



# Monthly Construction Project Status Report

Department of Engineering and Public Services

## February 7, 2022

### 1. **2019-21 SUBSTANTIALLY COMPLETED BUT OPEN CONTRACTS:**

The following contracts are completed except for either paperwork or minor items, and will be closed out when the following are completed:

- Labor Park Improvements (2019 – E.R. Zeiler Excavating) – all work has been completed, except some remedial work and testing on the irrigation system. The contract will need to remain open through the spring to provide for landscaping and irrigation warranty items.
- 2019 Underground Utility Program (2019 – E.R. Zeiler Excavating) – all work is completed on the base contract and change order for West Lorain Street from Toll to the SSIHM property. A change order was issued for the replacement of a water main crossing the Monroe Street Bridge, so the contract cannot be closed out until that work is completed.
- Raisin Street Water Main Loop (2020 – Salenbien Trucking & Excavating) – the new water main is live, and some punch list items remain. This work is a part of the La-Z-Boy Infrastructure installation contract, so paperwork will be included with that project.
- 2021 Concrete Paving Program (2021 – E.R. Zeiler Excavating) – all work is completed and the contract can be closed out once final paperwork is submitted.
- 2021 Water Main and Resurfacing Program (2021 – Salenbien Trucking & Excavating) – all work is completed except for some restoration touch-ups that will be needed in the spring and final paperwork. Given the small number of 2022 utility projects, we may hold the contract open and consider adding 2022 work as a change order.

### 2. **MONROE STREET BRIDGE WATER MAIN REPLACEMENT:**

City Council awarded a change order to E.R. Zeiler Excavating of Temperance to the 2019 Underground Utility Program for replacement of the water main crossing the Monroe Street Bridge. The contractor started work September 20, but partway through the work it was determined some materials were still on back order, so the work has been suspended since then. The contractor has the necessary materials, and plans to start again as soon as the weather allows, hopefully later this month.

### 3. **LAKE ERIE TRANSIT MODIFICATIONS TO CITY HALL:**

Lake Erie Transit was granted a long-term lease agreement by the Monroe City Council in 2019 to convert the lease space formerly occupied by the Monroe County Community Credit Union into a transfer station with ticket counter, waiting area, and additional restrooms. The design and construction administration are being performed by Hubbell, Roth & Clark of Bloomfield Hills. LET awarded the project to LaSalle Construction Services of Farmington Hills, and construction began in July 2021. The interior space is essentially completed, but is not being opened for use until the exterior entrance work is completed. Due to the presence of an underground DTE cable, the canopy foundations for the entrance walkway are being reworked, and this is continuing to delay the exterior facets. The Engineering Department is serving as the City's primary point of coordination for the project, with assistance from the Building Department as well. The canopy and the overall completion date will now likely have to wait for completion until April or May.

4. **WEST LORAIN STREET WATER MAIN REPLACEMENT – HUBER TO CSX RAILROAD:**  
Replacement of the existing 12" water main through this corridor was planned for this past summer, with this project area lying in properties owned by the City or within an easement in the areas where Lorain Street does not exist as a roadway. A permit has now been issued by CSX Railroad for the boring under the railroad, a change order to Salenbien Trucking and Excavating was awarded for the work in February 2021, and the contractor originally intended to begin work in June, after having provided notice the required 30 days in advance to CSX. Unfortunately, at the last minute when scheduling flagging, their consulting firm imposed additional requirements for bore hole material waste categorization / disposal and further inspections, and informed us that no flaggers were available. Work outside the rail right-of-way has been completed. After repeated schedule requests, CSX finally gave us two weeks' notice for flagging availability later this month, and we are coordinating with the contractor to see if this will work within their schedule.
  
