

Mayor
Alice Ruby

Manager
Tod Larson



Dillingham City Council
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Curt Armstrong
Andy Anderson
Gregg Marxmiller

MEMORANDUM

Date: November 24, 2020
To: Tod Larson, City Manager
From: Cynthia Rogers, Director, Planning & Grants Management
Subject: Monthly Report

Planning Commission

I am working with the chair to set the next Planning Commission meeting TBD.

Permitting

- **Burial Permits** – One permit was issued this month.

Capital Projects

Please see the attached *FY19 Capital Improvement Project Priorities Progress Update*.

DOT&PF Dillingham Downtown Streets Rehabilitation

Project No.: Z571800000/0001335, DOT has issued a suspension of work until 2021.

City Water Improvements Project

The final invoice for construction support and inspection/materials testing is coming soon. The remainder of the water improvements under the DOT project footprint will be done spring of 2021.

City Street Rehabilitation Project

We are awaiting as-builts and close out documents from the contractor, and anticipate a final invoice from engineering groups for construction support and inspection/materials testing shortly.

Lake Road Fire Hall Addition Project

The footings, slab, and wall were poured in early November, with Dagen Nelson and EMC Engineering on site for inspection and materials testing. We continue to review submittals, RFIs, and hold weekly project team meetings. The framing crew has completed sheeting west wall, framing in the small roof area over the furnace room, and sheeting and waterproofing the roof.

Exterior LED Lighting Project

55 lights were installed across a number of City locations. We are closing out the grant.

ArcGIS Hub Roll Out

AK Map Company has been working with me since the spring on the development of the City's new ArcGIS Hub. The Hub is a GIS open data site. From this site you can download our latest parcels, addresses and public works layers and access our public map. GIS data now publicly available for viewing and download: <https://city-of-dillingham-dillingham.hub.arcgis.com/>.



**FY19 Capital Improvement Project Priorities
Progress Update November 2020**

Special Project – Bingman Clean-Up **\$300,000 (estimate)*

Major debris removal has been completed at the Bingman site. To address the clean-up of hazardous substances at the site, a Phase II Environmental Site Assessment will be sought. An EPA Brownfields Assessment Grant application was submitted on October 27, with expected funding announced in late spring 2021. Other funding avenues are being explored. The City anticipates full completion of all project phases within 5 years, to include assessment, clean-up, planning, development, and/or reuse of the site. This project is pending additional funding.

Construction: \$300,000 (estimate)

- Funding established by Council as the insurance settlement from fire.

Project Timeline:

- TBD – Pending Funding Identification

Special Project – Wells Fargo/VEEP Outdoor Lighting **\$50,000 (estimate)*

The City was awarded a \$50,000 grant under the Wells Fargo Outdoor Lighting Retrofit/Village Energy Efficiency Program. The City pledged another \$15,000 in-kind to support the project, which will consist primarily of personnel related costs. The grant provides funding for the replacement/retrofit of exterior lighting to LED technology. The grant will enable us to replace 8 street lights and 47 other exterior lights. With a month of electrical expenses for the City averaging over \$20,000, we believe this award will provide significant cost savings with conversion to LED technology. Installation is complete. We are currently closing out the grant.

Project Timeline:

- October-December 2019 – Project Scoping
- July-August 2020 – Project Solicitation & Award
- October-November 2020 – Project Start/Completion & Project Close-Out

#1 – Wastewater System Upgrades, Aeration

\$739,891 (estimate)

As part of completion of the ADEC SRF Loan Application, NEPA, SHPO, and Financial Capacity Assessment components have been submitted. A nationwide USACE permit has been received and the environmental review process by ADEC is now complete. Currently working on other SRF requirements before the loan can be approved, including development of the solicitation.

Design: \$89,891 (estimate)

- Bristol Engineering has been contracted to complete the design for this project.
- ANTHC funding has been used for the design expenses.

