

December 16, 2014

To: Mayor Bemrich and City Council
From: David Fierke, City Manager
**Subject: East Region Public Improvements
Phase 1B
Approve Change Order #4**



ACTION: For vote Monday, December 22, 2014

Brief History

On May 14th, 2012, City Council passed a resolution accepting the method of selection to choose an Engineering Firm to perform preliminary design on the East Region Storm Sewer Project – Phases 1-3. The Engineering Department solicited RFQ's/RFP's from 7 Iowa firms and received 4 submittals from Bolton & Menk, HR Green, McClure, and Snyder & Associates. The qualifications for each firm were scored by a selection committee and based on their recommendation, City Council directed staff to prepare a contract with Snyder & Associates, which was approved on June 25th, 2012. The original contract includes preliminary engineering, design, administrative work necessary to seek funding and determine scope of the project, developing 30% plans, and communication with the public and neighborhood businesses.

Amendment #1 was the first of two (2) planned amendments to Snyder & Associates' original contract. Amendment #1 bridges the gap between preliminary concepts and bidding the projects, generally including final design and plans, right-of-way services (upon written authorization from City), survey, funding applications, and bidding services.

Amendment #2 to the original contract dated July 23, 2012 was approved by Council on June 10, 2013. The original contract and Amendments 1 and 2 encompass the following work:

- Preliminary Design & Plans for Phases 1, 2, and 3.
- Final Design and Plans for Phases 1 and 2.
- Bid Letting Administration for Phases 1 and 2.
- Environmental Services.
- Construction Administration & Observation for Phases 1 and 2.

The following is a description of each Phase (1 – 4) as described at the Council Workshop on May 20, 2013:

- Phase 1 – Roadway, storm sewers, storm water detention, and pump station improvements near 1st Ave. S. & S. 23rd St.
- Phase 2 – Roadway and storm sewer improvements along 1st Ave. S. between Veterans bridge and S. 27th St. including work on S. 27th St.

- Phase 3 – Roadway and storm sewer improvements along 1st Ave. S. between S. 27th St. and east of S. 29th St. and along S. 29th St. from 1st Ave. S. to 8th Ave. S. Also includes detention basin and pump station at 8th Ave. S. and S. 29th St.
- Roadway and storm sewer improvements along S. 25th St. from south of 1st Ave. S. to 7th Ave. S. to Phase 3 detention basin.

At the September 9th, 2013 workshop, Wade Greiman with Snyder & Associates updated the Phase 1 project to Council. It was explained that the project would further be broken down to include two bids; a Phase 1 and Phase 1B. The breakdown was necessary to coordinate construction activities at Kemna Auto and Phase 1 of the East Region Project.

On October 3, 2013, at 3:00 pm bids were received for the Phase 1 Project. Four bid proposals were received. Council approved a contract with JB Holland in the amount of \$1,502,282.93 on October 14th, 2013.

On June 23, 2014 Council set a Public Hearing date of July 14, 2014 and a bid letting date of July 8, 2014. Engineer's estimate for the Phase 1B construction is \$450,000. Phase 1B includes storm water sewer and paving on 1st Ave South, south of Kemna and storm water sewer between 23rd Street and 25th Street north of Kemna's property.

On July 8, 2014 at 3:00 pm one bid was received for the project:

Rasch Construction, Fort Dodge, Iowa	\$621,804.00
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Council awarded a contract to Rasch Construction on July 14, 2014.

In order to install the storm water drainage pipes without damaging existing light poles, the contractor had to temporarily remove the light poles. New poles will be installed during a later phase of this Project and is not included in this change order. Change Order #1 resulted in an additional \$2,040.00 to the contract and was approved by council on September 22, 2014.

Due to poor soil conditions, the Contractor replaced the base for the storm sewer pipe. Additionally, a right turn lane was added at the intersection of 1st Ave S and S 23rd St and the paving of the north slip street was added to Phase 1B, rather than Phase 1. Change Order #2, approved by Council on October 27, 2014, resulted in an increase of \$69,874.43 to the contract and brings the total project costs to \$693,718.43.

