

**ASSEMBLY STANDING COMMITTEE
PUBLIC WORKS AND FACILITIES COMMITTEE
THE CITY AND BOROUGH OF JUNEAU, ALASKA**
April 13, 2015 12:00 PM
Municipal Building - Assembly Chambers

I. CALL TO ORDER

II. APPROVAL OF MINUTES

- A. March 23, 2015 - Regular Meeting

III. PUBLIC PARTICIPATION on NON-AGENDA ITEMS

IV. ITEMS FOR ACTION

- A. Jackson Road City State Project (CSP) Review
- B. Dunn Street Paving Project-Water Utility Funds Appropriation
- C. Eagle Street Paving by Agreement (LID)
- D. McGinnis Subdivision LID Ballot Results
- E. Retaining Wall Mitigation from ADOT/PF Appropriation

V. INFORMATION ITEMS

- A. Old Douglas Harbor, Phase I - Bid Award
- B. Industrial Blvd. ADOT/PF

VI. CONTRACTS DIVISION ACTIVITY REPORT

- A. March 19, 2015 through April 8, 2015

VII. ADJOURNMENT

ADA accommodations available upon request: Please contact the Clerk's office 72 hours prior to any meeting so arrangements can be made to have a sign language interpreter present or an audiotape containing the Assembly's agenda made available. The Clerk's office telephone number is 586-5278, TDD 586-5351, e-mail: city.clerk@juneau.org

**ASSEMBLY AGENDA/MANAGER'S REPORT
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

March 23, 2015 - Regular Meeting

ATTACHMENTS:

Description	Upload Date	Type
<input type="checkbox"/> March 23, 2015 - Regular Meeting	4/9/2015	Minutes

DRAFT
Assembly Standing Committee
Public Works & Facilities Committee Meeting
MARCH 23, 2015, 12:00 – 1:00 P.m.
City Hall Assembly Chambers
MINUTES

Members Present: Jerry Nankervis, Karen Crane, Loren Jones, Dennis Watson, and Mary Becker via Telephone.

Assembly Members Present: Mayor Merrill Sanford

Staff Present: Rorie Watt, John Bohan, Janet Sanbei, Kimberly Kiefer, Ron King, Hal Hart, Beth McKibben, Jim Penor

I. CALL TO ORDER

Meeting called to order at 12:02 pm.

II. APPROVAL OF MINUTES

A. March 2, 2015 – Regular Meeting.

Mr. Nankervis asked to have a change made to a sentence on page 3, Item C. – Public Works Facility Use Planning, second sentence, “...work with the Assembly to develop new..[the word “facilities” is missing here]...and make a few management changes....” to add the word “facilities.”

No other changes requested.

Minutes approved once changes are made.

III. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS

None.

IV. ITEMS FOR ACTION

A. SALT/SAND STORAGE

Mr. Watt gave a brief explanation as to where the City should be heading. He explained the costs and the timing for this project. The recommendation is to extend the funds from the Street Maintenance Shop CIP of \$50,000 to develop more detailed plans.

Ms. Crane moved to approve the expenditure of funds out of the existing Street Maintenance Shop CIP to prepare plans, specifications and estimate of a sand and salt storage structure.

Mr. Nankervis: Where is the proposed money for the \$1.2M located?

Mr. Watt: There is \$300,000 in the FY16 CIP for Street Maintenance Operations Improvements at the Public Works Shop. There is \$168,000 in the old shop CIP. We can probably close one of the snow storage CIPs. There is room in the CIP, and the Hazardous waste program will greatly benefit from this...a good chunk should come from that CIP as well.

Motion passed.

B. SALMON CREEK FILTRATION ADEC LOAN APPROPRIATION

Mr. Bohan gave a brief explanation of the project and the request for the transfer. This is an additional amount to the original loan. The City has not been as successful as they would have liked in getting grant money. The City has receive an addition \$4M in loan funding in addition to the original amount of \$1.5M the City received 6-7 years ago. The additional request for loan money is not due to any delay. The initial amount was to determine what work needed to be completed. The \$4M is to get the work completed. If the Governor's CIP Request is approved for FY16, and the City receives grant funding, the loan will be reduced by the amount of grant funding received.

Ms. Crane moved to forward to the Assembly an appropriation of \$4,000,000 for ADEC Loan Funds for the Salmon Creek Secondary Disinfection project.

Motion passed.

C. AUKE LAKE SEWER LOAN APPROPRIATION

Mr. Watt explained this is to allow home owners the opportunity for a low interest loan to pay for the LID repayment.

Mr. Jones motioned to moved forward the appropriate of \$23,400 as an ADEC Loan to the full Assembly.

Motion passed.

V. INFORMATION ITEMS

A. Dunn Street LID

Mr. Watt explained the history of this project. He said investments have been made to properties, but no investment has been made to the right-of-way. It is narrow and not properly constructed. The City has offered a 50/50 split with the property owners. The current requirements for a subdivision require the construction of a 60-foot right-of-way with a road base and pavement and curb and gutter. Once this LID is completed, the City will not take over street maintenance of Dunn Street. He stated snow removal for this neighborhood will always be difficult, because there is nowhere to push the snow. The buildings are right next to the right-of-way, with no extra area for storing snow. Plowing snow from City streets onto private property is a problem. If the neighborhood used HOA fees to pay for snow removal then the neighborhood can determine where to put the snow. 60 foot right-of-ways allow for a place for the City to push snow.

