



City Council Report

Date: June 20, 2022
To: City Council
Through: Marc Heirshberg, Deputy City Manager
From: Beth Huning, City Engineer
Marc Ahlstrom, Assistant City Engineer
Subject: Central Mesa Reuse Pipeline
City Project No. CP0896
Council Districts 1, 2, and 5

Purpose and Recommendation

The purpose of this report is to provide information to Council concerning the selection of a Construction Manager at Risk (CMAR) for the proposed Central Mesa Reuse Pipeline and Pipeline Inspection and Assessment project (Refer to Exhibit "A" for the project location).

Staff recommends that Council approve the selection of Garney Companies, Inc. as the CMAR for this project, and award a Pre-Construction Services contract in the amount of \$2,932,147.09.

Background

The City of Mesa desires to utilize delivery of reclaimed water produced at the Northwest Water Reclamation Plant (NWWRP) as part of a water exchange agreement with the Gila River Indian Community (GRIC).

To further maximize the benefits of this exchange agreement, the City has determined that the construction of a 10.5 mile reclaimed water pipeline, expected to be 36-inch diameter bar-wrapped concrete cylinder pipe per AWWA C303, will be necessary.

Discussion

In July 2021, Staff received three "Statements of Qualifications" (SOQ) from contractors proposing to act as the CMAR for this project. Based on an evaluation of these SOQ's, Garney Companies, Inc. 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

develop the project design, 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. The GMP will be brought to Council for review and approval.

Community Impact –

Temporary impacts during construction will include traffic control along the project route. Construction will be phased to limit traffic impacts. Public access will be maintained to businesses and local streets as required per contract documents. Additional street impacts include potential left turn restrictions, lane closures and other temporary restrictions.

Once underway, construction of this project is anticipated to last no more than 24 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 during the design phase. The proposed Central Mesa Reuse Pipeline project will require extensive on-site investigation, construction sequencing, and constructability analysis by the contractor throughout the design phase.

Another alternative is to not perform the work. This is not recommended because without this project, credits for water exchange will not be available for the City to be able to expand water production.

Fiscal Impact

This pre-construction services contract is in the amount of \$2,932,147.09.

This project is funded by the Utility Systems Revenue Obligations.

Coordinated With

The Water Resources Department concurs with this recommendation.