

**COUNCIL ACTION FORM**

**SUBJECT: 2016/17 COMMUNITY DEVELOPMENT BLOCK GRANT PUBLIC FACILITIES IMPROVEMENTS PROGRAM FOR NON-PROFIT ORGANIZATIONS (PARKING LOT IMPROVEMENTS FOR MAINSTREAM LIVING)**

**BACKGROUND:**

As part of the City's FY 2016-17 CDBG Annual Action Plan projects, a \$100,000 was rolled over from the FY 2015-16 program year, and \$34,000 was added in the FY 2016-17 program year, for a total budget of \$134,000 to implement a Public Facilities Improvements Program for non-profit organizations. The objective of the Public Facilities Improvement Program as outlined in the City's FY 2014-18 Five-Year Consolidated Plan is to "Utilize and Leverage CDBG funds for Low and Moderate Income Persons through private and public partnerships" as follows: Continue provision of Public Facilities Needs for homeless, special populations, and low income households (senior centers, homeless facilities, child care centers, mental health facilities, neighborhood facilities, and other public facility's needs).

At the September 13, 2016 City Council meeting, City Council approved funding to Mainstream Living for ADA parking lot improvements to their facility at 1200 McCormick. The total amount of funding was \$100,246.90. Of the \$100,246.90, CDBG funds financed \$64,000 and Mainstream Living provided the local match in the amount of \$36,246.90. The project administration, which includes outside professional archaeological services, engineering, and contract administration, will be financed with CDBG funds.

On January 24, 2017, City Council awarded the project to Con-Struct, Inc., of Ames, Iowa, in the amount of \$84,763.90. The following three (3) change orders were administratively approved: 1) a non-dollar amount to update the wage decision from IA16-97.0A to IA17-97.0; 2) addition of a concrete pad for the placement of the existing storage shed (this cost was paid for by Mainstream Living); and 3) an adjustment to reflect actual field quantities installed as part of the project. The adjusted cost to complete the construction project is in the **final amount of \$84,979.43.**

**ALTERNATIVES:**

1. Accept the 2016/17 Community Development Block Grant Public Facilities Improvements Program for Non-profit Organizations (Parking Lot Improvements for Mainstream Living) as completed by Con-Struct, Inc., of Ames, Iowa, in the amount of \$84,979.43.
2. Direct staff to pursue modifications to the project.

**MANAGER'S RECOMMENDED ACTION:**

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 as stated above.