Richard Harris, Dunn Street Owners Representative. There are 11 apartments in 4 buildings, and 10 businesses on Dunn Street. 2 property owners and 7 properties would be participating in this LID. He explained the plat was done in the 1950's. The City accepted the dedication of the right-of-way when they accepted the plat back in the 50's. CBJ controls the street, but claims the responsibility still belongs to the owners. If someone were to have an accident....who would be responsible? His question is...whose street is it? The owners did not create it. It was created way before the owners were born. The City accepted the plat. He believes the City owns the street and is responsible.

Mr. Bohan stated there was \$250,000 appropriated in the FY15 CIP to pursue this project. That is the money the City has to do this project. The total cost of the project is almost \$400,000. This includes, if the road is to be built to current standard, rebuilding the water system, which is showing its age and in need of repairs. That portion would be completed with utility revenue...approximately \$75,000.

Ms. Crane asked if the City provides \$100,000 toward paving, and pays to redo the water main at the same time, then could the owners provide maintenance of the street.

Mr. Watt explained he doesn't feel this would be the best way to approach the project. The water main is under the road, so the road would need to be completed first, then paving of the road. This situation has come up because the original developer did not leave more than 30 feet for the right-of-way. Currently, when a developer comes forward with a property development, they are required to provide a 60 foot right-of-way, with drainage, water, sewer, sidewalks and gutters. None of those exist on this right-of-way. This is why it is a different situation and we are asking for something different than is usually requested of property owners.

Mr. Harris would like the City to come in and fix the street to whatever standards the City requires and then the owners could continue to maintain the street. To ask the owners to participate in the LID and then maintain it in addition to LID participation is beyond what should be expected of the owners.

Mr. Jones asked what kind of permitting was required to build the buildings. Were there any requirements to the road at the time?

Mr. Harris explained he was required to get an allowable use permit, but no requirements were made to upgrade the road or make it wider as the street already existed when the permits were requested. Parking spaces are not on the right-of-way, they are on private property.

Mr. Watt stated in 2006, development of the property went forward as though it would be a private drive for private use with no public maintenance. The water services are somewhere in the 30 foot right-of-way.

Ms. Crane stated that she understands the frustration of Mr. Watt. But feels the property was developed long before the current requirements existed. She feels that Mr. Harris has done several things being asked of property developers within the community. He has developed additional apartments and small business spaces. This area has become a little business community of its own. She would like to see the City pay to have the street paved and let the owners do the maintenance after that. She feels the City needs to come up with something that puts more burden on the City than originally proposed.

Mr. Watson stated the discussion of one of the buildings in this area before the Planning Commission showed the building would be difficult to build because of a stream on one side and the road on the

other. Mr. Harris couldn't actually use any of the property because of that. He explained the Planning Commission has no authority over whether the road is 30 feet wide or 60 feet wide. They cannot change what has been platted. He also asked if curb and gutter were planned for this street.

Ms. Becker stated she feels the City would like the improvements to the water and the road, so the City should pay for it and have the property owners maintain the roadway.

Mr. Jones asked how long we could expect the improvements to last if these improvements are made.

Mr. Watt stated a road is expected to last about 30 years. There is standard maintenance and cleaning that will happen over the 30 years, but no major capital costs over the next 30 years. He feels the one thing that would be difficult for the City to take care of is the snow plowing. He is not expecting the owners to take care of the patching and the cleaning of the drains and catch basins.

Mr. Nankervis stated that he has spoken to Mr. Harris and Mr. Watt independent of this meeting. He has noticed the City is trying to do a \$400,000 project at the request of the property owners. The original cost estimate was for a 50/50 split of the costs. Currently the request is to pay \$100,000 of a \$400,000 project. The City is desirous to do the project which will include improving the drainage, water, sewer, and add pavement to the street. He feels the owners have denied the scope of the project because of the costs. He stated the owners have asked for this improvement. He feels they should pay for this LID. 25% is a lot less than 50%, which was originally proposed.

Mr. Harris stated that all the owners have asked for is the asphalt. He isn't looking for a perfect road that the City will maintain. He would like asphalt that he can maintain.

Ms. Crane feels a decision needs to be made in order to get work started this summer. She would like to go with Mr. Harris' option 2, but she has a problem with the request for lowering the value of the land for the drainage.

Mr. Watt stated the water system and maintenance is the responsibility of the City. He would like to accept the cost share of the pavement currently suggested at 50/50 split. He appreciates Mr. Harris' desire to throw out other ideas, but he doesn't feel it is in the City's best interest to accept any of those options. He feels the Committee should go forward with the LID at a 50/50 split or some other percentage, whatever the Committee determines. The property owners continue snow plowing and the City will maintain the asphalt and the drainage system provided it ends up somewhere functional.

Ms. Crane motioned the City take 75% and the owners take 25% of the \$200,000. The rest of the agreement should be the City would take over maintenance of the asphalt and drainage and road sweeping and the owners would take over the snow plowing.

