



Legislation Text

File #: K-1819-133 AMD#2, **Version:** 1

AMENDMENT NO TWO TO CONTRACT K-1819-133: BY AND BETWEEN THE NORMAN MUNICIPAL AUTHORITY, AND CROSSLAND CONSTRUCTION COMPANY, INC., INCREASING THE CONTRACT AMOUNT BY \$1,179,054 FOR A REVISED CONTRACT AMOUNT OF \$6,330,921 TO FUND THE CONSTRUCTION OF THE NORMAN FORWARD YOUTH FOOTBALL IMPROVEMENTS AT RUBY GRANT PARK.

BACKGROUND: On 13 October 2015, the citizens of Norman voted to fund the Norman Forward Quality of Life projects with a limited term $\frac{1}{2}\%$ 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. Another project was the construction of an adult softball and youth football practice facility ("Community Sports Park").

On April 9, 2019, City Council approved Contract K-1819-133 with Crossland Construction Company, Inc. in the amount of \$17,575 to provide construction management at risk (CMaR) services for the Ruby Grant Park project. On October 22, 2019, City Council approved Amendment Number 1 to Contract K-1819-133 to establish a guaranteed maximum price (GMP) of \$5,134,292 for the construction of the park improvements.

The Community Sports Park project was set up with a total budget of \$2.5 million, which is inadequate to deliver the stand-alone project originally envisioned for the adult softball and youth football programs. Additional funding was proposed in a General Obligation Bond issue considered on August 25, 2020, which was not successful. As a result, the citizen Ad Hoc Groups for the Community Sports Park, Ruby Grant Park and Reaves Park Complexes determined that the adult softball improvements could be incorporated as part of the Reaves Park project and the youth football improvements could be incorporated as part of the Ruby Grant Park project.

On November 10, 2020, Amendment Number 2 to Contract K-1718-123 with Howell and VanCuren, Landscape Architects, was approved by City Council for additional design services for the youth football improvements at Ruby Grant Park. That design work has been completed and Crossland Construction Inc. has subsequently bid out the construction work for the youth football improvements.

DISCUSSION: The base bid for the youth football improvements planned for Ruby Grant Park includes the construction of a restroom facility, additional parking, walkways to access the practice fields and additional work to the practice field surfaces already constructed as part of the initial Ruby Grant project. Total construction cost for the base bid items is \$1,179,054. There were five alternate bids that included additional walkways, additional sprigging, sodding and tree planting. In order to stay within the available budget, none of the alternates are being awarded at this time.

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 youth football improvements within budget. Through this process, a guaranteed maximum price (GMP) of \$1,179,054 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.

Our Project Management Consultants from ADG have participated throughout the entire process and are in agreement with the proposed GMP amendment. Further, the amendment documents have been reviewed and approved by our City Attorney's office.

RECOMMENDATION: It is recommended that the Norman Municipal Authority/City Council approve Amendment Number 2 to CMaR Contract K-1819-133 with CROSSLAND CONSTRUCTION COMPANY, INC. in the amount of \$1,179,054 for construction costs for the youth football improvements at Ruby Grant Park for the Parks and Recreation Department. Funds are available for this project in the Community Sports Park Project - Construction, (5179442-46101-NFB005).