5. **INTERSTATE 75 INTERCHANGE STUDY:**  
OHM Advisors of Livonia has been assisting the City with preliminary engineering and evaluation of alternative concepts for major improvements to and / or consolidation of Exits 13 (Front Street) and 14 (Elm Avenue) to facilitate safer and more functional access to I-75 by large trucks serving the industrial area and provide for better gateway access to downtown by visitors. The Economic and Community Development Director is leading the process on behalf of the City, but the Engineering Department is assisting with review of concepts and meeting with MDOT as well. MDOT personnel will be leading the Planning and Environmental Linkage (PEL) process later this year, and the first administrative team meeting involving City staff is scheduled for February 17. Construction is tentatively planned for 2028.
  
6. **CITY HALL MODIFICATIONS:**  
This project includes various modifications to City Hall, including the reconfiguration of the first floor counter areas to provide partitioned windows, addition of an interior emergency access door between Building and the Clerk-Treasurer's Office, replacement of the main entrance sliding doors with emergency exit doors, blocking off of the northwest hall to the public, and reconfiguring the work space / counter stations at the Clerk-Treasurer's office. The Engineering Department is leading the process and will handle bidding and administration in conjunction with the architect, Kohler Architecture of Monroe. The contract was awarded to LaSalle Construction at the October 18 City Council meeting, and work began on the Clerk-Treasurer's Office counter work in early January, followed by ongoing front door replacement. The completion date is March 31.
  
7. **CORRECTIVE ACTION PLAN / SANITARY SEWER LINING:**  
The original project, which lined numerous sanitary sewers in the Stony Point subdivision in Frenchtown Township, was awarded to Insituform Technologies of Howell, and was completed in March 2021. Due to their favorable performance and willingness to complete the work, the Engineering Department solicited pricing for additional lining work intended for 2020 and 2021. These ten (10) locations were awarded as a change order by the City Council on May 3, 2021 and the contractor has completed preparatory work but has not begun lining work yet. The contract for the second phase of the work, lining of laterals in Stony Point, was awarded by the City Council on November 1, 2021 to BLD Services of Kenner, Louisiana, and they have completed all preparatory work and lining work is underway. Construction is expected to last through the end of this month or longer, depending on weather conditions. Insituform Technologies also lined one run of mainline sanitary sewer in the area prior to lateral lining.

8. **FORMER LA-Z-BOY HEADQUARTERS REDEVELOPMENT:**

The City has acquired the property including the former headquarters of La-Z-Boy Chair Company on Telegraph Road, and the Engineering Department is managing the demolition of the buildings and infrastructure for the redevelopment of the site. Design and construction management of site infrastructure is being performed by the Mannik and Smith Group of Frenchtown Township, and MKSK Studios of Detroit has prepared the Planned Unit Development (PUD) design guidelines and will be monitoring compliance of the private development pieces with these documents, and will be providing design assistance on landscaping and other aesthetic designs and site features.

The first phase of infrastructure work, including the first 500 feet of Holiday Drive, new right turn lane on Telegraph Road, and associated storm and sanitary sewer work, was awarded to Salenbien Trucking & Excavating, and a substantial amount of work occurred in 2020. Based on a conflicting traffic signal strain pole, the right turn lane work was postponed until the signal relocation work is completed. Completed infrastructure work includes re-routing of a trunk sanitary sewer through the site, installation of some storm sewer and outlet for Holiday Drive, and curb installation and paving of Holiday Drive, though the roadway will not be opened to the public until residential and / or commercial development actually occurs. The contract for the traffic signal modifications was awarded by the City Council in February 2021 to Rauhorn Electric of Bruce Township, Michigan. Due to the long lead time of the signal mast arms and conflicting power and cable lines, only foundations and underground conduit installation has occurred. At this point, the signal contractor is still waiting for the some of the franchise utilities to relocate their lines in order to complete the mast arm installation. The right turn lane will not be completed until spring. A permit has now been issued by the Michigan Department of Energy, Great Lakes, and the Environment (EGLE) for all relevant facets of the site, including wetlands mitigation, Mason Run Drain daylighting, and the outlet from the detention system.