Mr. Watt re-stated the motion... the proposal would be 75%/25% split of the roadway section, which would result in \$200,000 non-cooperative costs to the City, with an additional \$50,000 to the City, \$50,000 to the property owners, on the assumption the City would take over maintenance of the asphalt, road sweeping and drainage system, and the property owners would plow the snow.

Ms. Becker stated she heard the motion and understood it.

Motion passes as proposed.

B. WASTE PLANNING

Mr. Watt explained that he has thought about how to go forward with the waste disposal of our community. He feels the community is disappointed about what we are not doing. He would like to change the conversation to what the City and community can do. The old baler limited what the City could process. The new baler will allow the City to partner with businesses for drop box locations. He would like to continue with the agreement for baling the curbside recycling, with the new baler. He would also like to continue to use the hazardous waste building better. He would like to move the salt out of there to a new facility in order to allow different recycling options for this facility. Many people within the community do not understand the programs or exactly what the programs are and who handles those programs. He would like to grow the program at the schools. There are 2 programs 1/2 mile apart. He feels these two programs should be located in one place. This could reduce costs for the programs and allow the City to change the hours of operation to hours that may be better suited for the residents of the community. Food waste could be composted if we could get a few businesses interested in this process. This would reduce the volumes going into the landfill. There is a need to preserve the capacity of the landfill so it will last longer. He stated that he will bring this to the Committee again with a fund balance and where it can go in the future. There is money in the fund for public education. The City needs to set goals for current ideas. The old baler still has value. The City can put that out for surplus and another community will purchase it. In order to run the program for the next 6 months, until the new baler is up and running, the City needs to repair it. The old baler is off line for a few days, while the City repairs it. The baler is used for the community drop-off and for baling curb-side pickup of recycled material. The curb-side recycling cannot be turned off. It has to keep going, and the City can't turn off the recycling center. The repairs to the old baler will be a week.

Nankervis feels the composting of food waste would probably not be possible with the bear issues we have here. It will take a lot of tweaking to get it to work for the City of Juneau.

VI. CONTRACTS DIVISION ACTIVITY REPORT

None.

VII. ADJOURNMENT – NEXT MEETING IS SCHEDULED FOR:

The next meeting will be April 13, 2015.

Mr. Jones asked about the West Douglas Road which is on the Assembly Agenda tonight. He asked if this may have any impacts to the Corps Permit the City is asking for.

Mr. Watt stated it does not affect the City as the entire project is on City land.

Meeting adjourned at 1:14 pm.

**ASSEMBLY AGENDA/MANAGER'S REPORT
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

Jackson Road City State Project (CSP) Review

ATTACHMENTS:

Description	Upload Date	Type
<input type="checkbox"/> Jackson Road Reconstruction - Watt	4/9/2015	Cover Memo
<input type="checkbox"/> Planning Commission - Notice of Recommendation	4/9/2015	Notice of Recommendation



City and Borough of Juneau
Engineering & Public Works Department
155 South Seward Street
Juneau, Alaska 99801
Telephone: 586-0800 Facsimile: 463-2606

DATE: 4/9/15

TO: Jerry Nankervis, Chair
Assembly Public Works & Facilities Committee

FROM: Rorie Watt, P.E., Director 
Engineering & Public Works Department

RE: Jackson Road Reconstruction

In an effort to save costs, our staff has proposed modifications to the Jackson Road cross section, those concepts received very negative feedback from the neighborhood. The two points of contention involve trees and road width.

The Planning Commission reviewed the project and heard substantial comment from the neighborhood. Their recommendations to the Assembly and associated packet information is attached.

The Assembly may choose to follow the staff proposal, or the neighborhood proposal (supported by the Planning Commission) to essentially leave the existing design alone. But I don't recommend either of those approaches at this time.

Additionally, the neighborhood has found fault with our public process and public noticing of the project. I have started to look into that issue, but the claims of skullduggery are a bit much.

A better solution would be to find a way to protect neighborhood values while building a street that reduces our maintenance costs.

We will discuss the issues at the PWFC meeting.



**PLANNING COMMISSION
NOTICE OF RECOMMENDATION**

****Revised****

Date: April 9, 2015

File No.: CSP2015 0003

City and Borough of Juneau
CBJ Assembly Members
155 S Seward Street
Juneau, AK 99801

Application For: Planning Commission Recommendation to the City and Borough Assembly regarding CSP review for reconstruction of Jackson Road including replacement of waterline, sub-base and pavement plus removal of trees.

ROW name: Jackson Road and Merritt Street

Parcel Code No.: 0

Hearing Date: March 24th 2015

The Planning Commission, at a regular public meeting, adopted the analysis and findings listed in the attached memorandum dated March 10th 2015, and recommended that the City Manager direct CBJ staff to design and build the project as shown in the project drawings and application but in accordance with the following recommendations:

1. Include CBJ Department of Parks and Recreation in any discussions with contractors on the siting of equipment in the Treadwell Ditch Trail head parking lot.
2. CBJ Fire department is informed of water shut offs 24 hours in advance.
3. Provide start and end construction dates to CBJ Department of Parks and Recreation and the USFS Juneau Ranger District Recreational Manager. This will allow these agencies to provide the public and users of the Dan Moller Cabin information on restricted access to the Treadwell Ditch Trail parking lot.
4. Public notice signs should be posted at the entry of Jackson Road informing the public of dates and times of day that the Treadwell Ditch Trail parking lot will be closed.
5. Trees should remain and they should be physically protected throughout the reconstruction project.
6. Current road width should be retained as part of reconstruction.
7. To minimize disruption to residents of Jackson Road and parking lot users, CBJ Engineering Division should incorporate CBJ Water Division's plan for connection of Jackson Road water lines to the water reservoir above Treadwell Ditch Trail head parking lot. This will remove the need to undertake this work at a later date.