Due to S 23rd St, north of 1st Ave S, being damaged by the construction for the East Region Project and new Kemna building, the City and Jensen Builders have agreed to share the costs in repairing the privately owned road. Change Order #3, approved by Council on December 8, 2014, resulted in an increase of \$31,640.93 to the contract and brings the total project costs to \$725,359.36.

Analysis of Issue

The designed storm sewer structures on the west side of N 25th Street were in conflict with an existing utility duct bank whose location was unknown during design. The result of this conflict was a need to move the intakes to avoid this conflict. In addition, the existing storm sewer pipes designed for removal had to be filled with a flowable mortar in lieu of removal as the removal would have damaged the duct bank.

After completion of the East Region Storm Basin (in East Region Phase 1 project), it was discovered that there were sand seams leaking water into the basin causing the bank of the basin to erode away. Terracon, a Geotechnical Engineering firm, was consulted and they recommend installing 350' of 6" subdrain along the backslope of the basin where the erosion was present. In addition to the subdrain installation, the material that surrounds the subdrain was to be a porous backfill to allow for drainage and the top of the disturbed basin was to be a mostly impervious clay material.

Change Order #4 includes the items listed above and it increases the contract amount by \$47,848.01 and brings the total project costs to \$773,207.37.

Budget Impact

Funding for this project will include LOST, Stormwater Utility GO Bond, a federal transportation grant, TIF, Iowa Clean Air Attainment Program, Traffic Safety Improvement Program, Water Quality related loans or grants, and others. It is the intention to complete the project within the budget provided. Budget is highly dependent on grant success.

Table 1. Capital Improvement Plan Excerpt – East Region Storm Sewer, Phases 1-3

Funding Source	Totals	FISCAL YEAR				
		2012	2013	2014	2015	2016
LOST	\$ 2,500,000				\$ 2,000,000	\$ 500,000
GO Bonds	\$ -					
RUT	\$ -					
Federal	\$ 1,500,000				\$ 500,000	\$ 1,000,000
Sewer Utility	\$ -					
Water Utility	\$ -					
Stormwater Utility	\$ 2,850,000		\$ 1,450,000	\$ 1,400,000		
Other	\$ 2,500,000			\$ 1,050,000	\$ 450,000	\$ 1,000,000
TOTAL	\$ 9,350,000	\$ -	\$ 1,450,000	\$ 2,450,000	\$ 2,950,000	\$ 2,500,000

Strategic Plan Impact

Policy D.4.2: Advanced planning for all infrastructure facilities shall be supported and routinely updated. Facilities benefited by advanced planning shall include, at minimum, schools, health care, residential areas, roads, water, sewer, storm water management, parks, recreation, and greenways.

Policy C.3.5: Pedestrian-oriented streetscape improvements including, but not limited to, sidewalks, street trees, landscaping, street lights, street furniture, trash receptacles, and signage shall be made to create and maintain an environment attractive to investment.

Impact on Existing Plans

Change Order #4 has no impact on existing plans.

Staff Conclusions / Recommendations

It is Staff's recommendation to approve Change Order #4 in the amount of \$47,848.01.

Alternatives

None.

Implementation and Accountability

The Snyder & Associates and the Engineering Department will be responsible for this project.

Signed



Tony Trotter, P.E.
Project Engineer

Approved



David Fierke
City Manager

CHANGE ORDER NO. 4

OWNER: City of Fort Dodge

PROJECT: East Region Public Improvements - Phase 1B
PROJECT #: 112.0558

To: Rasch Construction, Inc.
Contractor
1828 Johnson Ave
Address
Fort Dodge, IA 50501
City, State, Zip

You are directed to make the following changes in this contract:

1. Description of change to be made:
- 4.02 Increase Item, Storm Sewer, Trenched, Class 3 RCP, 24", 16 LF @ \$82.00/LF
 - 4.07 Increase Item, Storm Sewer, Trenched, Class 3 RCAP, 36"x23", 5 LF @ \$215.00/LF
 - 4.08 Decrease Item, Removal of Storm Sewer, Less than or equal to 36", 85 LF @ \$25.00/LF
 - 4.12 Add Item, Subdrain Longitudinal (Backslope) 6", 1.0 LS @ \$37,865.02/LS
 - 4.13 Add Item, Flowable Mortar, 1.0 LS @ \$2,227.00/LS
 - 6.06 Increase Item, Connection to Existing Pipe, 1.0 EACH @ \$500/EACH
 - 6.08 Add Item, Connect Roof Drains to Storm Sewer, 3.0 EACH @ \$1,081.33/EACH
 - 6.09 Add Item, Manhole Adjustment - Major, 2.0 EACH @ \$1,875.00/EACH

