Minneapolis
Park & Recreation Board

Resolution 2018-232

Resolution Awarding a Construction Contract to JL Theis, Inc. in the Amount of $417,598.75 for the MPRB ADA Improvements – Accessible Routes at Multiple Parks Project, Per O.P. No. 8597, Pending Approval by City of Minneapolis Procurement & Civil Rights Departments, and Authorizing Administrative Use of a 10% Construction Contingency Up to $41,759 for Necessary Construction Change Orders that May Arise with the Contract

Whereas, The Minneapolis Park & Recreation Board (MPRB) is the steward of Minneapolis Parks;

Whereas, The MPRB is authorized to contract with public and private entities in the performance of its functions;

Whereas, The MPRB has allocated funding through the NPP20 Rehabilitation Funding for accessibility improvement for MPRB Americans with Disabilities Act of 1990 (ADA) Improvements – Accessible Routes at multiple park locations within the park system;

Whereas, The MPRB publicly solicited and received five bids on July 10, 2018 for O.P. No. 8597 for the MPRB ADA Improvements – Accessible Routes at Multiple Parks Project;

Whereas, The bids received have been reviewed and tabulated with the apparent low bid submitted by JL Theis, Inc. in the amount of $417,598.75, with that amount being the aggregate of the base bid amount of $277,425.00 and the bid amount for Alternate #1 of $140,173.75;

Whereas, MPRB staff and consultant have reviewed the bid and have determined that a contract comprised of the base bid and Alternate Bid #1 is reasonable and in the interest of the project;

Whereas, The bid submitted by JL Theis, Inc. is under review by City of Minneapolis Departments of Purchasing and Procurement and Civil Rights;

Whereas, The total of the contract award is within MPRB-allocated NPP20 Rehabilitation funding; 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 awards a construction contract to JL Theis, Inc. in the amount of $417,598.75 for the MPRB ADA Improvements – Accessible Routes at Multiple

Minneapolis
Park & Recreation Board

Parks Project, per O.P. NO. 8597, pending approval by City of Minneapolis Procurement & Civil Rights Departments, and authorizes administrative use of a 10% construction contingency up to $41,759.00 for necessary construction change orders that may arise with the contract; 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.

Minneapolis
Park & Recreation Board

TO: Minneapolis Park and Recreation Board

FROM: Michael Schroeder,

DATE: July 25, 2018

SUBJECT: Resolution Awarding a Construction Contract to JL Theis, Inc. in the Amount of $417,598.75 for the MPRB ADA Improvements – Accessible Routes at Multiple Parks Project, Per O.P. No. 8597, Pending Approval by City of Minneapolis Procurement & Civil Rights Departments, and Authorizing Administrative Use of a 10% Construction Contingency Up to $41,759 for Necessary Construction Change Orders that May Arise with the Contract

BACKGROUND

This action considers the award of a construction contract to JL Theis, Inc. for the MPRB Americans with Disabilities Act of 1990 (ADA) Improvements – Accessible Routes at Multiple Parks Project.

On July 10, 2018, the Minneapolis Park & Recreation Board (MPRB) received five (5) bids for the MPRB ADA Improvements – Accessible Routes at Multiple Parks Project, O.P No. 8597. JL Theis, Inc. is the apparent qualified low bidder (*Attachment A*). This resolution accepts the low base bid as well as Alternate #1, as submitted by JL Theis, Inc. in the amount of $417,598.75 and further authorizes a construction contingency of 10% or $41,759.00. The alternate has been reviewed by staff and is recommended to be included in the contract for construction. The alternate accepted is:

- Alternate 1 – ADA Improvements – Accessible Routes at Three Additional Parks

In late 2014, MPRB began developing a transition plan to audit its facilities for accessibility and to prioritize the removal of barriers as required under Title II of the Americans with Disabilities Act. The intent of Title II is to provide equal opportunities for people with disabilities to participate in programs, services, and activities at State and local government agencies. As part of the transition plan's implementation, the ADA Improvements – Accessible Routes at Multiple Parks Project will remove barriers to the accessible route from the accessible parking stall(s) to the main entrance door of the recreation center at eight parks: Brackett, Folwell, Longfellow, Lynnhurst, North Commons, Pearl, Pershing, and Powderhorn. Given the existing conditions at the eight parks, the project's work will vary, but generally includes access stall cross slope and parking space marking improvements, change in placement of parking stall signage, installation

Minneapolis
Park & Recreation Board

of new or replacement of non-compliant curb ramps, and select segments of sidewalk replacement in the accessible route from the parking stalls to the main entrance door.

With the acceptance of Alternate #1, three additional parks will receive improvements to the accessible route from the accessible parking stall(s) to the main entrance door of the recreation centers: Audubon, Rev. Dr. Martin Luther King, Jr., and Van Cleve.

Pending the Board of Commissioners approval of the contract, and JL Theis, Inc. submitting all the required paperwork, as well as the bid submitted by JL Theis, Inc. being approved City of Minneapolis Procurement & Civil Rights Departments, construction will begin in late-August 2018. Substantial completion is specified as October 31, 2018 in the bidding documents.

FUNDING / COST SUMMARY

Sources			**$505,250.75**
NPP20 ADA Rehabilitation Fund	$	505,250.75	

Uses			**$505,250.75**
MPRB Project Management	$	16,703.00	
Design and Engineering	$	29,190.00	
Construction contract – JL Theis, Inc.	$	417,598.75	*Pending Board Approval*
Contingency - 10%	$	41,759.00	*Pending Board Approval*
Balance			**$0.00**

RECOMMENDATION

Staff recommends award of a construction contract to JL Theis, Inc. in the amount of $417,598.75 for the MPRB ADA Improvements – Accessible Routes at Multiple Parks Project, per O.P. No. 8597, pending approval by City of Minneapolis Procurement & Civil Rights Departments, and authorizing administrative use of a 10% construction contingency up to $41,759.00 for necessary construction change orders that may arise with the contract.

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

Minneapolis
Park & Recreation Board

Vision Theme 3	Dynamic parks that shape city character and meet diverse community needs
Goal:	Park facility renewal and development respects history and focuses on sustainability, accessibility, flexibility, and beauty
Goal:	Financially independent and sustainable parks prosper

ATTACHMENTS:

- Attachment A - ADA Accessible Route Bid Tab (PDF)

Prepared By: Allison Dahlin, Rehabilitation Project Manager, Design and Project Management
Review:
Cindy Anderson Completed 07/10/2018 3:29 PM
Cliff Swenson Completed 07/14/2018 9:27 AM
Michael Schroeder Completed 07/15/2018 9:25 PM
Mary Merrill Completed 07/16/2018 9:02 PM
Minneapolis Park and Recreation Board Pending 07/25/2018 5:00 PM