Due to impending private development along Telegraph Road, a change order for the daylighting of the drain and extension of sanitary sewer to serve one of these parcels will be offered to Salenbien as a change order, and possibly awarded at the February 22 or March 7 City Council meeting. It is expected that design of the remaining Phase 2 infrastructure will be completed within the next month, which includes remaining utilities and roadways south of the drain, and this package will be bid for 2022 construction in March.

9. **SAINT MARY'S GARDENS SUBDIVISION STORM SEWER UPGRADES:**

This project was identified as a major long-term need due to a storm sewer system that is undersized in some areas and completely lacking on some streets in the area. The Wastewater Department has also entered into an agreement with Fishbeck Engineers for additional monitoring, evaluation, and inspection of this subarea with respect to the collection system. The Fishbeck contract also includes identification of homes with clear water discharges to the sanitary sewer. Fishbeck smoke tested this area in December 2019, is continuing residential surveys and home inspections, and still needs access to a number of homes. Fishbeck is also televising the 18" sanitary sewer in Mason Run Drain for lining work this year. Storm sewer design is based on the 10-year, 24-hour storm event (updated for present larger storm events) and includes a pump station to allow for proper pipe depth and grades. The project, including reconstruction of numerous streets in the area, is likely to be bid in March or April, though due to material (particularly pump station structure) lead times, actual construction will span both fall 2022 and spring / summer 2023. We are strongly considering the City directly purchasing concrete pipe and pump station materials to cut down on lead times and save sales tax. Overall, this contract is likely to be \$4.5-\$5 million, and we are planning to use funding provided to the City through the American Rescue Plan Act (ARPA).

10. **MICROSURFACING PROJECTS:**  
The City's 2021 Federal Aid project funding includes the microsurfacing of two (2) roadways that are contiguous to each other and have been resurfaced in the last 8-10 years, making them ideal candidates for this preventative maintenance treatment. These include East Elm Avenue between Monroe Street and North Dixie Highway, and North Dixie Highway between Elm Avenue and Spaulding Road. Due to time constraints in 2021, we engaged the Mannik and Smith Group for design / contract packaging, to ensure this project remained on schedule. Bids were opened at the Michigan Department of Transportation (MDOT) on August 6, 2021, and the low bidder is Pavement Maintenance Systems, LLC. Work was postponed until this spring due to contractor scheduling, and this was permitted in the bid documents. The funding contract was approved at the July 19, 2021 City Council meeting agenda, and the completion date is June 30.
11. **ELEVATED TANK IMPROVEMENTS:**  
Projects at the Roessler, Maybee, and Ida Elevated Tanks were bid together and the Water Department worked with Dixon Engineering and Jones & Henry Engineers to take the lead on project design and inspection, whereas the Engineering Department will manage the contract administration. The contract was awarded on August 16, 2021 to Seven Brothers Painting of Shelby Township and the completion date is May 31. This project also includes painting of the new City logo on the Roessler tower. Due to seasonal limitations, contract work will occur this spring.
12. **2021 SIDEWALK REPLACEMENT PROGRAM:**  
The City re-instated our annual sidewalk replacement program for 2021, since funds are available through the passage of the City's 2-mil, 15-year levy for roads and non-motorized facilities. While we have addressed spot hazards based on complaints in 2019 and 2020, we had not undertaken a comprehensive proactive program since 2018. This past year's program area was south of the River Raisin from Harrison Street west. Due to the passage of the millage, there will be no property owner assessments moving forward. A contract with G.V. Cement of Brownstown Township was awarded at the June 21 City Council meeting, and besides the program area includes the installation of new sidewalks along East Eighth and Jerome Streets, and various other add-on work. Locations within the defined program area were completed, but due to the contractor's schedule all other spot locations must be deferred until this spring.
13. **2021 BITUMINOUS PAVEMENT MAINTENANCE PROGRAM:**  
The 2018 contract for crack sealing and spray patching was publicly bid, and Highway Maintenance and Construction of Romulus was the low bidder. They agreed to hold their original unit prices firm again, so a change order for 2021 work was awarded at the June 21 City Council meeting. Spray patching and crack sealing has been completed, but subcontractor Bowen Paving had to delay asphalt patching until this spring based on other commitments.
14. **CAIRNS PARK REDEVELOPMENT:**  
Russell Design is working on preliminary layouts for the wholesale redevelopment of Cairns Park in conformance with the Recreation Master Plan. The Engineering Department is assisting with utility information and mapping, coordination of the consultant process, and will eventually administer the construction contracts with technical assistance from Russell and potentially other consulting firms. A proposal from Russell for detailed design was approved at the November 1, 2021 City Council meeting. Work is planned for late in the 2022 season, though a phased approach to the amenities may be considered. Topographic survey work has been completed, and a preliminary layout is expected sometime this month from the consultant.