2. Reason for Change:
- 4.02 Due to the proximity of the new storm sewer to an existing duct bank, structures ST-12 and ST-12A were moved 5 ft to the West to avoid it. Since the existing storm sewer was nearly directly underneath the duct bank, the storm sewer pipe was filled with flowable mortar rather than removal. Also for the new storm sewer line to serve as an overflow to 1st Ave South, the pipe to the South needed to be reconnected to ST-12 rather than the North pipe connected to ST-12A. The existing structures had to be modified to accommodate these changes. Price for the manhole adjustments include all labor, materials, and equipment to complete.
 - 4.12 After completing the East Region basin, it was discovered that there were sand seams leaking water into the basin causing rills eroding silt into the bottom of the basin. After identifying the layers by soil borings from Terracon, the solution recommendation was installing a 350 LF 6" backslope subdrain to drain the sand seams. Price includes salvaging topsoil, excavate for 350 LF of subdrain and haul excavated material offsite, tie new subdrain into existing, install 567.21 tons of porous backfill, replace with 2' clay cover cap and respread topsoil, and fertilize, seed, & mulch the disturbed areas of the basin.
 - 6.08 (3) Existing roof drains were discovered (1 from Village General Store and 2 from Fort Dodge Auto) that were currently connected to the existing storm sewer. New storm sewer manholes were adjusted to reconnect these roof drains. Price includes all labor, materials, and equipment to complete.
- No additional working days added to the contract with this change order.

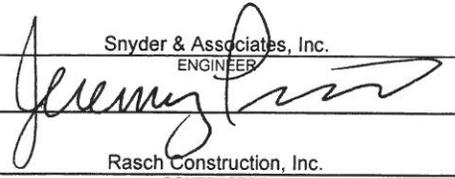
3. Settlement for the cost of making the change shall be as follows:

Item No.	Item Description	Quantity	Unit	Unit Price	Total Price
4.02	Storm Sewer, Trenched, Class 3 RCP, 24"	16	LF	\$ 82.00	\$ 1,312.00
4.07	Storm Sewer, Trenched, Class 3 RCAP, 36"x23"	5	LF	\$ 215.00	\$ 1,075.00
4.08	Removal of Storm Sewer, Less than or equal to 36"	-85	LF	\$ 25.00	\$ (2,125.00)
4.12	Subdrain Longitudinal (Backslope) 6"	1	LS	\$ 37,865.02	\$ 37,865.02
4.13	Flowable Mortar	1	LS	\$ 2,227.00	\$ 2,227.00
6.06	Connection to Existing Pipe	1	EACH	\$ 500.00	\$ 500.00
6.08	Connect Roof Drains to Storm Sewer	3	EACH	\$ 1,081.33	\$ 3,243.99
6.09	Manhole Adjustment - Major	2	EACH	\$ 1,875.00	\$ 3,750.00
				TOTAL	\$ 47,848.01

4. This change order will result in a net change in the contract completion time of 0 additional working days and a net increase in the cost of the project of \$47,848.01, divided as follows:

	Contract Amount	Contract Working Days
Approved funds and contract completion date as per (Engineer's Estimate, Contract or last approved C.O.)	\$ 725,359.36	40
Change due to this C.O. (+ or -)	\$ 47,848.01	0 Days
Totals including this C.O.:	\$ 773,207.37	40

The change described herein is understood, and the terms of settlement are hereby agreed to:

By 
Snyder & Associates, Inc.
ENGINEER

DATE: 12/15/14

By 
Rasch Construction, Inc.
CONTRACTOR

DATE: 12/15/2014

By _____
City of Fort Dodge, Iowa
OWNER

DATE: _____