

RESOLUTION No. 2011-2966

A RESOLUTION AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND ENTER INTO A GUARANTEED MAXIMUM PRICE AMENDMENT FOR THE CONSTRUCTION OF URGENT REPAIRS AT THE WASTEWATER TREATMENT PLANT (WWTP) WITH MORTENSON CONSTRUCTION IN ACCORDANCE WITH THEIR CONTRACT WITH THE CITY

RECITALS:

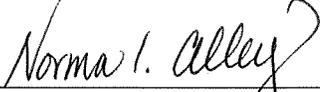
1. In December of 2009, City Council approved Resolution No. 2009-2876 authorizing the city manager to enter into a contract with Mortenson Construction to provide preconstruction services for the Wastewater Treatment Plant (WWTP) Repair, Renovation and Expansion Project.
2. On April 4, 2011, City Council approved Resolution No. 2011-2941 issuing a task order to HDR Engineering to provide design services for select urgent repairs at the WWTP. Specifically, the oxidation ditch motor and drives need to be replaced and the pavement surrounding the oxidation ditches is in very poor condition. The existing oxidation ditches have locations where paving around the perimeter of the ditches is cracking and failing. There is a risk that if the paving is left in its current condition, water seepage could undermine the ditches themselves.
3. City staff and consultants (HDR Engineering) have monitored the procurement/bidding process that Mortenson personnel have used to competitively bid the sub-contract work to fully construct the project. Additionally, the city and HDR have closely reviewed the self-performance portion of the work that Mortenson is planning to execute.
4. The City of Newberg and its Construction Manager/General Contractor (CM/GC), Mortenson Construction, have solicited a sub-contract package for the construction of the Waste Water Treatment Plant Urgent Repairs Project and negotiated the CM/GC self-performance portion of the work.
5. Based on those efforts the total construction contract value for the CM/GC Guaranteed Maximum Price Amendment is \$226,198.00.

THE CITY OF NEWBERG RESOLVES AS FOLLOWS:

The City Council, acting as Contract Review Board for the city, does hereby authorize the city manager to negotiate and award a CM/GC Guaranteed Maximum Price Amendment to Mortenson Construction for the WWTP Urgent Repairs Project for \$226,198.00 as outlined in the contractor bid attached as Exhibit "A", which is hereby attached and by this reference incorporated.

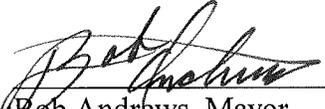
➤ **EFFECTIVE DATE** of this resolution is the day after the adoption date, which is: August 16, 2011.

ADOPTED by the City Council of the City of Newberg, Oregon, this 15th day of August 2011.



Norma I. Alley, City Recorder

ATTEST by the Mayor this 18th day of August 2011.



Bob Andrews, Mayor

LEGISLATIVE HISTORY

By and through _____ Committee at ____ / ____ / ____ meeting. Or, None.
(committee name) (date) (check if applicable)

City of Newberg
Wastewater Treatment Plant Improvements
Misc. Repairs Early Package Oxidation Ditches Urgent Repairs
Newberg, Oregon



GMP Estimate Summary

Estimate Date: July 22, 2011

<i>Bid Packages</i>	<i>Total Cost</i>
101 Sitework	\$ 23,445
200 Self Perform Package	\$ 160,965
Subtotal Direct Construction Cost	
CM/GC Construction Contingencies 4%	\$ 7,376
Owner Contingencies 5%	\$ 9,221
CM/GC Guaranteed Maximum Price (GMP)	
	\$ 201,007
CM/GC Builders Risk Insurance 0.0415%	\$ 94
CM/GC General Conditions	\$ 14,531
Subtotal	
	\$ 215,632
CM/GC Construction Fee (incl Insurance and P/P Bond) 4.9%	\$ 10,566
Total Guaranteed Construction Cost (GCC)	
	\$ 226,198

Notes: Construction Estimate Only - Design/Engineering, FF&E, Permits, Test/Inspection and Other Development Costs are by others

