

**CITY COUNCIL AGENDA ITEM
CITY OF SHORELINE, WASHINGTON**

AGENDA TITLE:	Authorize the City Manager to execute a contract with HDR Engineering, Inc. for Design services for the Aurora Corridor Project (N 165 th Street to N 205 th Street)
DEPARTMENT:	Public Works
PRESENTED BY:	Kirk McKinley, Aurora Corridor/Interurban Trail Project Manager Kris Overleese, PE, Capital Projects Manager

PROBLEM/ISSUE STATEMENT:

The purpose of this report is to request Council's authorization to execute a contract with HDR Engineering, Inc. for the design phase of the Aurora Corridor Project (N 165th to N 205th Street). The maximum, not to exceed, contract amount is \$4,200,000 plus a 10% contingency (\$420,000) for a total of \$4,620,000.

The purpose of this phase of the project is to complete the preliminary engineering (to the 30% level) for the project from 165th to 205th Streets and then to complete final design including right of way acquisition support from N 165th to N 185th Street.

Later this fall, staff will submit more detail on how the City might fund and phase the last two miles of Aurora. This contract with HDR is proposed to be the initial phase for the design of the last two miles of the corridor (100% next mile, 30% last mile). This will allow for the timely utilization of our existing funding and begin construction in 2009 of at least the next mile.

This HDR contract is to provide:

- Electrical underground design
- Field survey
- Right of way acquisition support services
- Typical street design services including: illumination, signal improvements, channelization, signage, pole bases, walls, curb/gutter/sidewalk, conventional stormwater systems, walls
- Landscape and urban design
- Design of natural stormwater system elements
- Geotechnical services including borings and potholes for subsurface condition and utility location verification
- Permit assistance and traffic control plan development

Please see Attachment A for a proposed schedule of the design process.

RECOMMENDATION

Staff recommends that Council authorize the City Manager to execute a contract with HDR Engineering, Inc. for design and right-of-way acquisition support work for the Aurora Corridor Improvement Project (N 165th to N 205th Street) for an amount not to exceed \$4,200,000 plus a 10% contingency (\$420,000) for a total of \$4,620,000.

Approved By:

City Manager



City Attorney



BACKGROUND

On May 2, 2005, Council authorized staff to initiate the Public Outreach and Pre-Environmental phase of the Aurora Corridor Improvement Project (N 165th to N 205th Street). The purpose of the work was to compile baseline environmental information, develop alignment concepts, discuss project concerns with businesses, property owners, and the community, develop a photo log of the corridor, create a private property access and parking inventory, and traffic analysis. The first open house for the project was August 17, 2005. The process included staff one-on-one meetings with all property owners along Aurora Avenue N between N 165th Street and N 205th Street. Staff met with approximately 90 property owners representing 103 properties and discussed the project and its timeline, specific property concerns, and answered development related questions.

Staff worked with the Aurora Business Team (ABT) in 2006 and they developed the build Alternative A. In addition to the ABT work, staff developed two draft alignment alternatives in 2006 (Alternatives B and C), performed an east/west traffic analysis, and created a business sign inventory.

In the fall of 2006, the City hired Jones & Stokes to complete the environmental analysis for the project. As part of the environmental process, two public meetings were held (November 30 and December 6, 2006) to receive public feedback before the environmental analysis began. There was also a comment period that ended January 16, 2007 to receive feedback on items to analyze in the environmental process.

Early in 2007, the twenty-three member Aurora Business and Community (ABC) Team was created to assist staff with: environmental analysis, update of the "32 Points" which were previously adopted to guide project design (now called Implementation Strategies), and development of natural stormwater system concepts. The ABC Team also gave staff feedback from construction of the first mile and had many ideas on how to improve construction conditions for businesses, motorists and pedestrians.

On June 20, 2007, a public open house was held to show the community the Draft Recommended Flexible Alternative and preliminary environmental analysis results. This meeting was attended by over 200 people. On June 27, 2007, the ABC Team recommended unanimously to the City Manager that this alternative be adopted by Council as the Preferred Alternative for the project, along with the Implementation Strategies.

