



## Legislation Text

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File #: 19-474, Version: 1

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### CITY COUNCIL AGENDA ITEM

#### **ACTION REQUESTED:**

Approve the award of Job Order Contract DPW-002-CY19.A, Van Buren Parking Deck - Level 4 Maintenance Program, to F.H. Paschen for an amount not to exceed \$141,317.26

**DEPARTMENT:** Department of Public Works

**SUBMITTED BY:** Richard Dublinski, Director

#### **BOARD/COMMISSION REVIEW:**

N/A

#### **BACKGROUND:**

In 2016, the City established CIP Project MB160, Downtown Parking Deck Maintenance Program, as a multi-year capital project to ensure the Central Business District parking decks are maintained as a sustainable asset in the Special Services Area (SSA) #26.

During 2017, as part of the scope of work outlined in MB160, the City's then architectural and engineering consultant, Farnsworth Group, performed a comprehensive evaluation of the public parking decks. This evaluation resulted in the development of a five-year maintenance plan to extend the life and usability of the parking decks. The report indicated that the deck joints and sealant at the Van Buren Deck require repair and replacement to prevent water from leaking through, contributing to further deterioration.

In 2018, the deck joints on the top level of the Van Buren deck were repaired and the sealants were replaced. This work was completed by F.H. Paschen through Job Order Contracting (JOC) due to the need for multiple trade specialists.

#### **DISCUSSION:**

In 2019, the deck joints on the 4th level of the Van Buren deck will be repaired and the sealants will be replaced. The project will consist of removing the existing sealant and backer rod at all precast joints, preparing and priming the joints, welding any broken shear connectors, and installing new backer rod and sealant at all joints. Tuckpointing is also planned for the rooftop stairway/elevator vestibules to repair cracking bricks and failing mortar to prevent rain and snow melt from causing damage to the structure. Lastly, the fifth floor door and window frames will be restored to ensure proper seal and function.

Similar to the work completed in 2018, DPW staff recommends this work be completed using the City's JOC contractor, F.H. Paschen.

**FISCAL IMPACT:**

CIP #: MB160

The Van Buren Parking Deck Joint and Sealant Repair and Replacement is expensed to the building improvements accounts below. The work is related to MB160, Downtown Parking Deck Maintenance, for which \$300,000 is budgeted for construction in 2019. The requested award of \$141,316.26 is within the budgeted amount for this expense.

Account Number	Fund Description	Total Budget Amount
31342300-551500	Bond Fund	\$100,000
31341800-551500	Downtown Parking Fund	\$200,000