



STAFF REPORT

DATE: August 20, 2019
CONSENT

AGENDA ITEM: Inwood Water Tower (No. 4) – Accept Improvements & Approve Final Payment

SUBMITTED BY: Chad Isakson, Project Engineer

REVIEWED BY: Kristina Handt, City Administrator
Marty Power, Public Works Director
Sue Iverson, Finance Director
Jack Griffin, City Engineer

ISSUE BEFORE COUNCIL: Should the City Council accept the Inwood Water Tower (No. 4) Improvements and approve Pay Request No. 13 (Final) to CB&I, Inc.?

BACKGROUND: CB&I, Inc. was awarded a construction contract on March 15, 2016 to complete the Inwood Water Tower (No. 4) project. The project was substantially completed and the water tower was made available for use by the City on January 19, 2018, which was 113 days later than the contract substantial completion date of September 28, 2017. Final restoration work was completed in the summer of 2018 and staff have been working with CB&I, Inc. to close-out the project including final payment.

PROPOSAL DETAILS/ANALYSIS: The project is now fully completed and ready for close-out. The Project Engineer has prepared a Certificate of Completion indicating that all work is completed including all punch list items and is recommending acceptance of the improvements and release of final retainage. Project acceptance will initiate the one-year warranty period for the improvements. The one-year warranty will begin on August 20, 2019 and will extend through August 20, 2020.

CB&I, Inc., has submitted a Final Pay Request in the amount of \$244,266.87. The work has been reviewed by the Engineer and is fully completed in accordance with the Contract, Specifications, and Change Orders. The final payment amount reflects a deduction in payment in the amount of \$99,000 as liquidated damages for the late delivery of the substantial completion.

FISCAL IMPACT: The final total construction cost for the project is \$2,389,042.95. Liquidated damages in the amount of \$99,000 was deducted for a total construction cost due to the contractor in the amount of \$2,290,042.95. The total project cost for the improvements with engineering, fiscal and administration is \$2,646,000 which is below the budget amount of \$3,000,000. The project was funded \$1,771,416 through the MN DEED grant and the remaining \$874,584 funded through the water enterprise funds.

RECOMMENDATION: Staff is recommending that the City Council consider, *as part of the Consent Agenda*, accepting the Inwood Water Tower (No. 4) Improvements and approving Pay Request No. 13 (F) in the amount of \$244,266.87. If removed from the consent agenda, the recommended motion for the action is as follows:

“Move to accept the improvements and approve Pay Request No. 13 (Final) to CB&I, Inc. in the amount of \$244,266.87 for the Inwood Water Tower (No. 4).”

ATTACHMENTS:

1. Partial Pay Estimate No. 13 (Final).
2. Certificate of Completion

PROJECT PAY FORM

FINAL PAY ESTIMATE NO. <u> 13 </u>	FOCUS ENGINEERING, inc.
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INWOOD WATER TOWER NO. 4 PROJECT NO. 2015.130	PERIOD OF ESTIMATE FROM <u> 6/27/2017 </u> TO <u> 5/31/2019 </u>
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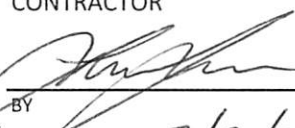
PROJECT OWNER: CITY OF LAKE ELMO 3800 LAVERNE AVENUE NORTH LAKE ELMO, MN 55042 ATTN: JACK GRIFFIN, CITY ENGINEER	CONTRACTOR: CB&I Inc. 14109 S. ROUTE 59 PLAINFIELD, IL 60544 ATTN: MICHAEL ALLISON
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CONTRACT CHANGE ORDER SUMMARY				PAY ESTIMATE SUMMARY	
No.	Approval Date	Amount			
		Additions	Deductions		
1	5/3/2016	\$0.00	\$0.00	1. Original Contract Amount	\$2,395,000.00
2	9/20/2016	\$8,744.00	\$0.00	2. Net Change Order Sum	-\$90,256.00
LDs	2/12/2018		\$99,000.00	3. Revised Contract (1+2)	\$2,304,744.00
				4. *Work Completed	\$2,290,042.95
				5. *Stored Materials	\$0.00
				6. Subtotal (4+5)	\$2,290,042.95
				7. Retainage* <u> 0.0% </u>	\$0.00
				8. Previous Payments	\$2,045,776.08
TOTALS				9. Amount Due (6-7-8)	\$244,266.87
		\$8,744.00	\$99,000.00		
		NET CHANGE	(\$90,256.00)		

*Detailed Breakdown Attached

CONTRACT TIME					
START DATE:	<u> 4/7/2016 </u>	ORIGINAL DAYS	<u> 574 </u>	ON SCHEDULE	
SUBSTANTIAL COMPLETION:	<u> 9/28/2017 </u>	REVISED DAYS	<u> 0 </u>	YES	<input type="checkbox"/>
FINAL COMPLETION:	<u> 11/2/2017 </u>	REMAINING	<u> -575 </u>	NO	<input checked="" type="checkbox"/>

