



MEMORANDUM

REGULAR CITY COUNCIL MEETING

December 2, 2024, at 7:00 PM

TO: City Council

FROM: Lisa Nocerini, City Manager

SUBJECT: Approval of Carbon Six Agreement Amendment for Construction Costs

On June 17, City Council approved an agreement with Carbon Six for the architectural design/engineering phase for \$129,150. On October 21, 2024, City Council was presented, by Carbon Six, with the build-out plans for 415 Wiley Road. This presentation provided an opportunity for the Council to review the plans with the estimated costs of the project and offer their feedback. The agreement is being brought back to City Council with an amendment to include the construction phase of the project.

As with the initial design phase, the construction will be paid for by issuance of a capital improvement bond. Upon approval of the bond resolution, the City is now ready to move forward with construction pending the approval of the amendment and on the successful closing of the bond issue.

The cost breakdown for the amended construction phase is:

Direct Construction Costs	\$2,402,193
Indirect Construction Costs	\$ 313,462
Furniture Budget	\$ 184,625
Audio/Video Budget	\$ 94,720
Security System budget	\$ 24,645
Owner Contingency	<u>\$ 150,000</u>
Construction Total	\$3,169,645

Pre-Approved Architectural Design/Engineering \$ 129,150

Architectural design/engineering, construction costs, and bond issuance costs (\$24,205) bring the total bond amount to \$3,323,000. Based on the benefits and the strategic importance of advancing the 415 Wiley Road project, it is recommended that the City Council:

Recommended Motion: Approve the Carbon Six agreement amendment for the build-out of 415 Wiley Road in the amount of \$3,169,645, subject to bond closing.

AIA Document A133 2019 Garenteed Maximum Price Amendment Exhibit A

Construction Cost based on Bid Set Documents from Create3 Architecture.

Construction costs - \$2,402,193

Indirect costs - \$313,462

Furniture budget - \$184,625

Audio/Video budget - \$94,720

Security budget - \$24,645

Architectural Design & Engineering - \$129,150 — approved on 6-17-24

Owner Contingency - \$150,000

Total Cost - \$3,298,795

Owner Signature _____
Dated _____

CarbonSix Signature _____
Dated _____