Exhibit "A"
To Resolution No. 2011-2966

City of Newberg Wastewater Treatment Plant Improvements

Misc. Repairs Early Package Oxidation Ditches Urgent Repairs
Newberg, Oregon



Estimate Date: July 22, 2011
Bidder

Bid Pack	Description	Bid Selected	Other Bids	Delta to Low Bid	
101	Sitework	\$ 23,445			Kodiak Pacific
			\$ 27,265	\$ 3,820	Interlaken, Inc.
			\$ 38,100	\$ 14,655	Coffman Excavation
			\$ 43,190	\$ 19,745	The Saunders Company
			No Bid	\$ -	McDonald Excavating
200	Aerator Motor / Reducer Repair	\$ 159,040			Mortenson
	Allowance for Machine Work to Bearing Housings or Shaft Journals.	\$ 1,925			
		<u>\$ 160,965</u>			

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City of Newberg Wastewater Treatment Plant Improvements

Misc. Repairs Early Package Oxidation Ditches Urgent Repairs

Newberg, Oregon



Estimate Date: July 22, 2011

**Self Perform Scope Summary:
Aerator Motor / Reducer Repair**

<u>Specification</u>	<u>Description</u>	<u>Value</u>	<u>Comments</u>
M-01	Steel Supply	\$ 2,859	Newberg Steel (local)
M-01	Rebuild Motors	\$ 11,123	S&W Electric Works, Inc. (local)
M-01	Labor & Welding	\$ 20,860	JH Kelly
M-01	Electrical	\$ 6,945	GPEC (local)
M-01	Machine Existing Hub	\$ 2,888	River City Machine
M-01	Gear Box Reducer Supply	\$ 69,615	Motion Industries
M-01	Paints And Protective Coatings	\$ 12,250	Fine Painting & Allied Services (MBE)
	Subtotal Direct Costs	\$ 126,540	
	SP General Conditions	\$ 20,720	
	SP Fee)	8% \$ 11,781	
	Total Self Perform Package)	\$ 159,040	

Exhibit "A"