Attachments:

1. March 10th 2015 memorandum from Tim Felstead, Community Development, to the CBJ Planning Commission regarding CSP2015 0003.
2. March 24th 2015 additional materials from Tim Felstead, Community Development, to CBJ Planning Commission regarding CSP2015 0003.

This Notice of Recommendation constitutes a recommendation of the CBJ Planning Commission to the City and Borough Assembly. Decisions to recommend an action are not appealable, even if the recommendation is procedurally required as a prerequisite to some other decision, according to the provisions of CBJ §01.50.020(b).

Project Planner: Tim Felstead
Tim Felstead, Planner
Community Development Department

Michael Satre
Michael Satre, Chair
Planning Commission

Kevin J. Aini
Filed With City Clerk

4/9/15
Date

cc: Plan Review

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this development project. ADA regulations have access requirements above and beyond CBJ - adopted regulations. The CBJ and project designers are responsible for compliance with ADA. Contact an ADA - trained architect or other ADA trained personnel with questions about the ADA: Department of Justice (202) 272-5434, or fax (202) 272-5447, NW Disability Business Technical Center (800) 949-4232, or fax (360) 438-3208.

**ASSEMBLY AGENDA/MANAGER'S REPORT
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

Dunn Street Paving Project-Water Utility Funds Appropriation

ATTACHMENTS:

	Description	Upload Date	Type
<input type="checkbox"/>	Dunn Street Paving Project-Water Utility Funds Appropriation	4/9/2015	Cover Memo



City and Borough of Juneau
Engineering and Public Works Department
155 South Seward Street
Juneau, Alaska 99801
Telephone: 586-0800 Facsimile: 463-2606

DATE: April 8, 2015

TO: Jerry Nankervis, Chair
Public Works and Facilities Committee

FROM: John Bohan, Chief CIP Engineer

RE: Dunn Street Paving Project - Water Utility Funds Appropriation

Staff requests an appropriation of \$110,000 from Water Utility account to the Dunn Street LID Capital Improvement Project.

The water system in Dunn Street is in poor condition and requires replacement prior to / in conjunction with paving the roadway. The cost of this work is estimated at \$110,000 and would be funded from the Water Utility funds.

Staff requests the Committee forward the appropriation of the \$110,000 of Water Utility Revenues to the full Assembly for consideration.

**ASSEMBLY AGENDA/MANAGER'S REPORT
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

Eagle Street Paving by Agreement (LID)

ATTACHMENTS:

	Description	Upload Date	Type
<input type="checkbox"/>	Capital Improvement by Agreement-East End of Eagle Street	4/9/2015	Cover Memo



Engineering and Public Works Department
155 South Seward Street
Juneau, Alaska 99801
Telephone: 586-0800 Facsimile: 463-2606

DATE: April 9, 2015

TO: Jerry Nankervis, Chair
Public Works and Facilities Committee

FROM: John Bohan, PE, Chief CIP Engineer
Engineering Department

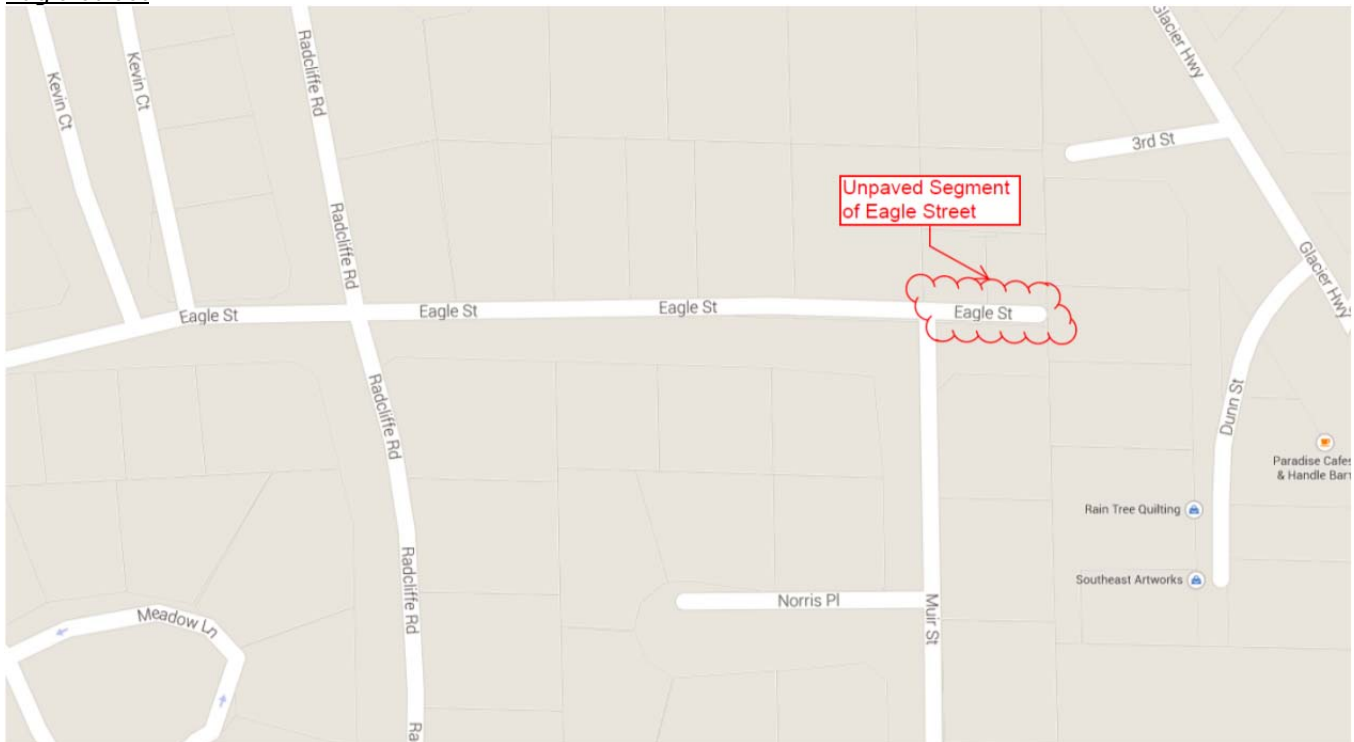
RE: Capital Improvement by Agreement – East End of Eagle Street