Construction: \$650,000 (estimate)

- City to develop RFP.
- ADEC SRF Loan Questionnaire submitted August 31, 2018; AK Clean Water Fund, Point Source Project Priority, Q3 prioritized #3.
- ADEC SRF Loan Application for \$650,000 submitted on 1/29/2020.
- SFY20 Q2 Project Priority List indicates a potential subsidy of \$335,000.
- Funding alternative is USDA Water and Waste Disposal Loan and Grant Program.

Project Timeline:

- January 22, 65% Design
- March 22, 95% Design & ADEC review & permission to construct
- April 10, DEC approval to construct received
- May 3, 100% Design
- TBD, RFP Release, RFP scoring, evaluation, and recommendation for contract
- TBD, Construction begins; Project close out

#2 – Public Safety Server Room Fire Protection

\$67,000 (estimate)

Proceeding with completion of air sealing. Scheduling for system certification visit still pending.

Construction: \$67,000 (estimate)

- RFP awarded to Wolverine Supply, Inc.
- E-911 Grant funding will be used for this project.

Project Timeline:

- December, 2018 Installation of Clean Agent System
- August, 2019 Air Sealing of Server Room
- TBD, GNW Fire Services air sealing and system certification; project close out

#3 – Landfill Groundwater Monitoring Wells

\$420,099 (estimate)

Substantial completion was achieved on February 26, 2020. Project close out expected after approval of the final pay request. The City is currently reviewing Bristol's response to DEC 2-year quarterly sampling requirement and criteria that must be met for returning to semi-annual sampling events at the end of this period.

Design: \$23,202 (estimate)

- Bristol Engineering has been contracted to complete the design for this project.
- City funding will be used for the design costs.
- Cost overrun of \$5,404.00 due to project delay (originally \$17,798)

Construction: \$161,928 (estimate)

- ADEC SRF Loan Questionnaire submitted August 31, 2018; AK Clean Water Fund, Non-Point Source Project Priority, Q3 prioritized #2.
- ADEC SRF Loan Application submitted March 12, 2019 for \$331,575.
- ADEC SRF Loan Re-Application submitted October 10, 2019 for \$366,897.03 (to reflect cost overrun).
- ADEC SRF Loan agreement in the amount of \$367,000 was signed on December 18, 2019, with a subsidy amount of \$137,610, and repayment amount of \$229,390 (1.5%, 20 year term).
- Funding alternative is USDA Water and Waste Disposal Loan and Grant Program.
- RFP was developed by Bristol Engineering.
- Denali Drilling was only bidder for the project.
- Cost overrun of \$29,918.03 due to project delay (originally \$132,010).

Additional Project Costs: \$234,969 (estimate)

- Bristol Engineering has been contracted for these services at \$199,565.
 - o Administration, \$298.
 - o Construction Oversight, Sampling and Reporting, \$199,267.
- Cost Overruns due to project delay and longer spring construction duration:
 - o Bristol Engineering (expected overage), \$35,404.

Project Timeline:

- October, 2018, Project Manual/Permit Set
- November, 2018, ADEC review and approval to construct
- January, RFP Release
- February, RFP scoring, evaluation, and recommendation for contract
- March, Contract awarded
- April, On-site evaluation determined construction should be delayed until fall
- January 2020, Construction NTP issued
- February 26, 2020, Substantial Completion
- November, 2020, Project close out

#4 – Water System Improvements, Downtown Streets Support **\$3.68M (estimate)**

CRW has been contracted for construction support of the project. The project start date was May 18 and we have reached substantial completion, with Phase I of the project closed out. Due to a higher than expected need for trench backfill (change order no. 1), the Kenny Wren Road crossing (C1.1) has been removed from the project scope and will be picked up in a later project phase.

Design: \$224,715 (estimate)

- CRW Engineering Group LLC has been contracted to complete the design for this project. Additionally, CRW is expected to handle ROW, easement, ADEC permitting, temporary construction permits, and construction administration for the City.
- City funding will be used for 30% of the design costs; MMG 28308 will be used for 70% of the design costs.

