



CITY OF NORMAN, OK STAFF REPORT

MEETING DATE: 2/22/2022

REQUESTER: Jason Olsen

PRESENTER: Jason Olsen, Director of Parks and Recreation

ITEM TITLE: CONSIDERATION OF ACCEPTANCE, APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF AWARDED REQUEST FOR PROPOSAL RFP-2122-48, CONTRACT K-2122-98 BY AND BETWEEN THE CITY OF NORMAN, OKLAHOMA, AND TRICORE GROUP, L.L.C., IN THE AMOUNT OF \$83,083.88, PERFORMANCE BOND B-2122-71; STATUTORY BOND B-2122-72, AND MAINTENANCE BOND MB-2122-52, FOR THE LIONS PARK RESTROOM REMODEL PROJECT; AND RESOLUTION R-2122-92 GRANTING TAX EXEMPT STATUS.

BACKGROUND:

In 2017, the City of Norman hired a consultant to conduct Site Accessibility Evaluations on three of our neighborhood parks, along with selected sections of public sidewalks and public buildings. Those reports identified several deficiencies on those public properties, along with recommendations on how to remedy them to bring them into compliance with the American with Disabilities Act Accessibility Guidelines (ADAAG). Those recommendations were used to establish budgets for the City's ADA Coordinator to use in planning projects to implement the design modifications over the next several years. The work recommended for the park facilities was planned by working with the Park Development Division of the Parks and Recreation Department.

DISCUSSION:

On the 14th and 21st of January, 2022, RFP Number 2122-48 for the Lions Park Restroom Remodel Project was advertised in the Norman Transcript, Southwest Construction News, e-Plan, i-Square Foot, Bid News and Dodge Report. Requests for proposals were distributed directly to seven general contractors, all of whom responded with complete proposals.

Parks and Recreation staff reviewed the proposals, which included a base bid to do the work, as described in the plans and specifications from The McKinney Partnership, Architects (TMP). Those plans described accessibility modifications to the restroom building in the park, the gazebo north of the restroom and the handicapped parking spots in the parking lot on the west side of the park, off of Pickard Avenue. A second item of work to replace approximately 200 feet of park sidewalk in various locations where the walk was severely damaged during recent light

pole repairs in the park was also included. The lowest and best proposal came from Tricore Group, LLC. This contractor has worked for the Norman Utilities Department in the past, having done multiple small projects at the Water Treatment Plant and at several dumpster pad sites. The total bid for both sections of work was \$83,083.88—which is well below the total park improvement budget allocated to the ADA Coordinator’s project. Remaining funds will be used to purchase and install new accessible park site furnishings and to make some minor recommended improvements to the park playground features and surfacing.

RECOMMENDATION NO. 1: It is recommended that Request for Proposal RFP 2122-48 be awarded to Tricore Group L.L.C. in the amount of \$83,083.88 for the Lions Park Restroom Remodel Project. The funding of \$83,083.88 is available for this project in ADA Compliance Audit/Repairs (account 50592206-46101; project TC0038).

RECOMMENDATION NO. 2: It is further recommended that City Council approve Contract K-2122-98, Performance Bond B-2122-71, Statutory Bond B-2122-72, and Maintenance Bond MB--2122-52.

RECOMMENDATION NO. 3: It is further recommended that The Tricore Group, LLC, be authorized and appointed as project agent for the Lions Park Restroom Remodel Project by Resolution R-2122-92 to avoid the payment of sales tax on materials purchases related to the project.