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General Conditions

Code	Description	Quantity	UM	Unit Cost	Total Cost
<div style="display: flex; justify-content: space-between;"> City of Newberg Wastewater Treatment Plant: Repair, Renovation and Expansion Mortenson Construction </div> <div style="display: flex; justify-content: space-between;"> July 22, 2011 Misc. Repairs Early Package Oxidation Ditches Urgent Repairs </div> <p style="text-align: center;">GENERAL REQUIREMENTS ESTIMATE Cost Management Detail</p>					
01 SPECIFIED GENERAL CONDITIONS					
01 10 01 - PAY ITEM 001 - FINANCING, BONDS, INSURANCE					
01010.000	***GENERAL PROJECT INFORMATION***				
01010.101	DURATION - TO SUBSTANTIAL	4.5	MO		
01010.104	PROPOSED DURATION - WKS	12	WKS		
01010.105	PROPOSED DURATION - CAL DAYS				
01010.110	JOBSITE OFFICE DURATION				
** Total 01 10 01 - PAY ITEM 001 - FINANCING, BONDS, INSURANCE					
01 10 02 - PAY ITEM 002 - TAXES					
01020.108	BLDRS RISK INS (SEE SUMMARY SHEET)				
01020.109	GNL LIABILITY (WITH FEE)				
01020.110	PERFORMANCE BOND (WITH FEE)				
01060.810	PERSONAL PROPERTY TAXES - OFFICE FF&E (NOT REQ'D)				
** Total 01 10 02 - PAY ITEM 002 - TAXES					
01 10 03 - PAY ITEM 003 - PROFESSIONAL SERVICES					
01090.020	TRAFFIC CONTROL PLAN (NOT REQ'D)				
01090.200	COMMISSIONING AGENT (BY OWNER/DESIGNER/STAFF/SUBS)				
01090.600	PUBLIC RELATIONS SUPPORT (NOT REQ'D)				
01090.602	NEIGHBORHOOD BQ/INFO SESSIONS (NOT REQ'D)				
** Total 01 10 03 - PAY ITEM 003 - PROFESSIONAL SERVICES					
01 10 04 - PAY ITEM 004 - PERMITS & FEES					
01110.050	IBOLI (LABOR AND INDUSTRIES) FEES				
01110.180	BUSINESS LICENSES (W/ FEE PER EXHIBIT D OF CONTRACT)				
01110.200	BUILDING PERMIT (BY OWNER)				
01110.210	MEP PERMITS (W/ COST OF WORK)				
01110.600	SIDEWALK PERMIT (BY OWNER)				
01110.700	STREET USE PERMIT (BY OWNER)				
01120.000	CDOT PERMITS (BY OWNER)				
01130.200	UTILITY FEES (BY OWNER)				
** Total 01 10 04 - PAY ITEM 004 - PERMITS & FEES					
01 10 05 - PAY ITEM 005 - CONSTRUCTION SERVICES & MISC.					
01090.810	3D/4D MODELING (COST OF WORK)				
01090.810	COORDINATION & LAYOUT DRWGS (COST OF WORK)				
01150.200	LAYOUT - STRUCT (COST OF WORK)				
01150.700	LAYOUT - INTERIOR (NOT REQ'D)				
01150.702	LAYOUT - SITE (COST OF WORK)				
01150.790	REG SURVEY (NOT REQ'D)				
01170.202	PHOTOS - DIGITAL CAMERA / SUPPLIES (NOT REQ'D)				
01170.208	AERIAL PHOTOS (NOT REQ'D)				
01170.600	I.D. BADGES (NOT REQ'D)				
01180.000	VIDEO TAPING (NOT REQ'D)				
** Total 01 10 05 - PAY ITEM 005 - CONSTRUCTION SERVICES & MISC.					
01 10 06 - PAY ITEM 006 - ON-SITE PERSONNEL					
01200.010	PROJECT MANAGER				
01300.800	ADMINISTRATIVE ASSISTANT	80	HR	112	8960
** Total 01 10 06 - PAY ITEM 006 - ON-SITE PERSONNEL					
01 10 07 - PAY ITEM 007 - OFF-SITE PERSONNEL					
01100.005	SCHEDULE SET-UP (W/ STAFF AND PRECON)	8	HR	97	776
01300.200	CONSTRUCTION EXEC	20	HR	140	2800
01300.550	GROUP MEP SPECIALIST			97	0
** Total 01 10 07 - PAY ITEM 007 - OFF-SITE PERSONNEL					
01 10 09 - PAY ITEM 009 - RELOCATION, TRAVEL					
01350.200	RELOCATION, TRAVEL (W/ FEE PER CONTRACT EXHIBIT D)				
01380.450	TEAM MEMBER RELATIONS (NOT REQ'D)				
** Total 01 10 09 - PAY ITEM 009 - RELOCATION, TRAVEL					
01 10 10 - PAY ITEM 010 - FIELD OFFICE EXPENSES					
01400.000	FIELD FURNITURE / FIXTURES (NOT REQ'D)				
01400.010	OWNER FIELD OFFICE FURNITURE / FIXTURES (NOT REQ'D)				
01400.000	FIELD OFFICE EQUIPMENT (NOT REQ'D)				
01430.200	FIELD OFFICE SUPPLIES (NOT REQ'D)				
01430.600	PRINTING - SHOP DRAWINGS (NOT REQ'D)				
01430.601	PURCHASE DRAWINGS & SPECS (BY OWNER)				
01430.800	TRADE PACKAGE ADVERTISEMENT AND BID PACKAGES (NOT REQ'D)				
01440.000	POSTAGE / OVERNIGHT MAIL	1	LS	100	100
** Total 01 10 10 - PAY ITEM 010 - FIELD OFFICE EXPENSES					
01 10 11 - PAY ITEM 011 - TEMPORARY FACILITIES					
01450.200	PROJECT OFFICE (NOT REQ'D)				
01450.210	PROJECT OFFICE - RENOVATIONS (NOT REQ'D)				
01450.220	OWNER JOBSITE OFFICE (NOT REQ'D)				
01460.400	TOOL TRAILER (NOT REQ'D)				
01460.404	TEMPORARY LOCKUP AREAS (NOT REQ'D)				
01470.200	TREE PROTECTION (NOT REQ'D)				
01640.400	PROJECT SIGN (NOT REQ'D)				
01640.000	TEMPORARY PROTECTION (NOT REQ'D)				
** Total 01 10 11 - PAY ITEM 011 - TEMPORARY FACILITIES					
01 10 12 - PAY ITEM 012 - MOVING & TRANSPORTATION					
01670.600	RECEIVE OWNER FURNISHED EQUIPMENT (NOT REQ'D)				
** Total 01 10 12 - PAY ITEM 012 - MOVING & TRANSPORTATION					
01 10 13 - PAY ITEM 013 - CONSTRUCTION UTILITIES					
01690.600	ELECTRICAL SERVICE - TRANSFER SERVICE TO CM/GC - BY OWNER				
01690.601	POWER COMPANY CHARGES - CONSTRUCTION POWER - BY OWNER				
01600.400	UTILITY HOOK-UP - OFFICE TRANSFER SERVICE TO CM/GC - BY OWNER				
01600.410	ELECTRICAL ENERGY - CONSTRUCTION POWER - BY OWNER				
01600.600	CELL PHONES	0.47	MO	165	77
01600.800	PROJECT PHONE BILL - LOCAL LINES FOR EMERGENCY AND FAX (NOT REQ'D)				
01600.911	LARGE FORMAT B/W LASER PRINTER - ALL IN ONE (NOT REQ'D)				
01620.000	PROJECT PHONE SYSTEM (PHONE LICENSING) (NOT REQ'D)				
01620.010	PROJECT PHONE SYSTEM - 2 LINE PHONE SYSTEM - FAX & 911 SERVICE (NOT REQ'D)				
01620.020	PROJECT PHONE SYSTEM - VOIP PHONES AND HARDWARE (NOT REQ'D)				
01620.040	OFFICE PHONE & DATA WIRING (NOT REQ'D)				

