



## Legislation Text

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**File #:** K-1718-60 FINAL, **Version:** 1

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FINAL ACCEPTANCE AND FINAL PAYMENT OF CONTRACT K-1718-60 BY AND BETWEEN THE NORMAN TAX INCREMENT FINANCE AUTHORITY AND G & S SIGN SERVICES, L.L.C. FOR THE UNIVERSITY NORTH PARK ROBINSON STREET ENTRANCE SIGN PROJECT.

**BACKGROUND:** Council approved the University North Park ("UNP") Tax Increment Finance District ("TIF") Project Plan on May 23, 2006. The Project Plan authorized public improvements within the TIF, including Traffic and Roadway Improvements, a Hotel Conference Center and Cultural Facilities and an Economic Development Component that would foster special employment opportunities in the UNP development.

City Council expressed a desire for entrance signage into the UNP development at the intersection of Robinson and 24<sup>th</sup> Avenue. Amendment No. 1 to Development Agreement No. 5 set out a funding and cost-sharing mechanism for the decorative entrances into the UNP development. Costs for the Robinson Street Entrance were shared equally by the UNP Business Improvement District (the "BID", funded through TIF sales and property tax apportionments and business owner assessments) and the Developer of the south half of the UNP District, UTC, LLC.

On April 25, 2017, City Council approved Contract K-1617-123 with Goppold Architecture for the design and construction oversight for the Robinson Street Entrance.

On October 10, 2017, City Council approved Contract K-1718-60 with G & S Sign Services for the construction of the Robinson Street Entrance. The construction budget was \$300,885 but the low bid from G & S Sign Services was in the amount of \$373,820. Since this exceeded the budget, the project architect and the contractor worked to identify any excess quantities contained in the bid as well as substitute materials to bring the project within budget.

Council approved Change Order No. 1 to Contract K-1718-60 contemporaneously with approval of the contract reducing the overall project by \$37,521. UNP BID funds, based on a unanimous recommendation of the UNP BID Advisory Board, were used to fund the remaining balance on the project.

On March 22, 2018, the City Manager approved Change Order No. 2 to Contract K-1718-60 changing the contract completion date from January 3, 2018 to March 15, 2018. This was necessary due to a number of factors, including delays on the supplier side for some of the materials, late plant changes requested by the FAA, weather, and a delay getting the electricity turned on. This Change Order was included on your agenda on March 27, 2018 in the City Manager's Change Order Report.

**DISCUSSION:** Construction was complete on March 15, 2018. The project architect and City staff have examined the project and determined that it meets specifications. Per the Oklahoma Competitive Bidding Act, payment equal to 5% of the contract price, or \$16,814.95, has been retained pending Council's acceptance of the project. Adequate funds are available in UNP TIF Entry Signs (account number 057-9510-431.61-01; project UT0013).

**RECOMMENDATION:** Staff recommends acceptance of the University North Park Robinson Street Entrance Sign Project and authorization of final payment in the amount of \$16,814.95.