

CITY COUNCIL AGENDA ITEM
CITY OF SHORELINE, WASHINGTON

AGENDA TITLE: Motion to Authorize the City Manager to Execute a Construction Contract with the lowest bid contractor for the Paramount School Frontage Improvement Project
DEPARTMENT: Public Works
PRESENTED BY: Jill Marilley, City Engineer, P.E.
John Vicente, Capital Projects Manager II

PROBLEM/ISSUE STATEMENT: Staff is requesting that Council authorize the City Manager to execute a construction contract with the lowest bid contractor to perform the construction improvements identified in the Paramount School Frontage Improvement Project. On February 24, 2003, Council authorized \$220,000 of construction funds to complete the frontage improvements recommended by the Parks, Recreation and Cultural Services Advisory Committee (PRCS-AC):

The construction of street improvements for this project are required within six years per the Development Code. The overall scope of work includes preparation of the plans and coordination of documents to construct 910 lineal feet of curb, gutter and sidewalk along 8th Avenue NE, NE 155th Street and 10th Avenue NE. Work also includes overlay of an existing parking lot along 10th Avenue NE (5,100 square feet) and construction of a new parking lot on 8th Avenue NE (6,450 square feet angle parking lot).

FINANCIAL IMPACT: The 2003 –2009 Capital Improvement Program (CIP), amended on March 24, 2003 includes the construction funds from the General Capital Fund to complete the proposed scope of work.

Due to schedule constraints, at the time of writing this report competitive bids had not been opened. Specifics regarding the awardee will be provided prior to and at the Council meeting.

RECOMMENDATION

Staff recommends that Council authorize the City Manager to Execute a Construction Contract in the amount not to exceed \$220,000 with the lowest bid contractor to complete the Paramount School Frontage Improvement Project.

Approved By: City Manager  City Attorney 

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INTRODUCTION

Staff is requesting Council approval to award a construction contract with the lowest bid contractor to perform the construction improvements identified in the Paramount School Frontage Improvement Project.

BACKGROUND

Due to budgetary constraints, certain improvements from the original contract were not completed for the Paramount School Park Phase II Project. Council reviewed this issue at their November 12, 2003 meeting and requested that the Parks, Recreation and Cultural Services Advisory Committee (PRCS-AC) review this matter and develop a recommendation for their consideration. The PRCS-AC developed three options for Council's consideration. Council selected an option, which included completing the remaining project elements and also authorized \$220,000 of construction funds to complete the frontage improvements recommended by the PRCS-AC. These funds will allow staff to complete the work and close out the development permit for this project.

The scope of improvements include preparation of the plans and coordination of documents to construct 910 lineal feet of curb, gutter and sidewalk along 8th Avenue NE, NE 155th Street and 10th Avenue NE. Work also includes overlay of an existing parking lot along 10th Avenue NE (5,100 square feet) and construction of a new parking lot on 8th Avenue NE (6,450 square feet angle parking lot).

RECOMMENDATION

Staff recommends that Council authorize the City Manager to Execute a Construction Contract in the amount not to exceed \$220,000 with the lowest bid contractor to complete the Paramount School Frontage Improvement Project.

Excerpt from City Council Minutes of February 24, 2003

- (b) Motion to authorize \$220,000 for construction of
Paramount School Park parking lots and frontage
improvements in 2003

Wendy Barry, Parks, Recreation, and Cultural Services Director, explained that Council had directed the Parks, Recreation and Cultural Services Advisory Committee to review the remaining elements of Paramount School Park and identify priorities for completion this year. The committee and staff recommend completion of the parking lots and sidewalks to close out the present permit. She said the committee and staff questioned cost estimates for the picnic shelter and entrance, so staff is in the process of updating those costs. She explained that if Council approves the recommendation, the total amount for other projects in the General Capital Fund will be reduced to \$280,000. If Council chooses to direct staff, staff would recommend that Council consider the unfunded elements in the context of the overall 2004-2009 Capital Improvement Program so those projects compete equally with other elements.

Councilmember Gustafson moved to authorize \$220,000 for construction of Paramount School Park parking lots and frontage improvements in 2003. Deputy Mayor Grossman seconded the motion.

Councilmember Hansen observed that the sidewalk cost estimates seem to be somewhat high compared with other projects he has seen. Ms. Barry explained that the sidewalk estimates are for full frontage improvements, including curbs and gutters.

Councilmember Hansen asked why the cost estimates for the 8th Avenue parking lot is so much more than the comparably sized 10th Avenue parking lot. Ms. Barry said there is no parking lot on 8th Avenue, whereas the 10th Avenue lot is existing infrastructure that will be overlaid.

Councilmember Ransom felt the Council should keep its commitment to its constituents and complete the entire project now rather than do a partial job over several years. **He moved a substitute motion to support Option #3 to find more funding and complete all the elements in 2003. The motion died for lack of a second.**

Councilmember Montgomery said she would prefer to finish the park but the present economy does not justify the expenditure.

Mayor Jepsen asked if there was a \$10,000 contingency fund built into the proposal since the three priority items only total \$202,000. Ms. Barry said that Public Works recently updated the November 2002 cost estimates and came up with the present figure. She explained that there is less than a 15 percent contingency standard because the project is almost finished.

Councilmember Hansen said the lack of second for Councilmember Ransom's substitute motion should not be interpreted as a lack of support for his position. He said the issue is more a question of timing.

All Councilmembers expressed support for completing all the elements eventually. Staff said the other items will be brought back on a project by project basis during the 2004 CIP update process.

A vote was taken on the motion, which carried 7-0, and \$220,000 was authorized for the completion of the parking lots and frontage improvements for Paramount School Park .

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