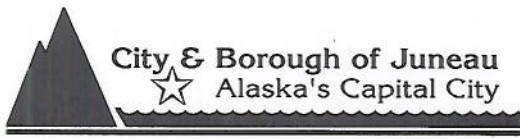
Residents along the unpaved segment of Eagle Street have requested their street be paved. The CBJ is replacing the pavement along the remainder of Eagle Street this year as part of the Pavement Management Program and now is the most economical time to do it. This segment of Eagle Street is maintained by the CBJ, but has never been paved. City policy has been to charge an assessment (LID) to pave unpaved CBJ maintained roads. Recent examples are the Tanner Terrace LID (resident initiated) and McGinnis Subdivision LID (CBJ initiated).

The property owners along this segment of Eagle Street have agreed to be assessed \$3,800 each for their share of the paving work on the east end of Eagle Street. The assessment amount is similar to other recent paving LIDs and would be treated the same as an LID assessment with the CBJ providing financing over a 10 years at the 15 year mortgage rate. The assessments to the property owners would be levied through the Capital Improvement by Agreement process, which is a streamlined version of the LID process when 100% of the property owners agree to the project and the property owner contribution. The signed agreements from the property owners are attached.

Staff requests the Committee forward the Eagle Street Paving Capital Improvement by Agreement to the full Assembly for approval.

Eagle Street





City and Borough of Juneau
Engineering and Public Works Department
155 South Seward Street
Juneau, Alaska 99801
Telephone: 586-0800 FAX: 586-4530

April 3, 2015

RE: Eagle Street Paving Contribution by Agreement
Capital Improvements by Agreement in Lieu of Special Assessment for Property
5B1601110184 9466 Eagle Street

Mark Brooks
P.O. Box 34346
Juneau AK 99803


Dear Mr. Brooks:

You have agreed to provide a contribution toward the paving of the unpaved portion of Eagle Street adjacent to your property. This portion of Eagle Street is unpaved and maintained by the CBJ. Similar to other recent paving LID's (for paving CBJ maintained unpaved streets), your contribution will be \$3,800 for this project. We anticipate the work to be completed this summer, during the CBJ's 2015 Area wide Paving Project, which includes repaving the adjacent paved portion of Eagle Street.

Upon return of this agreement, we will present this request to the Assembly Public Works & Facilities Committee (anticipated 4/13/2015 noon). Upon approval by the Committee a special ordinance will be brought before the Assembly. Pending approval by the Assembly, this ordinance will authorize the initiation of a Capital Improvement by Agreement (CBJ 15.10.290) and to accommodate the CBJ financing of your \$3,800 contribution towards the Eagle Street paving. It is anticipated the Assembly will hold a public hearing for the ordinance at the May 18, 2015 regular Assembly meeting (the ordinance will be introduced at the April 27, 2015 Assembly meeting but will not be discussed).

Owner contributions are due in full, or a financing agreement signed and first payment made, within 45 days of the execution of the Ordinance for the Capital Improvements by Agreement. If not paid in full, the remaining amount shall be paid in ten equal annual installments, payable in the same manner and at the same time as property taxes. All installments shall include interest on the unpaid balance at the 15 year mortgage interest rate at the time of approval of the Ordinance (anticipated to be May 18, 2015). The penalty and interest that apply to the delinquent payment of property taxes shall apply to the delinquent payment of the annual installment and interest.