ENGINEER'S CERTIFICATION: The undersigned certifies that the work has been reviewed and to the best of their knowledge and belief, the quantities shown in this estimate are correct and the work has been performed in accordance with the contract documents.	SEH, Inc.  _____ ENGINEER <u> 5/31/2019 </u> _____ DATE
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CONTRACTOR'S CERTIFICATION: The undersigned Contractor certifies that to the best of their knowledge, information and belief the work covered by this payment estimate has been completed in accordance with the contract documents, that all amounts have been paid by the contractor for work for which previous payment estimates was issued and payments received from the owner, and that current payment shown herein is now due.	CONTRACTOR  BY _____ <u> 7/9/2019 </u> _____ DATE
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APPROVED BY OWNER: CITY OF LAKE ELMO, MINNESOTA	
_____ BY	_____ BY
_____ DATE	_____ DATE

ITEM	DESCRIPTION OF PAY ITEM	UNIT	CONTRACT			THIS PERIOD		TOTAL TO DATE		
			QUANTITY	UNIT PRICE	AMOUNT	QUANTITY	AMOUNT	QUANTITY	AMOUNT	
DIVISION 1 - SITE & UTILITY WORK										
1	MOBILIZATION	LS	1	\$16,000.00	\$16,000.00	0.0	\$0.00	1.00	\$16,000.00	
2	ROCK CONSTRUCTION ENTRANCE	EA	1	\$3,822.00	\$3,822.00	0.0	\$0.00	1.00	\$3,822.00	
3	TRAFFIC CONTROL	LS	1	\$2,068.00	\$2,068.00	0.5	\$1,034.00	1.00	\$2,068.00	
4	SUBGRADE EXCAVATION	CY	120	\$10.00	\$1,200.00	-20.0	-\$200.00	40.00	\$400.00	
5	GEOTEXTILE FABRIC TYPE V	SY	200	\$6.00	\$1,200.00	0.0	\$0.00	150.00	\$900.00	
6	ORGANIC TOPSOIL BORROW	CY	100	\$30.00	\$3,000.00	28.0	\$840.00	28.00	\$840.00	
7	SELECT GRANULAR BORROW	CY	150	\$16.00	\$2,400.00	150.0	\$2,400.00	150.00	\$2,400.00	
8	AGGREGATE BASE, CLASS 6	TON	1,250	\$22.00	\$27,500.00	284.0	\$6,248.00	909.00	\$19,998.00	
9	BIT WEARING COURSE MIX (WEA240B)	TON	65	\$99.00	\$6,435.00	65.0	\$6,435.00	65.00	\$6,435.00	
10	BIT NON-WEARING COURSE MIX (WEB240B)	TON	65	\$99.00	\$6,435.00	65.0	\$6,435.00	65.00	\$6,435.00	
11	TACK COAT	GAL	35	\$10.00	\$350.00	35.0	\$350.00	35.00	\$350.00	
12	8" CONCRETE APRON	SF	350	\$25.00	\$8,750.00	350.0	\$8,750.00	350.00	\$8,750.00	
13	4" CONCRETE WALK	SF	100	\$20.00	\$2,000.00	100.0	\$2,000.00	100.00	\$2,000.00	
14	CONNECT TO EXISTING WATERMAIN	EA	1	\$2,300.00	\$2,300.00	1.0	\$2,300.00	1.00	\$2,300.00	
15	6" DIP WATER MAIN PIPE, CL. 52	LF	10	\$110.00	\$1,100.00	10.0	\$1,100.00	10.00	\$1,100.00	
16	16" DIP WATER MAIN PIPE, CL. 52	LF	120	\$140.00	\$16,800.00	100.0	\$14,000.00	100.00	\$14,000.00	
17	6" GATE VALVE & BOX	EA	1	\$1,980.00	\$1,980.00	1.0	\$1,980.00	1.00	\$1,980.00	
18	HYDRANT	EA	1	\$4,864.00	\$4,864.00	1.0	\$4,864.00	1.00	\$4,864.00	
19	DIP FITTINGS	LB	700	\$2.50	\$1,750.00	700.0	\$1,750.00	700.00	\$1,750.00	
20	POLYETHYLENE ENCASEMENT	LF	140	\$2.00	\$280.00	140.0	\$280.00	140.00	\$280.00	
21	4' X 4' CATCH BASIN WITH GRATING	EA	1	\$2,618.00	\$2,618.00	1.0	\$2,618.00	1.00	\$2,618.00	
22	1.5" CLEAR TOCK	CY	16	\$76.00	\$1,216.00	24.6	\$1,869.60	24.60	\$1,869.60	
23	GEOTEXTILE FABRIC TYPE I	SY	30	\$6.00	\$180.00	30.0	\$180.00	30.00	\$180.00	
24	18" RCP STORM SEWER PIPE, CL. V	LF	90	\$68.00	\$6,120.00	58.0	\$3,944.00	58.00	\$3,944.00	
