

COUNCIL ACTION FORM

**SUBJECT: 2013/14 DOWNTOWN STREET PAVEMENT IMPROVEMENTS
(5TH STREET – DUFF AVENUE TO BURNETT AVENUE)**

BACKGROUND:

The annual Downtown Street Pavement Improvements program is for rehabilitation or reconstruction of streets within the downtown area. **The 2013/14 program location is 5th Street from Duff Avenue to Burnett Avenue.** This project includes removal and replacement of the existing pavement, storm sewer improvements and sanitary sewer improvements, as well as ornamental street lighting and a ribbon of colored sidewalk concrete to match the previously reconstructed areas of downtown.

City staff and the engineering consultant, Snyder & Associates, held a project information meeting with area businesses and the Main Street Cultural District (MSCD). The project will be staged to maintain access to all businesses during construction and is scheduled for completion in fall 2014. Staff has also coordinated project timing to avoid having street closures during the July 4th Parade, Midnight Madness, the Ames Public Library grand opening, and the Sesquicentennial Celebration activities.

On March 19, 2014 bids on the project were received as follows:

Engineer's Estimate	\$ 960,535
Con-Struct, Inc.	\$1,234,443

Engineering and construction administration costs are estimated at \$185,150, bringing total estimated cost to \$1,353,690.

The large cost increase is likely due to the specified staging related to coordination of the many activities in the area (see above), which were included to provide excellent customer service. There were several potential concrete contractors that were plan holders. In follow-up conversations with these contractors, it was found that the staging required in the contract appeared to be complex, or else they would have needed to hire several subcontractors to complete the work. Therefore, they made a choice not to bid on the work.

Funding available for this project summarized below:

General Obligation Bonds (FY 2013/14 CIP for street)	\$1,000,000
Sanitary Sewer Funds (2013/14 Sanitary Sewer Rehabilitation Program)	\$ 125,000
Sanitary Sewer Funds (2011/12 Sanitary Sewer Rehabilitation Program)	\$ 90,000
Sidewalk Safety Program Funds (2013/14 CIP)	\$ 65,000
Unused G.O. Bond Funding (11/12 Collector Street Impr. Program)	\$ 150,000
Unused G.O. Bond Funding (09/10 Concrete Street Impr. Program)	<u>\$ 150,000</u>
Total Funding	\$1,380,000

ALTERNATIVES:

- 1a. Accept the report of bids for the 2013/14 Downtown Street Pavement Improvements (5th Street – Duff Avenue to Burnett Avenue).
 - b. Approve the final plans and specifications for the 2013/14 Downtown Street Pavement Improvements (5th Street – Duff Avenue to Burnett Avenue).
 - c. Reallocate the specified savings from other completed CIP projects to help fund this project.
 - d. Award the 2013/14 Downtown Street Pavement Improvements (5th Street – Duff Avenue to Burnett Avenue) to Con-Struct, Inc., of Ames, Iowa, in the amount of \$1,234,443.
- 2a. Accept the report of bids for the 2013/14 Downtown Street Pavement Improvements (5th Street – Duff Avenue to Burnett Avenue).
 - b. Do not award the project at this time, but direct staff to consult with the City's design engineer to attempt to determine if redefining project elements could save a significant amount of cost for the project.
- 3a. Accept the report of bids for the 2013/14 Downtown Street Pavement Improvements (5th Street – Duff Avenue to Burnett Avenue).
 - b. Reject all bids, and direct staff to analyze potential design revisions to rebid the project at a later time.

MANAGER'S RECOMMENDED ACTION:

This project represents City Council's continuing commitment to reinvest in Downtown infrastructure. By moving forward with this project now, it will be possible to reconstruct 5th Street during the summer and fall of 2014. Delay of approval could delay the reconstruction until 2015.

The only bid received for this project is \$273,908 more than the engineer's estimate. This appears to largely be due to the unique timing constraints included in the specifications; which was done in order to avoid negative impacts on the various special events in the downtown area and to address specific property owner needs. If the award of the project is delayed, there is potential that the Public Library project could be completed and open for business and then the road would be closed again for reconstruction. The roadway and utility work as part of this project are priorities for the community due to the aged condition of the existing infrastructure.

Assuming the City Council would prefer to move ahead in advance of the opening of the new Library and to accommodate the needs of the surrounding

businesses, it is the recommendation of the City Manager that City Council adopt Alternative #1.

If, however, the City Council places a higher priority on cost savings, then it is the recommendation of the City Manager that Council adopt Alternative #3.