Construction, Phase I (DOT Project Footprint & Downtown Core): \$2,334,861.35 (estimate)

- CRW to develop RFP.
- ADEC SRF Loan Questionnaire submitted November 30, 2018; AK Clean Water Fund, Point Source Project Priority, Q3 prioritized #17.
- MMG 28308 will provide 70% up to approximately \$1.4M total cost, with 30% matching.
- ADEC SRF Loan Application for \$600,000 submitted 4/10/19, was approved on 8/27/19.
- Funding alternative is USDA Water and Waste Disposal Loan and Grant Program.

- Expected URSA billing (DOT Project Footprint) is estimated at \$364,515. This number may change based on project actuals.
- Apparent Low Bidder (Downtown Core): JJC Enterprises, \$1,622,734.
- Change Order 1: \$347,612.35

Construction, Phase II: TBD

Construction, Phase III: TBD

Project Timeline:

- January 9, 75% Design (All Phases)
- February 11, 100% Design for Phase I (DOT Footprint)
- February 27, 100% Design (All Phases)
- August, RFP Release; RFP scoring, evaluation, and recommendation for contract
- September 2019, Contract awarded; Construction begins May 18
- November 2020, Phase I Project close out (excludes URSA work under DOT footprint)

#5 – Lake Road Fire Hall Addition **\$773,200 (estimate)**

LCG Lantech has been contracted for construction support and Dagen Nelson has rejoined us for inspection as the Special Projects Coordinator, with support from EMC Engineering for materials testing. Wolverine Supply, Inc. is now under contract and broke ground in early October. Currently, concrete work has been done and the framing work is underway. The project team is meeting weekly and the second pay request is being processed.

Design:

- LCG Lantech Inc. and RSA Engineering, Inc. have provided 100% design and specifications for this project.

Construction: \$744,000.00 (estimate)

- City of Dillingham, GO Bond
- Funding alternative is USDA Community Facilities Loan and Grant Program.
- RFP to be developed by Bristol Engineering.

Additional Project Costs: \$29,200 (estimate)

- LCG Lantech, Inc. will be contracted for these services.
- City personnel may handle some tasks, others will be assigned to LCG Lantech via Task Orders, on an as needed basis.
- Permitting, Bid Assistance, and Construction Administration, \$12,000, T&M, NTE fee.
- Project Inspection, Contract Administration, \$17,200, T&M, NTE fee.

Project Timeline:

- June, RFP Release
- July-August, RFP scoring, evaluation, and recommendation for contract, contract awarded
- October 2020, Construction begins
- January-February 2021, Project close out

#6 – Harbor Float Replacement **\$5.2M (estimate)**

The City is currently considering an RFP for replacement of the float arms, which will most likely be a custom manufactured product. More information will be forthcoming as this option develops further. This project is pending funding identification.

Design:

- PND Engineers, Inc. has provided 75% design for this project.

Construction: \$5.2M (estimate)

- The City is currently exploring funding options through federal appropriations.
- Funding alternatives are AKDOT&PF Harbor Facility Grant Program and USDA Public Works and Economic Development Facilities Program (Grants).
- City to develop RFP.

Project Timeline:

- TBD pending funding

#7 – D Street & Seward Street Rehabilitation Project **\$3.28M (estimate)**

PND and EMC have been contracted for inspection and construction support for the project. The project started on July 13 and is expected to close out soon. All paving work was completed as of September 22. The contractor has been working on the punch list and we expect the final pay request to be processed and retainage released after receiving as-builts.

Design: \$154,329 (estimate)

- PND Engineering, Inc. has been contracted to complete the design for this project.

Construction: \$2.86M (estimate)

- City of Dillingham, GO Bond
- Funding alternative is USDA Community Facilities Loan and Grant Program.
- RFP to be developed by PND.
- Apparent Low Bidder: JJC Enterprises, \$2,494,737; contracted for \$2,194,737
- Total value of CO to date, \$666,113

Additional Project Costs: \$222,528 (estimate)

- Construction support and inspection/materials testing, \$222,528

Project Timeline:

- April 30, 95% design, specifications and cost estimate
- June, RFP Release, bid deadline August 15
- August, RFP scoring, evaluation, and recommendation for contract
- September, Permitting finalized; Contract awarded
- May 2020, Construction NTP issued
- September 2020, Substantial completion
- November-December 2020, Project close out