Struct, Inc. of Ames, Iowa, in the amount of \$1,538,244.05.
2. Direct staff to pursue modifications to the project.

MANAGER'S RECOMMENDED ACTION:

This project has updated two key street sections in this area, thus strengthening the economic viability of the City's downtown area. The project has now been completed in accordance with approved plans and specifications, and is within the approved budget.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, thereby approving Change Order No. 5 in the amount of \$51,239.73 and accepting the 2010/11 Downtown Street Pavement Improvements (Kellogg Avenue from Main Street to 7th Street and Main Street from Allan Drive to Clark Avenue) as completed by Con-Struct, Inc. of Ames, Iowa, in the amount of \$1,538,244.05.