



Monthly Construction Project Status Report

Department of Engineering and Public Services

March 6, 2018

1. **2015-17 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:

- East Third Street Resurfacing - Scott to Winchester (2015 - Cadillac Asphalt) - all work is completed, and MDOT has completed their review. Due to some concrete testing concerns, we have taken destructive samples for MDOT review and the report has been presented to them. While they have asked for additional clarifications, we still hope the contract can be closed out by the end of this month.
- Arthur Lesow Community Center Interior Renovations - Phase Three - Fire Alarm (2015 - Pulsar Electronics) - the contractor still needs to provide certified payrolls and other paperwork before they can be paid off. It does not appear that they are capable of completing required work, so remaining monies will be held indefinitely. Last report.
- East Third Street Resurfacing - Monroe to Scott (2016 - Florence Cement) - all work is completed, and MDOT has completed their review. Due to some concrete testing concerns, we have taken destructive samples for MDOT review and the report has been presented to them. While they have asked for additional clarifications, we still hope the contract can be closed out by the end of this month.
- North Monroe Street Streetscape (2016 - Century Cement) - all work is completed but the contract must remain open through June 2018 due to the two-season watering and cultivating pay item. Since this project was bid through MDOT, paperwork closeout will take a few more months, and staff plans to complete the materials and paperwork audit on our end with assistance from the Mannik and Smith Group beginning hopefully this month.
- 2017 Water Main Replacement Program (2017 - E.R. Zeiler Excavating) - all work is completed except punch list items. Paperwork still needed for closeout includes all waivers of lien, maintenance bond, and approval of the final pay quantities. We are waiting on the contractor to provide all of these, despite repeated attempts to secure them.
- Custer Airport Hangar and Entrance Road Paving (2017 - Pavex) - work is completed except for joint sealing along the hangar floors. We have been made aware of unpaid suppliers, and the bonding company has instructed us not to make further payments until a takeover agreement can be executed with all parties. Closeout of this contract that includes state and federal funds is expected to take a few months due to what appears at this point to be contractor insolvency.
- 2016-17 Curb Replacement and Resurfacing (2016/17 - Al's Asphalt Paving) - all project work is completed except for restoration touch-ups that must occur this spring. All waivers have been submitted so the retainage has been reduced.
- North Macomb Street Resurfacing (2017 - Al's Asphalt Paving) - all project work is completed. Since this is an MDOT project, closeout will take a few months but we intend to work with the Mannik and Smith Group to assist with the process in conjunction with closeout of the 2016 Streetscape project. There was one defective area near Willow Street that was discovered upon the spring thaw, so this will have to be addressed at the contractor's earliest convenience as well.

- Gateway Beautification Program (2017 - The Grounds Guys) - all planting are completed, and we will be working with the contractor to close out final paperwork. There is also a 1-year warranty period on new plantings, so the contract will likely be kept open during that time if necessary. City staff will monitor tree health and direct replacements during the next year if necessary.

2. **CENTRAL FIRE STATION REPLACEMENT:**

A dedicated 20-year, 0.47 mil tax for this facility was approved by voters in November 2016, and the new facility will be constructed on East Third Street on the site of the former Lincoln School. A steering committee of key staff and Council representatives is guiding the design process and is meeting once or twice a month as needed. The Engineering Department will be the lead department in coordinating project development through construction. A contract for the George W. Auch Company of Pontiac to serve as Construction Manager-at-Risk (CMR) was approved by the City Council on December 4, and they are working with the project architect, Redstone Architects of Bloomfield Hills, on developing final design plans and cost estimates. At the present time, detailed design is underway and is between 25% and 50% complete, with a series of meetings occurring this month with the project team members to finalize as much as possible as well as to refine the costs. A Guaranteed Maximum Price (GMP) from the CMR will have to be approved by the City Council, likely sometime in the summer with construction likely to commence in late summer 2018 and completion in 2019.

3. **DPS BUILDING ROOF REHABILITATION:**

This project was funded through the 2017-18 Capital Improvements Program, and will rehabilitate roughly a half acre of the roof at the Public Services Department building on Jones Avenue. A brief Request for Proposals for design services was sent to three short-listed architects, and these were received, but with significant differences of opinion over the necessity of further structural analysis. We are planning to meet with a manufacturer's representative to consider an overlay option, and this project will be pursued in earnest this coming construction season.

4. **CITY COUNCIL CHAMBERS RENOVATION:**

This project was largely funded as a part of the 2016-17 CIP, and will involve modifications to the City Council Chambers for ADA compliance and audio / visual modernization, as well as other desired changes. Design has been completed by Kohler Architecture of Monroe (architectural) and TEL Systems of Ann Arbor (audio / visual). The project is being advertised for bids, with a required pre-bid meeting scheduled for March 19 and the bid opening scheduled for April 9. Provided that bids are acceptable, award will be requested at the April 16 City Council meeting with construction running from mid-May through the end of September.

5. **WEST SIDE FIRE STATION IMPROVEMENTS:**

Funding was approved through the 2016-17 CIP for some interior renovations at the West Side Fire Station, and the design was completed by James S. Jacobs Architects for kitchen, restroom, and living area renovations. Bids were opened on July 24, 2017 but since there was only one bidder, this project will be re-bid likely this coming summer, to encourage subcontractors on the Central Fire Station replacement to also bid this project.

6. **2017 SANITARY SEWER REHABILITATION PROGRAM:**

The contractor, Inland Waters Pollution Control of Detroit, has completed most of their work. There is one additional section of liner that needs to be remediated, and we do not yet have a return date for the contractor to complete it.