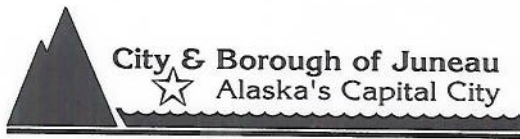
By signing below you are stating that you agree to and accept the terms of the Capital Improvements by Agreement. You may return the agreement to John Nelson, CBJ Project Manager or myself at the above address, fax or email below.


Mark Brooks

date

Sincerely,


John Bohan
Chief Engineer
john.bohan@juneau.org

cc: Rorie Watt, Engineering and Public Works Director
John Nelson, CBJ Project Manager



City and Borough of Juneau
Engineering and Public Works Department
155 South Seward Street
Juneau, Alaska 99801
Telephone: 586-0800 FAX: 586-4530

April 3, 2015

RE: Eagle Street Paving Contribution by Agreement
Capital Improvements by Agreement in Lieu of Special Assessment for Property
5B1601110183 9468 Eagle Street

Brooke Rohweder
9468 Eagle Street
Juneau AK 99801


Dear Ms. Rohweder:

You have agreed to provide a contribution toward the paving of the unpaved portion of Eagle Street adjacent to your property. This portion of Eagle Street is unpaved and maintained by the CBJ. Similar to other recent paving LID's (for paving CBJ maintained unpaved streets), your contribution will be \$3,800 for this project. We anticipate the work to be completed this summer, during the CBJ's 2015 Area wide Paving Project, which includes repaving the adjacent paved portion of Eagle Street.

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By signing below you are stating that you agree to and accept the terms of the Capital Improvements by Agreement. You may return the agreement to John Nelson, CBJ Project Manager or myself at the above address, fax or email below.

 4/7/15
Brooke Rohweder date

Sincerely,



John Bohan
Chief Engineer
john.bohan@juneau.org

cc: Rorie Watt, Engineering and Public Works Director
John Nelson, CBJ Project Manager

**ASSEMBLY AGENDA/MANAGER'S REPORT
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

McGinnis Subdivision LID Ballot Results

ATTACHMENTS:

	Description	Upload Date	Type
<input type="checkbox"/>	LID 62-McGinnis Subdivision Paving Informal Ballot Results	4/9/2015	Cover Memo



Engineering and Public Works Department
155 South Seward Street
Juneau, Alaska 99801
Telephone: 586-0800 Facsimile: 463-2606

DATE: April 8, 2015

TO: Jerry Nankervis, Chair
Public Works and Facilities Committee

FROM: John Bohan, PE, Chief CIP Engineer
Engineering Department

RE: LID 62 – McGinnis Subdivision Paving
Informal Ballot Results

The results of informal poll for the McGinnis Subdivision Paving – LID 62, are as follows:

Ballot Response	Value of Assessments	Number of Properties	Percent of Assessment Values
Yes	\$225,000	58	70%
No	\$94,000	25	30%
Total	\$319,000	83	100%

66% of property owners returned ballots:

Action Requested

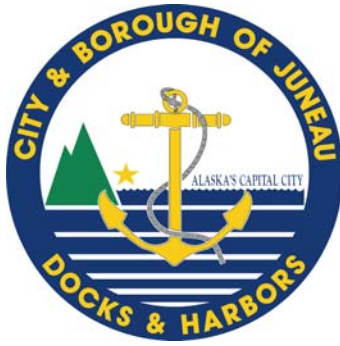
Staff requests the Public Works and Facilities Committee forward the formation of LID 62 to the full CBJ Assembly for public hearing.

**ASSEMBLY AGENDA/MANAGER'S REPORT
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

Retaining Wall Mitigation from ADOT/PF Appropriation

ATTACHMENTS:

	Description	Upload Date	Type
<input type="checkbox"/>	Appropriation Ordinance-Retaining Wall Mitigation from ADOT/PF	4/9/2015	Cover Memo



City & Borough of Juneau • Docks & Harbors
155 S. Seward Street • Juneau, AK 99801
(907) 586-0292 Phone • (907) 586-0295 Fax

Port of Juneau MEMORANDUM

To: Public Works and Facilities Committee
From: Gary Gillette, Port Engineer
Date: April 2, 2015
Re: Appropriation Ordinance - Retaining Wall Mitigation from ADOT/PF

The City and Borough of Juneau (CBJ) granted Alaska Department of Transportation and Public Facilities (ADOT/PF) an access easement across CBJ property managed by Docks and Harbors (D&H). The easement was across property that is part of the new Statter Harbor launch ramp project.

While granting the easement did not preclude development plans for the project, it did alter design of the project necessitating construction of a retaining wall where a vegetated slope was planned. To mitigate this impact to the project, ADOT/PF agreed to compensate CBJ D&H up to \$100,000 for costs related to the retaining wall feature. The total cost related to the retaining wall was \$112,182 as shown below.