15. **DUMPSTER ENCLOSURES:**  
The Engineering Department will be the lead party in consultation with the Downtown Development Authority (DDA) and City Manager's office in programming for enclosures for common dumpsters in the Riverfront Parking Lot. Russell Design of Northville is our architect and is nearing completion on the design. This project will be bid through the Engineering Department sometime this spring.
  
16. **2022-24 ROADWAY AND UTILITY PROJECT SURVEY WORK:**  
In order to accelerate upcoming street and utility program, we solicited pricing proposals from four (4) outside firms with whom we have worked in the past for topographic survey assistance for likely 2022 and 2023 projects, and potentially some future years as funding allows. An award was made to the Mannik and Smith Group at the June 21, 2021 Council meeting. All 2022 projects have now been delivered to the Engineering Department along with the vast majority of the other work, with a few projects to be delivered this spring. Engineering staff is working on drawing preparation for some of the 2023 projects in anticipation of bidding these in fall 2022 if possible.
  
17. **2021 PAVEMENT MARKING PROGRAM:**  
Since it has been a number of years since our last comprehensive marking program, both with respect to painted lines and cold plastic markings, we packaged a large-scale contract for 2021. The contract was awarded at the August 16, 2021 City Council meeting to JV Contracting of Goodrich. Based on a nationwide shortage of cold plastic material and seasonal limitations, the stop bars, crosswalks, etc. cannot be completed until this spring, but the painted lines have all been completed.
  
18. **MARTIN LUTHER KING JR. MEMORIAL FOOTBRIDGE IMPROVEMENTS:**  
Following a scoping meeting with the Engineering Department in August. Fishbeck Engineers of Novi is developing a proposal to provide options for maintenance and / or replacement of several elements on the bridge and cost estimates for inclusion of a project into the 2022-23 Capital Improvements Program (CIP). These include repair of the south side steps, replacement of the chain link fence, lighting options, repainting of the entire bridge, and other relevant items. A concept design proposal has been received, but we are holding it for now until the CIP process is completed, as it is believed the costs of the work will far exceed the budgeted funding.
  
19. **AIRPORT HANGAR / TERMINAL STUDY:**  
The Engineering Department has engaged RS & H of Willow Run, our standing airport consultant, to develop a proposal for analysis of options related to a new terminal facility as well as analysis of existing hangars both with respect to sufficiency and long-term revenue trends and operating expenses. However, we have recently received a concept-level proposal from a potential fixed-base operator to renovate the former Sheriff hangar / terminal building for their use, so the project will be on hold until this option is explored further.
  
20. **AIRPORT TAXIWAY REHABILITATION:**  
The City receives an allocation of \$150,000 each year for airport capital improvements, which can be banked for up to four (4) years for use. The next project, planned for 2023 construction, is the rehabilitation of the primary parallel taxiway, which was originally constructed in 2002. Design is expected to begin this spring for potential fall 2022 bidding. However, since we must perform a formal consultant selection every five (5) years, we will need to complete that process before design can commence. A Request for Qualifications (RFQ) is expected to be released this month.

