

TOWN OF PALM BEACH

Information for Town Council Meeting on: September 13, 2018

TO: Mayor and Town Council

VIA: Kirk W. Blouin, Town Manager

VIA: Jay Boodheshwar, Deputy Town Manager

FROM: H. Paul Brazil, P.E., Director of Public Works

RE: Consideration of ARCOM Recommendation, Relative to the Seaview Park and Recreation Center Improvements Project, and Approval of a Purchase Order Increase for the CMAR Contract with Hedrick Brothers Construction Company Inc.
Resolution No. 174-2018

DATE: August 29, 2018

STAFF RECOMMENDATION

Town staff recommends that Town Council approve Resolution No. 174-2018, authorizing a change order to Purchase Order No.181315 and Construction Manager at Risk (CMAR) Contract to Hedrick Brothers Construction Company Inc. (HB) in an amount not-to-exceed \$299,062 for the Seaview Park and Recreation Center Improvements Project, and increasing the Total Guaranteed Maximum Price (GMP) Construction Budget from \$11,602,518 to \$11,901,580, and establishing an overall project budget of \$14,094,321.

GENERAL INFORMATION

As you are aware, Town Council approved a CMAR contract with Hedrick Brothers in the amount of \$11,602,518 for the Seaview Park and Recreation Center Improvements Project at the July 10, 2018, meeting. The scope of work included in said contract did not include several “add alternate” items that were excluded or changed as cost savings opportunities. Town Council referred to ARCOM the excluded/changed items that were appropriate for their review and feedback. After reviewing the add alternates not included in the base GMP (see attached ARCOM Presentation Exhibits) at their meeting on August 22, 2018, ARCOM recommended that all cast stone substituted for stucco finish or concrete be added back to the project. That recommendation included adding back the substituted cast stone on the buildings valued at \$167,327, and adding back cast stone pavers on all flatwork (porches and sidewalks) valued at \$180,187.

Subsequent to the ARCOM meeting, staff reviewed their recommendations with the Friends of Recreation and Morton and Barbara Mandel Family Foundation. After due consideration both funding partners agreed to fully support ARCOM’s recommendation to accept the add alternate, which adds back all of the cast stone on the main building, gymnasium and tennis pavilion, as originally approved by ARCOM at an added cost of \$167,327. Both partners also agreed to support adding back a significant amount of the cast stone to highly visible flatwork (porches and secondary sidewalks), which were slated for concrete in the base bid GMP (see attached Flatwork Revised Plan) at an added cost not-to-exceed \$131,735. The final cost may be slightly less than this amount after the change order is negotiated. The remainder of the tertiary walkways would remain brushed concrete.

The total GMP budget increase would be \$299,062 (\$99,687.33 per partner), should Town Council agree with the recommendation. If Council decides to approve adding back 100% of the cast stone on all flatwork the added cost would be \$180,187, which would increase the GMP by \$347,514. Our funding partners have agreed to contribute \$99,687.33 each based upon their recommendation, so that would leave the Town with \$148,139 for our share in that scenario.

FUNDING/FISCAL IMPACT

Funding for these additional costs would be provided by funds from the three (3) parties (Morton and Barbara Mandel Family Foundation, Friends of Recreation, Inc. and the Town). The source of Town funds is recommended to be from the Capital Fund Contingency budget, which has over \$284,000 available.

PURCHASING REVIEW

This item has been reviewed by the Purchasing Division and approved as recommended.

TOWN ATTORNEY REVIEW

This Resolution has been reviewed and approved by the Town Attorney for legal form and sufficiency.

Attachments

cc: Jane Struder, Director of Finance
Eric Brown, P.E., Assistant Director of Public Works
Rod Gardiner, Assistant Director of Recreation
Michael Roach, P.E., Project Engineer
Dean Mealy, Purchasing Manager