25	18" APRON W/TRASH GUARD	EA	1	\$1,700.00	\$1,700.00	1.0	\$1,700.00	1.00	\$1,700.00	
26	HAND PLACED RIP RAP, CL. III	CY	10	\$92.00	\$920.00	13.8	\$1,269.60	13.80	\$1,269.60	
27	GEOTEXTILE FABRIC TYPE IV	SY	37	\$3.00	\$111.00	37.0	\$111.00	37.00	\$111.00	
28	PREASSEMBLED SILT FENCE	LF	500	\$2.25	\$1,125.00	265.0	\$596.25	515.00	\$1,158.75	
29	STRAW BIOROLL	LF	1,000	\$2.00	\$2,000.00	1,000.0	\$2,000.00	1,000.00	\$2,000.00	
30	TEMPORARY SEEDING (MIX 22-111 WITH TYPE I MULCH)	AC	1.5	\$4,000.00	\$6,000.00	1.5	\$6,000.00	1.50	\$6,000.00	
31	SEEDING (MIX 25-131 WITH FERTILIZER & HYDROMULCH)	AC	1.5	\$3,500.00	\$5,250.00	1.5	\$5,250.00	1.50	\$5,250.00	
SUBTOTAL - DIVISION 1					\$137,474.00	\$86,104.45	\$122,772.95			
DIVISION 2 - ELEVATED STORAGE TANK										
1	INSURANCE AND BONDS	LS	1	\$47,900.00	\$47,900.00		\$0.00	1.00	\$47,900.00	
2	ENGINEERING & APPROVAL	LS	1	\$239,500.00	\$239,500.00	0.02	\$4,790.00	1.00	\$239,500.00	
3	TANK MATERIALS	LS	1	\$316,100.00	\$316,100.00		\$0.00	1.00	\$316,100.00	
4	TANK FABRICATION & SHIP	LS	1	\$287,700.00	\$287,700.00		\$0.00	1.00	\$287,700.00	
5	FOUNDATION CONSTRUCTION	LS	1	\$413,400.00	\$413,400.00		\$0.00	1.00	\$413,400.00	
6	CONCRETE SHAFT CONSTRUCTION	LS	1	\$372,100.00	\$372,100.00		\$0.00	1.00	\$372,100.00	
7	TANK ERECTION (ON GROUND)	LS	1	\$214,600.00	\$214,600.00		\$0.00	1.00	\$214,600.00	
8	TANK PAINT (ON GROUND)	LS	1	\$142,300.00	\$142,300.00		\$0.00	1.00	\$142,300.00	
9	HOST TANK	LS	1	\$43,450.00	\$43,450.00		\$0.00	1.00	\$43,450.00	
10	TANK PAINT (IN AIR)	LS	1	\$74,200.00	\$74,200.00	0.40	\$29,680.00	1.00	\$74,200.00	
11	STERILIZE AND TEST	LS	1	\$976.00	\$976.00	1.00	\$976.00	1.00	\$976.00	
12	ELECTRICAL	LS	1	\$89,800.00	\$89,800.00	1.00	\$89,800.00	1.00	\$89,800.00	
13	WATER TOWER CONTROL PANEL AND RTU	LS	1	\$15,500.00	\$15,500.00	1.00	\$15,500.00	1.00	\$15,500.00	
SUBTOTAL - DIVISION 2					\$2,257,526.00	\$140,746.00	\$2,257,526.00			
TOTALS - BASE CONTRACT					\$2,395,000.00	\$226,850.45	\$2,380,298.95			
TOTAL CHANGE ORDER NO.1					0	1	\$0.00	\$0.00	0.00	\$0.00
TOTAL CHANGE ORDER NO.2					0	1	\$8,744.00	\$8,744.00	0.00	\$8,744.00
TOTAL SUBSTANTIAL COMPLETION LIQUIDATED DAMAGES (2/12/2019)					0	1	-\$99,000.00	-\$99,000.00	0.00	-\$99,000.00
TOTALS - REVISED CONTRACT					\$2,304,744.00	\$226,850.45	\$2,290,042.95			

CERTIFICATE OF COMPLETION

DATE OF ISSUANCE: August 20, 2019

OWNER: CITY OF LAKE ELMO, MN

CONTRACTOR: CB&I, INC.

PROJECT NAME: INWOOD WATER TOWER (NO. 4)

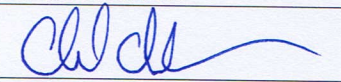
PROJECT NO.: 2015.130

- This Certification of Completion applies to all work under the Contract Documents
- This Certification of Completion applies to the following specified parts of the Contract Documents

I do hereby certify that the work to which this Certificate applies has been constructed in accordance with the Contract dated March 15, 2016. The above-mentioned improvement is hereby declared to be complete and acceptance of this work is recommended.

DATE OF COMPLETION: August 20, 2019

Chad Isakson Reg. No. 49028


FOCUS Engineering, Inc.

THE WARRANTY PERIOD BEGINS August 20, 2019 AND ENDS August 20, 2020