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TOWN COUNCIL AGENDA COMMUNICATION

AGENDA DATE: March 3, 2025

SUBJECT: Alfred Benesch & Company Contract Modification Order #3 –
Sandra Drive Storm Drainage

ACTION PROPOSED: Consider Contract Amendment #3 by Alfred Benesch & Company

ATTACHMENTS: 1. Change Order #3
2. Mitigation Study Three Alternatives

PRESENTED BY: Brandon Torrez, Senior Project Manager

AGENDA ITEM DESCRIPTION:

On September 6, 2023, the Town Council approved a professional service proposal from Alfred Benesch & Company (Benesch) for the Country Acres Drainage Mitigation Study (study) that was prompted by unprecedented rainfall in the Spring of 2023. The drainage study contract value was \$99,126.00

On January 17, 2024, the Town Council was provided with an update by Staff and Benesch on the study. During that meeting the Public Works Director and Benesch representatives presented an interim project for approval to demonstrate the Town's proactive approach and limit delays while the larger issue of land acquisition was ongoing. This interim project was intended to be incorporated into future long-term solutions that would be identified in the completed study.

On February 21, 2024, Change Order #1 was authorized, allowing Benesch to design an interim drainage to mitigate future events to affected property owners. The project consisted of new storm drainage improvements along Sandra Drive and only utilized the existing storm water pond of County Acres. The outfall of this project would continue to use the existing Hillsboro Ditch. The Change Order amount for this interim design was \$209,646.00. On April 8, 2024, Benesch provided 90% plans for this interim project.

On May 27, 2024, Benesch provided staff the final Country Acres Mitigation Study that provided several permanent solutions. Three of those alternatives are outlined below:

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ALTERNATIVES

1. Directing flows from SH60 and County Acres along WCR15 south out falling at the Little Thompson River. Pipe size to be expected was 84" RCP and not utilizing Granary subdivision storm drainage infrastructure
2. Out falling historic discharges into the existing Hillsboro Ditch and creation of a detention pond within Country Acres
3. Creating a major drainageway in historic paths to the Little Thompson River

From the original Change Order #1 amount, staff had sufficient remaining budget to assess the feasibility of alternative #2 without needing additional funding. Alternative #2 was the most cost-effective of the three options and presented lower risks related to easement procurement from downstream landowners, allowing for a quicker construction start compared to the other alternatives. During this period, extending into September of 2024, the Town was finalizing property procurement in Country Acres to support this alternative.

With support by Council and Staff for alternative #2, Change Order #2 was authorized by the Town to Benesch. Change Order #2 is in the amount of \$191,574.00, but would not be initiated until January 2025, after all tenants vacated the properties purchased by the Town.

In January 2025, the conceptual design for alternative #2 found that discharging historic flows into the Hillsboro ditch were not feasible because the invert out of the existing pond would be lower than the surface elevation of the normal operating height of the Hillsboro Ditch. This would result in the proposed County Acres Pond constantly holding water during the irrigation season and being unable to handle 100-year storm water flows without backing up into County Acres.

Funding for Change Order #2 is still in place and Benesch has submitted a proposed Change Order #3 to design a hybrid of alternatives #1 and #2. This would design stormwater improvements from the detention pond to the existing Granary stormwater infrastructure in WCR 15. The Change Order #3 is for \$214,625.00 and accommodates the additional design needed from the proposed storm water pond to the new proposed outfall as described above.

Funding is in place for this additional design scope for this project within the 2025 general fund. The table below depicts the contract and changes authorized and requested in this work scope.

Contract Type	Amount	Completed	Aggregate Total
Initial – Mitigation Study	\$99,126	Yes	\$99,126
Change Order #1	\$209,646	Yes	\$308,772
Change Order #2	\$191,574	No	\$500,346
Change Order #3	\$214,625	No	\$714,971

STRATEGIC PLAN ALIGNMENT:

- Organizational Excellence & Public Trust

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- *Strengthen public trust and confidence*
- Natural & Built Environment
 - *Invest in, enhance, and conserve our parks, open spaces, agricultural areas and natural environment*
- Quality Infrastructure & Facilities
 - *Establish and maintain levels of service*
 - *Ensure future viability of infrastructure and facilities*
 - *Repair and maintain existing infrastructure, facilities and equipment*

LEGAL ADVICE:

N/A

FINANCIAL ADVICE:

This Change Order would amend the contract amount with Benesch to an approved total of \$714,971.00.

RECOMMENDED ACTION: Staff supports the approval of the Change Order to approve project design costs totaling up to \$714,971.00.

SUGGESTED MOTIONS:

For Approval: I move to approve the Change Order from Alfred Benesch & Company for a total project design cost of \$714,971.00.

For Denial: I move to deny the Change Order as presented.

Reviewed and Approved for Presentation,



Town Manager