Exhibit "A"
To Resolution No. 2011-2966

General Conditions

	01620.400	CONSTRUCTION WATER - BY OWNER	0 FYI	0	0
	01620.800	DRINKING WATER (NOT REQ'D)	0 MO	0	0
	01630.600	FIELD OFFICE UTILITIES USAGE CHARGES (WATER/SEWER/NAT GAS) - BY OWNER	0 FYI	0	0
	** Total 01 10 13 - PAY ITEM 013 - CONSTRUCTION UTILITIES				
01 10 16 - PAY ITEM 015 - CONSTRUCTION EQUIPMENT	01720.800	EQUIPMENT RENTAL (CM/CC ONLY - FIRE EXT, ETC)	1 LS	300	300
	** Total 01 10 16 - PAY ITEM 015 - CONSTRUCTION EQUIPMENT				
01 10 16 - PAY ITEM 016 - QUALITY	01850.200	TESTING LABORATORY - THIRD PARTY TESTING BY OWNER	0 LS	0	0
	** Total 01 10 16 - PAY ITEM 016 - QUALITY				
01 10 17 - PAY ITEM 017 - SAFETY	01870.600	SAFETY EQUIPMENT / FIRST AID (VISITORS/STAFF PPE AND FIRST AID KIT)	1 LS	75	75
	01870.700	SAFETY TRAINING (NOT REQ'D)	0 LS	0	0
	01880.490	TRUCK BEACONS (NOT REQ'D)	0 EA	0	0
	01880.800	TEMPORARY SIGNAGE (NOT REQ'D)	0 LS	0	0
	** Total 01 10 17 - PAY ITEM 017 - SAFETY				
01 10 19 - PAY ITEM 019 - PROJECT START-UP / CLOSE-OUT	01930.200	CERTIFICATE OF OCCUPANCY (BY OWNER)	0 LS	0	0
	01930.600	AS-BUILT / RECORD DRAWINGS	1 LS	100	100
	01930.700	RECORD STORAGE / RETENTION	239 DLRS	0.25	60
	01940.000	O & M MANUALS	1 LS	50	50
	01940.400	TESTING SERVICES (BY OWNER)	0 LS	0	0
	01940.500	IFS SERVICES - TSO (Transition to Stabilized Occupancy) (NOT REQ'D)	0 LS	0	0
	01940.600	TRAINING (COST OF WORK)	1 LS	0	0
	01950.200	WARRANTY MANAGEMENT (2 YEAR)	1 LS	150	150
	** Total 01 10 19 - PAY ITEM 019 - PROJECT START-UP / CLOSE-OUT				
	** Total 01 SPECIFIED GENERAL CONDITIONS				
02 SITE SERVICES					13621
01 10 05 - PAY ITEM 005 - CONSTRUCTION SERVICES & MISC.	01150.792	REG SURVEY - VERIFY PROPERTY LINES AND CONTROL (NOT REQ'D)	0 HR	0	0
	01150.795	REG SURVEY - ASPHALT REPAIR AREAS (NOT REQ'D)	0 HR	0	0
	** Total 01 10 05 - PAY ITEM 005 - CONSTRUCTION SERVICES & MISC.				
01 10 11 - PAY ITEM 011 - TEMPORARY FACILITIES	01450.212	PROJECT OFFICE - YARD MAINTENANCE (NOT REQ'D)	0 MO	0	0
	01470.600	TEMPORARY FENCING (NOT REQ'D)	0 LF	0	0
	01470.601	TEMPORARY FENCE - GATES - PUMP STATION/OFFICE AREA (NOT REQ'D)	0 EA	0	0
	01470.602	MAINTAIN TEMPORARY (NOT REQ'D)	0 FYI	0	0
	01500.600	TEMPORARY LADDERS (NOT REQ'D)	0 EA	0	0
	** Total 01 10 11 - PAY ITEM 011 - TEMPORARY FACILITIES				
01 10 13 - PAY ITEM 013 - CONSTRUCTION UTILITIES	01592.600	TEMP POWER/LIGHTING EQUIP (NOT REQ'D)	0	0	0
	01592.650	TEMP POWER/LIGHTING EQUIP (NOT REQ'D)	0 LS	0	0
	01592.660	TEMP POWER/LIGHTING EQUIP - RENTAL (NOT REQ'D)	0 MO	0	0
	01592.670	TEMP POWER/LIGHTING EQUIP (NOT REQ'D)	0 HR	0	0
	01630.200	SANITATION UNITS (1 UNIT) COMBINATION UNITS	3 MO	105	315
	** Total 01 10 13 - PAY ITEM 013 - CONSTRUCTION UTILITIES				