On July 16, 2007 a public hearing was held for Alternatives A, B, C, Draft Recommended and Do Nothing Alternative. Testimony was received from twenty-five people and the feedback overwhelmingly supported adoption by Council of the Draft Recommended Flexible Alternative. Organized Shoreline groups including Forward Shoreline, Vision Aurora, the Shoreline Chamber of Commerce, and the ABC Team sent Council documentation supporting the Draft Recommended Flexible Alternative.

On July 23rd, Council adopted the Draft Recommended Flexible Alternative and Implementation Strategies. The environmental process continues and is anticipated to be completed in December 2007. It is appropriate to move forward with design and preparation for the right-of-way acquisition phase of the project.

Staff has also advertised, interviewed and selected Universal Field Services as the right-of-way acquisition/property services team for the project. Their contract was awarded on September 10, 2007.

Phasing and Schedule: Staff proposes this contract with HDR would provide final design for N 165th to N 185th and 30% design for N 185th to N 205th, instead of final design for the entire two miles. Staff is recommending the City take this approach to meet our current commitments for funding and having the project under construction by the second quarter of 2009; the City has project funding for construction which is due to expire in June 2009. In addition, the City currently has not received enough funding to construct the entire two miles. Should funding be available via Regional Transportation Investment District or other sources, we will have the flexibility to initiate final design for the remaining mile. Staff will submit more detail on how we might approach this phasing and funding for the remaining two miles later this fall. Having HDR under contract for 30% design for the N 185th to N 205th piece will allow field surveying to develop a pre-design base map which may be used for future developments to locate their buildings, grade their driveways, etc. relative to the planned horizontal and vertical alignments for the roadway.

Design Consultant Selection: HDR's team was chosen as the design consultant for the Aurora Corridor Improvement Project (N 165th to N 205th Street) through a competitive process. Staff published a request for consultants to provide their qualifications for design, right of way acquisition experience, survey, and construction management. Four RFP submittals were received from the following firms: CH2M Hill, HDR, HNTB, and KPG. All four proposals were reviewed by City and WSDOT staff and all four teams were interviewed. The interview team was also made up of Shoreline and WSDOT staff. Staff initially chose KPG as the project consultant. However, late in scope/fee/schedule negotiation, it became clear that KPG's team was not able to commit the resources to completing the project in a timely manner. Staff then began negotiating with HDR. Staff checked three references, all of which were very positive. HDR was selected based on their team's experience with the design of transportation projects.

HDR's Team Experience: HDR has extensive experience working on transportation projects including the Southcenter Parkway Access Improvement Project, SR 527 widening in Mill Creek, and the 522 HOV Enhancement Phase 2 in Kenmore. Their in-house design team will perform civil and electrical engineering design. HDR has included Otak on their team to assist with urban design and landscape architecture. At the City's request, HDR will utilize KBA for construction management. KBA was the construction management firm on the North City Project and they are experienced, qualified, and respected construction managers. KBA will be involved during design as a member of HDR's team to provide constructability review. Staff will come to Council prior to construction to request an amendment to HDR's contract to add KBA's construction management services.

FINANCIAL IMPACT: The Aurora Corridor Improvement Project (N 165th to N 205th Street) is a Council Goal and this project is identified in the 2008-2013 Capital Improvement Program. Funds from federal grants and City contributions from the Roads Capital Fund will be utilized to pay for this scope of work that is estimated not to exceed \$4,200,000 plus a 10% contingency (\$420,000) for a total of \$4,620,000. Funding exists to

finish preliminary design (design to 30%) between N 165th and N 205th Streets. Funding exists for right-of-way acquisition, final design and construction for N 165th to N 185th Street as this contract reflects. As additional project funding is secured, staff will return to Council to amend HDR's contract for the final design for the N 185th to N 205th Street segment. The Funding Source Table below provides a summary of the funding sources for the Aurora Corridor Project (N. 165th – N. 205th Street).

