Resolution 2013-285

Resolution Approving Change Order No. 4 with American Liberty Construction, Contract #7581, for Wading Pool Replacement at Farview Park in the Amount of $1,477.91 for a New Contract Total of $463,133.25

Whereas, The Minneapolis Park and Recreation Board (MPRB) is authorized to contract with public and private entities in the performance of its functions;

Whereas, The MPRB entered into Contract No. 7581 with American Liberty Construction for wading pool replacement at Farview Park in the amount of $400,000.00 on March 21, 2012;

Whereas, Change Order No. 1, in the amount of $39,581.97 used a Board-approved contingency to pay the cost of sewer separation associated with the project – a project cost that was unforeseen at the outset of the project;

Whereas, Change Order No. 2, in the amount of $8,478.04 and within the project budget, provided for the installation of two shade structures with the project;

Whereas, Change Order No. 3, in the amount of $13,595.33 and within the project budget, provided for replacement of cracked and settled concrete pavement adjacent to the south entrance of the building as well as for removal and replacement of unstable soil beneath the proposed pool;

Whereas, Proposed Change Order No. 4 is for final restoration and abandonment of the sanitary sewer for the old storage building as well as for reimbursement for Contractor damage to a light fixture;

Whereas, Staff and the project consultants have reviewed the costs related to Change Order No. 4 and determined that the costs are necessary and correct;

Whereas, Sufficient project funds are available to cover Change Order No. 4; and

Whereas, This resolution is supported by the MPRB 2007-2020 Comprehensive Plan, which envisions “Dynamic parks that shape city character and meet diverse community needs”;

RESOLVED, That the Board of Commissioners approve Change Order No. 4 with American Liberty Construction, contract #7581, for Wading Pool Replacement at Farview Park in the amount of $1,477.91 for a new contract total of $463,133.25; and

RESOLVED, That the President of the Board and Secretary to the Board are authorized to take

all necessary administrative actions to implement this resolution.

TO: Minneapolis Park and Recreation Board

FROM: Bruce Chamberlain, Assistant Superintendent for Planning

DATE: September 11, 2013

SUBJECT: Resolution Approving Change Order No. 4 with American Liberty Construction, Contract #7581, for Wading Pool Replacement at Farview Park in the Amount of $1,477.91 for a New Contract Total of $463,133.25

BACKGROUND

This Board action considers a construction change order increasing the contract with American Liberty Construction for work at Farview Park. The changes add value to the wading pool project and represent a good use of project funding.

Change order #4 involves final restoration and abandonment of the sanitary sewer for the old storage building. In order to proceed with construction of this project the sanitary sewer within the storage building needed to be capped within the building and the contractor was required to bulkhead this line outside the building. Asphalt and turf outside the building needed to be removed in order to accommodate this work. In addition, per request from City of Minneapolis PDR, a slight revision to the deck drainage system was required which resulted in the addition of one section of trench drain on the pool deck. During installation of the shade structures one of the Minneapolis Park Board's light fixtures was damaged by construction operations. This change order involves the restoration and abandonment of the sanitary sewer along with replacement costs to the Minneapolis Park Board for damage to an existing light fixture.

Change Order #1, which used project contingency dollars, was prepared to address unforeseen requirements by City of Minneapolis Public Works, Water and Sewer Division, related to the separation of storm and sanitary sewer utilities within the park. Change Order #2 utilized project funds to pay for the installation of two shade structures. Change Order #3 used project funds to remove and replace cracked and settled concrete adjacent to the south building entrance.

The project replaces the original wading pool constructed in 1953, which was closed in 2010 due to required maintenance. Given the age of the old pool and its underground infrastructure and, current regulatory codes and health considerations, construction of a new pool was necessary. The new wading pool conforms to current State and Federal pool regulatory codes and, the pool design and its associated pool amenities are consistent with other recent MPRB pool projects.

The MPRB has the funds available within the project budget to account for the proposed change order #4.

FUNDING/COST SUMMARY

Sources		**$512,000.00**
2011 Capital Improvement Plan	$500,000.00	
2012 Neighborhood Rehab	$12,000.00	
Uses		**$511,893.78**
Advertising and Publication	$464.09	
Engineering/Survey/Testing	$48,296.44	
Contract with American Liberty Construction	$400,000.00	
Change Order #1, to the contract with American Liberty Construction	$39,581.97	
Change Order #2, to the contract with American Liberty Construction	$8,478.04	
Change Order #3, to the contract with American Liberty Construction	$13,595.33	
Change Order #4, to the contract with American Liberty Construction	$1,477.91	*Pending Approval*
Balance		**$106.22**

RELATED BOARD ACTIONS

December 13, 2010	Approval of 2011 Budget and 2011-2016 Capital Improvement Program
March 21, 2012	Acceptance by Minneapolis Park Board of construction contract with American Liberty Construction
September 19, 2012	Acceptance by Minneapolis Park Board of change order no. 2 with American Liberty Construction
November 28, 2012	Acceptance by Minneapolis Park Board of change order no. 3 with American Liberty Construction

RECOMMENDATION

Staff recommends approval of change order No. 4 with American Liberty Construction, Contract #7581, for Wading Pool Replacement at Farview Park in the amount of $1,477.91 for a new contract total of $463,133.25

This action is supported by the following vision and goal statements in the MPRB 2007-2020 Comprehensive Plan.

Vision Theme 3: Dynamic parks that shape city character and meet diverse community needs.

Goal: Parks shape an evolving city.

Goal: Park facility renewal and development respects history and focuses on sustainability, accessibility, flexibility, and beauty.

Prepared By: Jonathan Duesman, Construction Project Manager, Design and Project Management
Review:
Cliff Swenson Completed 08/29/2013 3:36 PM
Bruce Chamberlain Completed 08/29/2013 8:18 PM
Jayne Miller Completed 09/02/2013 6:55 PM
Minneapolis Park and Recreation Board Pending