01 10 15 - PAY ITEM 015 - CONSTRUCTION EQUIPMENT	01752.600	FORKLIFT, TELEHANDLER (COST OF WORK)	0 MO	0	0
	01780.803	FORKLIFT E.O.E. (COST OF WORK)	0 MO	0	0
	01790.200	EQUIPMENT REPAIR (15% OF RENTAL) (COST OF WORK)	0 DLRS	0	0
	** Total 01 10 15 - PAY ITEM 015 - CONSTRUCTION EQUIPMENT				
01 10 17 - PAY ITEM 017 - SAFETY	01880.421	WOOD RAILS / BARRICADES (NOT REQ'D)	0 LF	0	0
	01880.428	MAINTAIN BARRICADES (NOT REQ'D)	0 HR	0	0
	01880.470	FLAG POWER LINES (NOT REQ'D)	0 LS	0	0
	** Total 01 10 17 - PAY ITEM 017 - SAFETY				
01 10 18 - PAY ITEM 018 - CLEAN UP	01990.402	DUMPSTER 30 CY - OPEN	1 LOAD	595	595
	** Total 01 10 18 - PAY ITEM 018 - CLEAN UP				
	** Total 02 SITE SERVICES				
03 SELF PERFORM WORK GENERAL CONDITIONS					910
01 10 01 - PAY ITEM 001 - FINANCING, BONDS, INSURANCE	01010.303	SELF PERFORM WORK PKG INFORMATION			
	01010.305	AERATOR REPAIRS - MONTHS	3 MO		
	01010.306	AERATOR DURATION - WEEKS	12 WKS		
	01010.307	PROPOSED DURATION - WORKING DAYS	26 WDAYS		
	01010.310	JOBSITE OFFICE DURATION	0 FYI		
	** Total 01 10 01 - PAY ITEM 001 - FINANCING, BONDS, INSURANCE				
01 10 05 - PAY ITEM 005 - CONSTRUCTION SERVICES & MISC.	01150.600	LAYOUT - STRUCTURES AND SITE (NOT REQ'D)	0 HR	0	0
	** Total 01 10 05 - PAY ITEM 005 - CONSTRUCTION SERVICES & MISC.				
01 10 06 - PAY ITEM 006 - ON-SITE PERSONNEL	01210.200	SUPERINTENDENT	192 HR	98	18816
	01250.900	INTEGRATED CONST COORDINATOR (NOT REQ'D)	0 HR	0	0
	** Total 01 10 06 - PAY ITEM 006 - ON-SITE PERSONNEL				
01 10 12 - PAY ITEM 012 - MOVING & TRANSPORTATION	01590.000	TRUCKING - EQUIPMENT FACILITY - TRIPS AT 10 HOURS (NOT REQ'D)	0 HR	0	0
	** Total 01 10 12 - PAY ITEM 012 - MOVING & TRANSPORTATION				
01 10 13 - PAY ITEM 013 - CONSTRUCTION UTILITIES	01600.600	CELL PHONES	1.12 MO	165	173
	** Total 01 10 13 - PAY ITEM 013 - CONSTRUCTION UTILITIES				
01 10 14 - PAY ITEM 014 - HEATING & VENTILATION	01650.100	SUMMER WORK - TEMP HEAT NOT REQ'D	0 MO	0	0
	** Total 01 10 14 - PAY ITEM 014 - HEATING & VENTILATION				
01 10 15 - PAY ITEM 015 - CONSTRUCTION EQUIPMENT	01723.801	EQUIPMENT RENTAL (20% OF RAW LABOR) (COST OF WORK)	0 DLRS	0.3	0
	01780.400	PICKUP (SUPT)	1.12 MO	990	1105
	01780.405	AUTO ALLOW (PM) W/ BILLING RATES	0 DLRS	990	0
	01780.500	EQUIPMENT OPERATING EXPENSE	1.19 MO	400	476
	01780.803	FORKLIFT E.O.E. (COST OF WORK)	0 DLRS	0	0
	01780.805	PICKUP E.O.E.	0 DLRS	150	150
	01790.200	EQUIPMENT REPAIR (COST OF WORK)	0 DLRS	0.15	0
	01790.601	SMALL TOOLS & CONSUMABLES (COST OF WORK)	0 DLRS	0.08	0
	** Total 01 10 15 - PAY ITEM 015 - CONSTRUCTION EQUIPMENT				
01 10 16 - PAY ITEM 016 - QUALITY	01840.000	TESTING CONCRETE (BY OWNER)	0 FYI	0	0
	** Total 01 10 16 - PAY ITEM 016 - QUALITY				
01 10 17 - PAY ITEM 017 - SAFETY	01850.001	ESTIMATED WORKERS (NOT REQ'D)	0 EA	0	0