Funding Sources	Amount
Roads Capital Fund	\$10,490,599
Federal STP – C	\$7,393,631
Federal STP Funds	\$3,600,000
Federal - STP –U	\$525,361
Federal - SAFETEA – LU	\$855,472
Federal - SAFETEA – LU	\$1,368,755
Gas Tax Funding	\$10,000,000
Nickel Gas Tax Funding	\$2,100,000
King County	\$2,401,742
Regional Mobility Transit Grant	\$2,500,000
Surface Water Funds	\$1,000,000
Future Funding RTID	\$40,000,000
Future Funding Other	\$11,171,988
Total	\$93,407,548

The utility costs of \$12,355,000 are handled through the City's franchise agreements with Seattle City Light, Seattle Public Utilities, Ronald Wastewater and telecommunication companies. The following table summarizes the project budget:

1. Project Costs

Engineering

Contracted Services ¹	\$1,500,000
HDR Contract	\$4,200,000
HDR Contract Contingency	\$ 420,000
Future design amendment (N 185 – N 205)	\$1,500,000
Overhead ²	<u>\$3,346,201</u>
Subtotal Engineering	\$10,966,201

Right-of-Way

Right of way agent and appraisers	\$917,312
Future ROW acquisition amendment	\$449,931
Property purchase	<u>\$15,670,037</u>
	\$17,037,280

Construction

\$59,780,512

¹ Contracted Services: includes environmental costs for Jones & Stokes contract, the Public Outreach and Pre-Environmental process, and technical studies such as the electrical engineering feasibility studies for Seattle City Light coordination.

² Overhead includes: staff related costs (including finance, legal, public works), building utilities and maintenance, supplies, etc.

Contingency³

\$17,978,555

Total Project Cost

\$105,762,548

2. Project Revenue

Budget Aurora (N 165 - N 205)

\$93,407,548

Budget Utility Improvements (N 165 –N 205)

\$12,355,000

Total Project Revenue

\$105,762,548

Please note that the construction costs include the Aurora Avenue N Utility Improvements (undergrounding of utilities) and construction management costs. HDR's contract includes design of underground utilities. The industry standard for design services is 12% of construction costs. HDR's contract (including contingency) and future design amendments (estimated at \$1,500,000) add to \$6,120,000. These design costs would be 10% of a \$59,780,512 future construction contract. Therefore, staff believes the HDR contract design costs are reasonable.

STAKEHOLDERS:

The City has funding from many partners to complete this project: Federal Highway Administration, the Washington State Department of Transportation (WSDOT), and King County Metro. HDR staff will ensure we meet the requirements of our funding partners and will work with staff to keep them informed of project progress.

Staff will continue to pull regional stakeholders together at key milestones to review the project's progress (King County METRO; Cities of Seattle, Edmonds, Mountlake Terrace, and Lake Forest Park; WSDOT; Seattle City Light and Public Utilities; and the State Departments of Ecology and Fish and Wildlife).

Staff will continue to actively work one on one with property and business owners as design progresses.

SCHEDULE:

Attachment A shows the design, right of way acquisition and construction schedule for the project. Design and right of way acquisition for N 165th to N 205th Streets is expected to be completed the first quarter of 2009.

RECOMMENDATION

Staff recommends that Council authorize the City Manager to execute a contract with HDR Engineering, Inc. for design and right of way acquisition support work for the Aurora Corridor Improvement Project (N 165th to N 205th Street) for an amount not to exceed \$4,200,000 plus a 10% contingency (\$420,000) for a total of \$4,620,000.

ATTACHMENTS

Attachment A: Proposed Project Schedule

³ Includes HDR contingency

Aurora Corridor Improvement Project - N 165th Street to N 205th Street - Schedule

Attachment A

Tasks	2007				2008				2009			
	January	April	July	October	January	April	July	October	January	April	July	October
Environmental (165-205)												
PSRC Exec Board Conditional Approval (Oct)				X								
SEPA Approval (Nov)				X								
NEPA Approval (Dec)				X								
Final Design (165-185)*												
HDR Contract award (Oct)				X								
Right of Way (165-185)**												
Universal Contract Award (Sept.)			X									
Right of Way Manual Council Adoption (Dec)				X								
Condemnation Ordinance (Jan)					X							
Construction Begins (165-185)*										★		
*Final design and row acquisition will begin on 185-205 when funding is secured.												
** Assumes negotiated sale or voluntary possession and use agreement for all properties.												

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