



Legislation Text

File #: 22-0878, Version: 1

CITY COUNCIL AGENDA ITEM

ACTION REQUESTED:

Approve the award of Cooperative Procurement 22-240, Van Buren parking deck stairwell maintenance and painting, to Garland/DBA for an amount not to exceed \$104,841 plus a 5% contingency

DEPARTMENT: Department of Public Works

SUBMITTED BY: Richard Dublinski, Director

BACKGROUND:

In 2022, Walker Consultants completed an engineering evaluation of the Chicago Avenue, Van Buren, Water Street and Municipal Center parking decks as it relates to the maintenance of the drive aisles, surfaces, and structural components for the Department of Public Works - Public Building Operations (DPW-PBO). This evaluation resulted in the development of a five year maintenance plan to extend the life and usability of the parking decks.

CIP Project MB160- Downtown Parking Deck Maintenance Program, was established in 2017 to perform upgrades and maintenance at the Van Buren and Chicago Avenue parking decks.

DISCUSSION:

Prior to and highlighted in the evaluation, the general condition of the stairwells in the Van Buren parking deck have become notably deteriorated. Although it was not originally planned for, sealing of the stairs and painting is proposed at all three stairwells to prevent further deterioration and promote a cleaner and safer environment.

The project will consist of the surface preparation required prior to the removal and replacement of expansion joint caulking and sealer. After which, the DuraWalk coating system will be applied, providing a waterproof, slip resistant, and easy to clean surface. Additionally, the railings will be grinded and painted. The stairwells will be completed one at a time and will be inaccessible while the work is in progress.

DPW-PBO intends to begin the engineering work on the Van Buren deck during the fall of 2022. Work will include structural repairs, lighting upgrades, traffic coatings and painting, essential for safety and function. Construction is expected to begin Spring of 2023.

Staff has identified an approved cooperative contract, Omnia Partners Cooperative Contract #PW1925 through Garland/DBS Inc., for the procurement of the roof repairs.

The work is anticipated to begin after September 6, 2022 with a completion date of December 30,

2022.

FISCAL IMPACT:

CIP #: MB160

Van Buren Parking Deck maintenance is expensed to the building improvements account below. This work is related to MB160, Downtown Parking Deck Maintenance Program, for which \$400,000 was budgeted in 2022. The requested award is within the budgeted amount for this expense.

| Account Number | Funds Description | Total Budget Amount |
|-----------------------|--------------------------|----------------------------|
| 31342200-551500 | Capital Projects Fund | \$2,460,133 |
| 31341800-551500 | Downtown Parking Fund | \$231,667 |

*Per Council directive, contingency on construction projects is set at 3% on projects over \$500,000 and 5% on projects under \$500,000.