21. **RIVERVIEW AVENUE RESURFACING - MAYWOOD TO COLE:**

This project will be our 2022 Federal Aid project, which will also commit our 2023 funds through the Advance Construct process. Design is complete and the Grade Inspection with MDOT personnel was held on January 28. We hope to be placed on the May bid letting, which would allow for 2022 construction. Final revisions are nearing completion and will be sent to MDOT this week or next, though the project cannot be advertised until environmental clearance is obtained.

22. **2022 CONCRETE PAVING PROGRAM:**

The Engineering Department has proposed an aggressive concrete paving program for 2022 through the CIP. The following locations are included in the 2022 Concrete Paving Program contract, which also includes two parking lot projects:

- Location A: Orchard Drive - Macomb to Riverview
- Location B: West Willow Street - Godfroy to Monroe
- Location C: West Lorain Street - Telegraph to Huber
- Location D: East Second Street - Washington to Macomb
- Location E: East Second Street - Macomb to Scott
- Location F: Village Green Lane - Noble to Lorain
- Location G: East Grove Street - Macomb to dead end
- Location H: East Lorain Street - Hollywood to Arbor
- Location I: St. Mary's Avenue - Vine to Noble
- Location J: South Roessler Street - Fifth to Cul-de-sac
- Location K: City Hall Parking Lot (adjacent to building)
- Location L: West Side Fire Station Parking Lot

The above locations were all included in the bid package, which was advertised on February 1 and bids will be opened on February 28. The completion date is September 30, which is designed to give potential contractors flexibility to complete the work as their schedules allow. In addition to these locations, funding has been provided for East Willow Street between Monroe and Tremont, and East First Street between Washington and Macomb. The Willow project is likely to be added later as a change order after the corresponding water main project is designed, while the First Street project may be deferred until 2023, since a decision will need to be made as far as materials to replace the existing brick pavers in Loranger Square.

23. **2022 WATER MAIN PROJECTS:**

There are two (2) water main replacement projects within the City limits that are proposed for funding through the 2022-23 CIP. These will be designed in conjunction with their parallel street projects, and at the present time it is likely that we will pursue a change order to one of our two (2) open contracts with utility qualifications given the low overall volume of 2022 water main work. The locations are as follows:

- E. Willow - Monroe to Macomb
- E. First - Washington to Macomb

Design is underway on the East Willow Street location.

24. **NORTH CUSTER ROAD PEDESTRIAN IMPROVEMENTS:**

The 2021-22 CIP included funds for additional pedestrian enhancements of the North Custer Road corridor, including additional signage, and possibly signalization. Due to time constraints, the Engineering Department did not begin work on this project in 2021, but intends to begin review of options this winter.

25. **DOWNTOWN GEOMETRIC MODIFICATIONS:**

Within the 2022-23 CIP, funding has been proposed to review and model various geometric changes within the Central Business District. These include, but are not limited to, necessary physical changes to facilitate conversion of Front, First, Cass, and Washington Streets to two-way traffic, and a potential roundabout at the intersection of Front and First Streets. The City will be engaging a consultant to review potential options, and the Engineering Department will likely coordinate the consultant's work and oversee any future projects. A formal schedule has not yet been set, but consulting work will likely commence in 2022, with construction occurring in 2023 or later.

26. **STORM SEWER SEPARATION – CASS STREET – SEVENTH TO SIXTH:**

The Wastewater Department has identified a section of their sanitary sewer that is receiving clear water runoff from some catch basins on this block. The Department of Public Services will be extending an existing storm sewer on this block to connect these basins sometime this spring or summer.

***Prepared by: Patrick M. Lewis, P.E., Director of Engineering and Public Services***