

AGENDA ITEM SUMMARY SHEET
VILLAGE COUNCIL MEETING
May 1, 2024

Agenda Item:

Williams Road and Atlantic Gulf Blvd Intersection Improvements Construction Manager at Risk Contract

Motion to approve Construction Manager at Risk agreement between Village of Estero and Manhattan Construction, Inc. for Williams Road and Atlantic Gulf Blvd Intersection Project and to authorize the Village Manager to execute the agreement 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 roadway and intersection improvements along Williams Road west of US 41. The improvements will prevent illegal left turns that regularly occur at the existing Walgreen entrance and provide a roundabout at the Life Care Center entrance. The project will also extend the left turn lane at US 41 to improve traffic flow.

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

Description:

The proposed contract will be the first authorization of work for Manhattan Construction under their CMAR Piggyback Agreement. Manhattan will manage the construction of the proposed roadway and intersection improvements along Williams Road, west of US 41. Their services will include the following.

- Preconstruction Phase (\$44,760)
 - 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 – 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 the 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 Manhattan Construction, Inc. for Williams Road and Atlantic Gulf Blvd Intersection Project and to authorize the Village Manager to execute the agreement 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 contractor is expected to start work on the preconstruction services within a couple of weeks of contract approval.

The project's construction is contingent upon the Village's other consultants obtaining the required easements and obtaining permit approvals.

Financial Impact:

The financial impact for pre-construction services is \$44,760. Funding for the preconstruction services will be provided by unallocated general funds within the 2023-2024 Fiscal Year Village Budget.

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. CMAR Agreement
3. General Conditions
4. Manhattan Construction CMAR Piggyback Agreement