<u>Bid Item</u>	<u>Description and Unit Cost</u>	<u>Amount</u>
2202.3	Usable Excavation (270cy @ \$10/cy)	2,700.00
2202.4	Class A Shot Rock Borrow (180cy @ \$25/cy)	4,500.00
2204.1	D-1 Base Course (15cy @ \$56/cy)	840.00
2714.1	Geotextile Fabric (200sy @ \$5.25/sy)	1,050.00
2707.1	Chain Link Fence	6,380.00
2707.3	Deems Driveway Bullrail	14,000.00
2801.1	ACP Repairs (11 tons @ \$215/ton)	2,365.00
3301.1	CIP Concrete Retaining Wall	61,000.00
Sub-Total		\$92,835.00
1505.1	Mobilization (4%)	3,713.00
2702.1	Construction Surveying (2%)	1,857.00
Sub-Total		\$98,405.00
Design, Administrative, & Inspection Services (14%)		<u>13,777.00</u>
GRAND TOTAL		\$112,182.00

In accordance with the agreement, ADOT/PF has made payment to CBJ of \$100,000 for costs associated with the retaining wall. This appropriation ordinance would accept those funds into the Statter Harbor Launch Ramp CIP account. The CBJ D&H Board will consider this item at its regular meeting of April 30, 2015. The ordinance is scheduled for introduction to Assembly on April 27, 2015, and a public hearing on May 18, 2015.

**ASSEMBLY AGENDA/MANAGER'S REPORT
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

Old Douglas Harbor, Phase I - Bid Award

ATTACHMENTS:

Description	Upload Date	Type
<input type="checkbox"/> Old Douglas Harbor Rebuild	4/9/2015	Bid Award



Port of Juneau

155 S. Seward Street • Juneau, AK 99801
(907) 586-0292 Phone • (907) 586-0295 Fax

MEMORANDUM

To: PWFC
From: Gary Gillette, Port Engineer
Date: April 2, 2015
Re: Old Douglas Harbor Rebuild

CBJ Docks and Harbors (CBJD&H) has been making plans for rebuilding the old section of Douglas Harbor (south end) since 2006. The Army Corps of Engineers (ACOE) permitting process consumed most of the time since then to resolve issues with contamination of the dredged materials. A permit was issued in June 2014 but additional costs associated with conditions of the permit were substantial and it appeared the project was dead due to lack of funding. Fortunately the construction branch of the ACOE found some available funding to support the dredging work of the project.

As a result, Docks and Harbors is moving forward with the project in a phased approach. Phase I would be contracted by CBJD&H to perform demolition of the existing infrastructure. Bids were received for Phase I on March 19, 2015 with Trucano Construction being the low bidder at \$329,870. CBJD&H Board reviewed the bid at its regular meeting of March 26, 2015 and recommended the Assembly approve the bid. PWFC is asked to consider recommending the Assembly approve this bid.

Phase II of the project will be contracted by the ACOE to perform dredging of the harbor; depositing the dredge material in Gastineau Channel; capping the dredge material in the channel; capping the newly exposed surface of the harbor floor; and construction and long-term monitoring of the cap material.

Phase III of the project will be contracted by CBJ D&H to install new infrastructure in the harbor including floats, electrical and water utilities, and fire suppression system.

The tentative schedule of the project is as follows:


Phase I – Demolition	Begin August 17, 2015 – Complete October 9, 2015
Phase II – Dredging	Begin October 12, 2015 – Complete April 11, 2016
Phase III – Installation	Begin April 12, 2016 – Complete August 12, 2016

MEMORANDUM

DOCKS AND HARBORS
CITY/BOROUGH OF JUNEAU
155 SOUTH SEWARD STREET, JUNEAU, ALASKA 99801

FAXED MEMORANDUM

TO: Bidders Date: March 19, 2015

FROM: 
Carl Uchytel
Port Director

SUBJ: POSTING NOTICE OF BIDS
Old Douglas Harbor Rebuild – Phase I
Contract No. DH15-004

This memo is to post a notice of the results of the bid opening on March 19, 2015, for the subject project. The bidders and their total bids are as follows:

BIDDERS	TOTAL BID
Trucano Construction Co.	\$329,870.00
Engineer's Estimate	\$475,000.00

The apparent low bidder is Trucano Construction Co. The CBJ intends to award the Total Bid in the amount of \$329,870. Award will be forwarded to the March 26, 2015 Docks and Harbors Board meeting for approval. Recommendation to award the Total Bid in the amount of \$329,870 has been forwarded to the CBJ Assembly for approval at the Regular Assembly Meeting on April 6, 2015.

This notice begins the protest period per Purchasing Code 53.50.062. Protests will be executed in accordance with CBJ Ordinance 53.50.062 "Protests", and 53.50.080 "Administration of Protest." The CBJ Purchasing Code is available online at: <http://www.juneau.org/law> or from the CBJ Purchasing Division at (907) 586-5258.

The apparent low bidder has until **4:30 p.m. on March 26, 2015**, to submit the Subcontractor Report, Section 00360 to the Engineering Department Contracts Office. The Subcontractor Report must be submitted even if there are no subcontractors planned for the job.

c. Gary Gillette, Port Engineer



**ASSEMBLY AGENDA/MANAGER'S REPORT
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

March 19, 2015 through April 8, 2015

ATTACHMENTS:

Description	Upload Date	Type
<input type="checkbox"/> March 19, 2015 through April 8, 2015	4/9/2015	Staff Report

