

AGENDA ITEM SUMMARY SHEET
VILLAGE COUNCIL MEETING
May 1, 2024

Agenda Item:

Sandy Lane Bike/Ped Improvements Construction Manager at Risk Contract

Motion to approve Construction Manager at Risk agreement between Village of Estero and Chris-Tel Construction, Inc. for the Sandy Lane Bike/Ped Improvements Project and to authorize the Village Manager to execute the agreement with an effective date of July 1, 2024 and any related documents or amendments as may be necessary, except for the Guaranteed Maximum Price amendment, which will be approved by Council, at a later date.

Background:

The Village of Estero is proposing to build an 8-10 ft wide path along the east side of Sandy Lane. The Village's consultants are working to complete the construction plans, permitting and obtain the required easements. These efforts are expected to be completed this summer.

Village Council previously approved a contract with Chris-Tel construction to provide Construction Manager at Risk Services (CMAR) on an as needed basis.

The Florida Legislature has approved increasing the CCNA construction limit from \$4.0 million to \$7.5 million pending the Governor's signature, becoming effective July 1, 2024.

Description:

The proposed contract will be the first authorization of work for Chris-Tel construction under their CMAR Piggyback Agreement. Chris-Tel will manage the construction of the proposed bike/ped improvements along Sandy Lane. Their services will include the following.

- Preconstruction Phase (\$28,175)

- Preliminary evaluation of the project – evaluate the project and provide recommendation to reduce cost, shorten schedule or otherwise improve the project
- Project schedule – provide project schedules.
- Cost Estimates – provide project cost estimates.
- Project bidding – will bid the project for construction
- Guaranteed Maximum Price Proposal and Contract Time – After plans and permits are complete the contractor will provide a maximum project price and contract time. This will be approved by Village Council at a future Council meeting.
- Construction Phase – Contractor will oversee project construction through closeout.

Action Requested:

Motion to approve Construction Manager at Risk agreement between Village of Estero and Chris-Tel Construction, Inc. for the Sandy Lane Bike/Ped Improvements Project and to authorize the Village Manager to execute the agreement with an effective date of July 1, 2024 and any related documents or amendments as may be necessary, except for the Guaranteed Maximum Price amendment, which will be approved by Council, at a later date.

Process and Timeline:

The proposed contract will take effect on July 1, 2024, the effective date of the proposed legislation that increases the CCNA construction limit from \$4.0 mil to \$7.5 mil. The Contractor is expected to complete pre-construction services within 90 days which will include bidding the project.

Financial Impact:

The financial impact for pre-construction services is \$28,175. Funding for this project is provided in the 2023-2024 Fiscal Year Capital Improvement Fund Budget of \$2,013,790 for Sandy Lane Improvements.

The Village Council will approve the Guaranteed Maximum Price (GMP) for project construction at a future Council meeting.

Prepared by: David Willems, P.E.

Attachments:

1. Location Map
2. Sandy Lane CMAR Agreement
3. Sandy Lane General Conditions
4. Chris-Tel Construction CMAR Piggyback Agreement