



City of Norman, OK

Municipal Building
Council Chambers
201 West Gray
Norman, OK 73069

Master

File Number: K-1819-133 AMD #1

File ID: K-1819-133 AMD #1

Type: Contract

Status: Consent Item

Version: 2

Reference: Item 32

In Control: City Council

Department: Parks and Recreation
Department

Cost: \$5,134,292.00

File Created: 10/10/2019

File Name: Amendment No. 1- Ruby Grant Park Project

Final Action:

Title: AMENDMENT NO. ONE TO CONTRACT K-1819-133: BY AND BETWEEN THE CITY OF NORMAN, OKLAHOMA, AND CROSSLAND CONSTRUCTION COMPANY, INC., INCREASING THE CONTRACT AMOUNT BY \$5,134,292 TO SET A GUARANTEED MAXIMUM PRICE IN THE AMOUNT OF \$5,151,867 TO PROVIDE FOR THE CONSTRUCTION OF THE RUBY GRANT PARK DEVELOPMENT PROJECT AND BUDGET APPROPRIATION FROM THE NORMAN FORWARD FUND BALANCE.

Notes: ACTION NEEDED: Motion to approve or reject Amendment No. One to Contract K-1819-133 with Crossland Construction Company, Inc., increasing the contract amount by \$5,134,292 for a revised contract amount of \$5,151,867; and, if approved, authorize the execution thereof and appropriate \$432,122 from the Norman Forward Fund Balance (051-0000-253.20-00) to Project NFP105, Ruby Grant Park Project, Construction (051-9322-452.61-01).

ACTION TAKEN: _____

Agenda Date: 10/22/2019

Agenda Number: 32

Attachments: Ruby Grant- A133 GMP #1 Amendment - signed by
CCC 10-10-19, Exhibit A- Bid Tab- City of Norman
Ruby Grant Park- GMP #1 10-10-19- FINAL,
Requisition

Project Manager: James Briggs, Park Planner

Entered by: lisa.griggs@normanok.gov

Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:

Text of Legislative File K-1819-133 AMD #1

Body

BACKGROUND: On 13 October 2015, the citizens of Norman voted to fund the Norman

Forward Quality of Life projects with a limited term ½% sales tax increase for 15 years. This initiative included a number of high priority projects identified in the 2014 Library Master Plan Update, the 2009 Norman Parks and Recreation Master Plan and additional projects designed to provide recreational opportunities for Norman residents. One such project was the initial construction of Ruby Grant Park.

DISCUSSION: The Ruby Grant Park project will include entry and parking areas, a competitive cross country trail facility, multi-purpose trails and walkways, dog park, disc golf course, playground area, picnic pavilions, and restroom facilities. Howell and VanCuren, Landscape Architects have completed the construction documents that will be used to build the park improvements.

On April 9, 2019, City Council approved Contract K-1819-133 with Crossland Construction company, Inc. to provide construction management at risk (CMAR) services for the Ruby Grant Park project. The initial contract amount of \$17,575 was approved for the purpose of providing pre-construction services which, to date, have included plan review, design assistance, bidding services and value engineering. Construction bids were opened for this project on July 30, 2019. Bid results determined the project to be over the available budget. Since the bid opening, Crossland Construction Company has worked very hard with our design consultants, project management consultants, city staff, and the citizen Ad Hoc Group through a value engineering effort to get the project within budget. Through this process, a guaranteed maximum price (GMP) of \$5,134,292 has been established and can now be awarded by amendment to the current contract. The GMP includes all pricing for all items of work, as well as the CMAR's general conditions and profit on the work.

The Ruby Grant Park project is a pay-go project. The current balance in the project account is \$4,762,170. Transferring \$432,122 from the Norman Forward Unreserved Fund Balance will provide the funding needed to complete the proposed construction and additional services needed for testing and geo-technical work on the site.

Our Consultants from ADG have participated throughout the entire process up to our current point of beginning construction of the project. Further, the amendment documents have been reviewed and approved by our City Attorney's office.

RECOMMENDATION: It is recommended that City Council approve Amendment #1 to CMAR Contract K-1819-133 with CROSSLAND CONSTRUCTION COMPANY, INC. in the amount of \$5,134,292 for construction costs for the Ruby Grant Park project for the Parks and Recreation Department and appropriate \$432,122 from the Norman Forward Unreserved Fund Balance Account (051-0000-253.20-00) to the Ruby Grant Park Project - Construction, (051-9322-452.61-01 -NFP105).