MEMORANDUM



TO: Rorie Watt, P.E.
Engineering Director

FROM: Greg Smith
Contract Administrator

Date: April 9, 2015

SUBJECT: Contracts Division Activity
March 19, 2015 through April 8, 2015

Current Bids – Construction Projects >\$50,000

E15-025	Eagles Edge Subdivision Water System Improvements, Phase II	Arete Construction Corporation low bidder \$923,890.50. NTP issued 2/19/15.
E15-185	2015 Area Wide Paving	Admiralty Construction low bidder \$429,208. Routing for signatures 4/8/15.
DH15-004	Old Douglas Harbor Rebuild – Phase I	Trucano Construction Co. low bidder \$329,870. Waiting Assembly approval 4/27/15.
E15-221	Marine Parking Garage Sprinkler System Replacement, Phase II	Estimate \$230,000. Bids due 4/8/15.
E15-207	Glacier Avenue Water Extension	Estimate \$170,000. Bids due 4/9/15.
E15-195	JNU Concessions Expansion	Island Contractors low bidder \$257,660. Processing award 4/8/15.
E15-191	Jackson Road Reconstruction	Estimate \$910,000. Bids due 4/28/15.

Current RFP's – Services

E15-227	Contract Administration and Inspection Services for 2015 Area Wide Paving	Proposals due April 10, 2015. Cancelled.
E15-219	Planning and Design Services for CBJ Capital Transit Facility Expansion and Renovations	Proposals due April 9, 2015
E15-271	Aquatics Facilities Management and Consulting	Two proposals received. USA Pools selected.
E15-238	Design Park Restroom and Concessions Improvements	Proposals due May 1, 2015.

Other Projects – Professional Services – Contracts, Amendments & MR's >\$20,000

RFP E15-204	Contract Administration and Inspection Services for Eagles Edge Subdivision Water System Improvements, Phase II	DOWL, \$76,920. NTP issued 4/7/15.
RFP E15-120	A 1 to Design Services for the Governor's House Area Road Reconstruction	R&M Engineering, Inc. \$44,847. Processing 4/1/15.
E14-185	Planning Services for the Juneau Energy Plan	Stantec, \$39,990, processing contract 4/8/15.
MR E15-208	Fritz Cove Road Waterline Installation	Stantec, \$30,000. Routing for signatures 4/8/15.
RFP E14-177	A2 – Design Services for Last Chance Basin Water Source Improvements, Phase II	Carson Dorn, Inc., \$163,787. Routing for signatures.

Term Contract – Professional Services (between \$20,000-\$50,000)

MR E13-156(W-C)	A1 to PA 4 CA and Insp. for Stikine Street Drainage	Wilson Engineering \$31,040.
MR E13-156 (Environmental and Energy)	New Contract for Environmental and Energy Services.	Nortech. Letter with executed contract 3/20/15.
MR E13-156 (civil)	North Meander CA & Insp.	DOWL successful proposer. Contract under way 4/8/15.
MR E13-156 (civil)	Salt and Sand Storage Facility	Proposals due 4/1/15. 3 responses. Under Evaluation.
MR E13-156 (Architectural)	Auke Bay Area Plan – 3D Architectural Rendering and Animation Services	Proposals due 4/14/15.
MR E13-156 (Civil)	2015 Area Wide Paving CA & Insp.	Proposals due 4/1/15. DOWL the only respondent. Negotiations under way.

Term Contract – CBJ Materials Sources Construction Services (between \$20,000-\$50,000)

RFP E15-148	PA1 – Gravel Pit and Quarry Drainage Improvements	G.R. Cheeseman Construction, \$20,000. NTP issued 3/20/15.
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Term Contracts – General Construction (between \$20,000-\$50,000)

E15-154	PA 1 – Capital Transit Sectional Door Replacement	Carver Construction, \$46,596. NTP issued 3/24/15.
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Term Contract – Painting (between \$20,000-\$50,000)

RFP E12-158	Term Contract for Painting Services	Amendment 3 to extend contract with painters under contract. 3 contracts amended – Dave's Painting, Herr Painting Contractors, Van Pool Painting.
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Term Contract – Plumbing (between \$20,000-\$50,000)

RFP E12-159	Term Contract for Plumbing Services	Amendment 3 to contractors under contract. 2 contracts amended – Behrends and Harri Plumbing & Heating.
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Construction Change Orders (>\$20,000)

E11-137	CO 7 - Gastineau Elementary School Renovation	ASRC McGraw Constructors, \$50,273.16. Bonding letter sent 3/23/15.
D12-045	CO 3 – Mendenhall Valley Public Library	Dawson Construction Co. \$130,988.47. Routing for signatures 4/6/15.

Proposed LID 62 – McGinnis Subdivision Paving in process. Information meeting held 2/24/15. Ballots mailed out to 125 residents March 18, 2015. Ballots due to Engineering 4/8/15, looking to hold the public hearing and approval of the ordinance in May 2015. Ballots being tallied.

Key for Abbreviations and Acronyms

A	Amendment to PA or Professional Services Contract	CA	Contract Administration
CO	Change Order to construction contract or RFQ	NTE	Not-to-exceed
MR	Modification Request – for exceptions to competitive procurement procedures	NTP	Notice to Proceed
PA	Project Agreement - to either term contracts or utility agreements		
RFP	Request for Proposals, solicitation for professional services		
RFQ	Request for Quotes (for construction projects <\$50,000)		
RSA	Reimbursable Services Agreement	SA	Supplemental Agreement