7. **2017 PAVEMENT MARKINGS PROGRAM:**

This project to refresh needed markings throughout the City was awarded by the City Council on August 21, 2017 to P.K. Contracting of Troy, the lone bidder. Due to the limited number of contractors performing this work, the contractor did not complete work as planned, and it now appears work will need to occur in the spring due to temperature limitations. Given that they must return in spring, we will likely consider simply adding the 2018 work as a change order later this year.

8. **PARKWOOD AVENUE RESURFACING / WATER MAIN / SANITARY SEWER:**

Design should be completed within the next 1-2 weeks on these projects. The resurfacing project will also include replacement of all curbs, the water main is planned to be completely replaced through the pipe bursting process. Portions of the sanitary sewer will be replaced and re-directed to the north via a new sewer on Arbor Avenue, and the remaining sections will be lined. The underground work will be a part of one contract, resurfacing will be a part of this year's resurfacing contract, and the lining work will be bid with the sanitary sewer relining program. The water main / sanitary sewer replacement work will be advertised for bids later this month.

9. **SYLVAN / STOCKTON DRIVE RESURFACING / WATER MAIN:**

Design work is completed on the water main projects, and will likely be completed by the end of the month for the resurfacing work. The resurfacing projects will also include replacement of all curbs, and the water mains on both streets will be replaced by the pipe bursting process. The water main work will be advertised for bids later this month.

10. **STEDMAN DRIVE WATER MAIN:**

Design for this project to replace the water main by the pipe bursting process is completed and the work will be included with the rest of the water main projects for bidding.

11. **MAPLE AVENUE (WEST) RESURFACING / WATER MAIN – LINWOOD TO NORTH END:**

Design work should be completed in the next 1-2 weeks on the water main project, and the work will be included with the rest of the water main projects for bidding. The resurfacing project will also include replacement of all curbs and design should be completed by the end of the month.

12. **SCOTTWOOD AVENUE RESURFACING / WATER MAIN:**

These projects have been included in the 2018-19 Capital Improvements Program. Since they were not completed earlier, the Engineering Department has contracted with the Mannik and Smith Group of Monroe to secure survey work as soon as the weather allows this month. The water main will be replaced by open cut or pipe bursting depending on the costs, and all curbs will be replaced as a part of the resurfacing work. Due to the delay, the water main work will have to be added to the contract later as a change order, whereas the street project will probably be timely enough to be able to incorporate into the street program.

13. **ARBOR AVENUE SANITARY SEWER EXTENSION:**

A new home is being constructed on Arbor Avenue south of Cole Road that is not served by a public sanitary sewer. At this time, the Engineering and Wastewater Departments have been working together to resolve the issue, which may include extending the existing main approximately 80 feet to serve the home. The Engineering Department has completed the design and has met with the affected owner. If approved, the owner's contractor will likely install the main, which will be inspected and tested by the Engineering Department.

14. **WEST FIRST STREET RESURFACING – HARRISON TO WASHINGTON:**

This project will be our 2018 Federal Aid project, and will consist of spot base replacement and resurfacing of the roadway pavement. This area was the location of a streetscape project in 2001, but there are numerous areas where there is only 2-3 inches of asphalt on top of the original 1913 brick base and funding did not allow for base work during the streetscape project. Due to the need to bring sidewalk ramps to current ADA standards and the extensive corresponding brick sidewalk replacement that must occur, considerably more design work was needed than was originally contemplated. The City Council consensus was to simply replace the brick sidewalk pavers with standard concrete, and some changes are also being made to Gateway Park. The Grade Inspection meeting was held with MDOT on February 23, and all requested changes have already been made. However, since permits will also be required from the State Historic Preservation Office (SHPO) and MDOT itself for work within the M-125 right-of-way, the project is still likely not be bid until the July 13 letting (opening), which will push construction to a later summer start.

15. **TOLL STREET RECONSTRUCTION – LORAIN TO ROESSLER:**

Survey work for this possible 2019 project was completed by The Mannik and Smith Group, and Engineering staff has been working on the design so that the project is ready whenever funding is available in the future.

16. **WATER TREATMENT PLANT GENERATOR INSTALLATION:**

The Engineering Department is administering this contract, which was designed by Jones and Henry Engineers of Toledo. The generator units are being purchased separately by the Water Department, and this was approved at the December 4 City Council meeting. The low bid for the installation work was approved December 18 by the City Council to Airport Lighting of Lansing, and the pre-construction meeting was held January 16. Work will occur this spring / summer based on the lead time for generator delivery.

17. **LABOR PARK REDESIGN:**

This project is funded largely through the 2018-19 CIP, and will include a complete re-design and expansion of Labor Park and the surrounding City-owned properties including the Navarre Library and Arthur Lesow Community Center. As a result of a professional services selection process in the fall, Russell Design of Northville was chosen as the City's standing Landscape Architect for the next few years. They have provided a proposal to complete design work for this project, which will likely be constructed in 2019, and this amended proposal will likely be placed for formal City Council approval at the March 19 meeting. The Engineering Department will be assisting the consultant as necessary with infrastructure design review, bidding, and overall contract management.

18. **BUILDING DEMOLITION ASSISTANCE:**

Due to the growing number of properties that the City is acquiring for the Heritage Corridor Plan, through the Michigan Department of Natural Resources (MDNR) grant, and the Michigan State Housing Development Authority (MSHDA) grant for blight clearance purposes, the Engineering Department has been asked to serve as the lead department in coordination of demolition activities. These include securing of the properties, asbestos assessment and abatement, demolition of the structures, and other associated work. One of the Engineering Technicians has been assigned this lead role, and work activities are likely to extend throughout 2018 and likely beyond to some degree.

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