Exhibit "A"
To Resolution No. 2011-2966

General Conditions

	01850.800	SUBSTANCE ABUSE TESTING (NOT REQ'D)	0 EA	0	0
	01860.100	EMPLOYEE ORIENTATION (NOT REQ'D)	0 EA	0	0
	01860.200	FLAGGER (NOT REQ'D)	0 HR	0	0
	01870.600	SAFETY EQUIPMENT / FIRST AID (NOT REQ'D)	0 HR	0	0
	01870.603	SAFETY EQUIPMENT PREMIUM - ENCLOSED SPACES (NOT REQ'D)	0 LS	0	0
	01870.703	SAFETY TRAINING - CONFINED SPACE (NOT REQ'D)	0 HR	0	0
	01870.800	SAFETY PROGRAM/INCENTIVES (NOT REQ'D)	0 MO	0	0
	01860.480	REBAR PROTECTION (NOT REQ'D)	0 LF	0	0
	** Total 01 10 17 - PAY ITEM 017 - SAFETY				0
01 10 18 - PAY ITEM 018 - CLEAN UP	01900.003	PERIODIC CLEAN UP (NOT REQ'D)	0 HR	0	0
	** Total 01 10 18 - PAY ITEM 018 - CLEAN UP				0
TOTAL ESTIMATE	** Total 03 SELF PERFORM WORK GENERAL CONDITIONS				20720
					\$ 35,251