



City Council Report

Date: July 8, 2019
To: City Council
Through: Kari Kent, Assistant City Manager
From: Beth Huning, City Engineer
Marc Ahlstrom, Assistant City Engineer
Subject: Southern and Stapley Gas Line and Water Line Replacements
City Project No. CP0800GAS and CP0800WTR
District 4

Purpose and Recommendation

The purpose of this report is to provide information to the Council concerning the selection of a Construction Manager at Risk (CMAR) for the proposed gas and water improvements along Southern Avenue and Stapley Drive (See Exhibit "A" for project location).

Staff recommends that Council approve the selection of Haydon Building Corp. (Haydon) as the CMAR for this project and award a Pre-Construction Services contract in the amount of \$73,708.

Background

This project will replace existing gas and water infrastructure that is nearing the end of its lifecycle, on East Southern Avenue, between Horne and Gilbert Road, and on South Stapley Drive, between Southern Avenue and 8th Avenue. Gas improvements include replacing an existing 6" steel gas line and an existing 2" steel gas line constructed in the early 1960's to mid-1970's. An existing 12" water line constructed from 1959 to 1975 will also be replaced.

Salt River Project will be relocating their existing 12kv overhead power lines underground along Stapley Drive and Southern Avenue as part of the Municipal Aesthetics Program. The SRP work will be simultaneous and coordinated with this project. CenturyLink and Cox communication lines located on the same power poles as SRP will also be relocated underground. This project is anticipated to be completed prior to the upcoming intersection improvement project.

Discussion

In April 2019, Staff received two "Statements of Qualifications" (SOQ) from contractors proposing to act as the CMAR for this project. Based on an evaluation of the SOQ's and subsequent interviews, Haydon Building Corporation was recommended as the most qualified CMAR. Staff has prepared a contract and negotiated the fee for the

Pre-Construction Services contract. During the Pre-Construction Phase, the CMAR will work closely with the project team to review the design for constructability, prepare cost estimates, and develop the project schedule and project phasing plan.

The last item developed during the Pre-Construction Phase will be the “Guaranteed Maximum Price” (GMP) for the project. This GMP will then be brought back to the Council for consideration.

Once underway, construction of this project is anticipated to last no more than 12 months.

Alternatives

An alternative to the approval of this Pre-Construction Services contract for the selected CMAR would be to construct this project using the traditional Design/Bid/Build method. This is not recommended due to the need for the additional services provided by a CMAR contractor including development of a phasing plan, construction sequencing, constructability review, public outreach, coordination with private utility companies, and management of anticipated costs by the contractor.

Another alternative is to not perform the work. This is not recommended because the existing pipes are nearing the end of their service life, and replacement prior to upcoming intersection improvement project is desired.

Fiscal Impact

This pre-construction services contract is in the amount of \$73,708.

This project is funded by 2014 authorized Water Bonds and 2010 authorized Gas Bonds.

Coordinated With

The Water Resources and Energy Resources Departments concur with this recommendation.

CITY OF MESA
MESA, ARIZONA

Southern and Stapley Gas Line and Water Line Replacements
PROJECT NO. CP0800GAS & CP0800WTR

Statements of Qualifications Received for CMAR Services

Firms Submitting

1. Haydon Building Corp.
2. Bluecor Contracting