



Small Town. Real Life.

Agenda Bill

Duvall City Council

Meeting Date: 6/4/2024

AB# 24-40

Subject Coe-Clemons Creek Culvert Replacement, Construction Award

Document Type Contract

Department Public Works

Contact Benjamin Ressler, Senior Project Manager

Attorney Review N/A

Committee Recommendation Public Works N/A

Planning Commission Recommendation N/A

Handling Expedite **Deadline Date** 6/4/2024

Needed from Council Action

Recommendation

Staff recommends and requests approval for the Mayor to authorize and sign the Coe-Clemons Creek Culvert Replacement project to the low and responsive bidder upon staff's final review of the bids up to \$3,500,000, and to include a 10% project management reserve.

Council History

- January 16, 2024 – 90% 3rd Avenue Culvert Replacement Update
- February 3, 2024 – 3rd Avenue Supplemental Agreement, Coe-Clemons
- March 5, 2024 – PW Updates and News in the CA Update
- April 4, 2024 – Prefabricated Culvert Contract Approval
- May 7, 2024 – PW Updates, Project to be Bid

Attachments/References

1. [Coe-Clemons Creek Culvert Purchase Summary Memo](#)
2. [Vicinity Map](#)
3. [Construction Agreement #2024-xx](#)
4. [KPG Psomas Engineer's Estimate](#)
5. [Total Project Cost Table](#)
6. [Bid Tabulation \(**to be provided at CC meeting**\)](#)

Routing

Director: Steven Leniszewski, Public Works Director

Approved: SJL 5/29/2024

Administrator: Cynthia McNabb, City Administrator

Approved: CJM 5/29/2024

Budget Impacts Budget Amendment Required

Expenditure

Fund	Account Description	Estimated Cost	Budget		
			2023/2024 Budget	Budget Amendment Needed	Amended 2023/2024 Budget
Street CIP 307	Culvert Purchase (incl. Tax)	\$520,296	\$5,500,000	\$0	\$5,500,000
Street CIP 307	Construction Contract	\$2,844,615	Same as above	n/a	n/a
Street CIP 307	10% Construction Management Reserve	\$284,461	Same as above	n/a	n/a
Street CIP 307	Construction Management (15%) <i>(future need)</i>	\$498,300	\$702,000	\$0	\$702,000
	Total	\$4,147,672	\$6,202,000	\$0	\$6,202,000

Revenue

Fund	Account Description	Revenue Provided	Budget		
			2023/2024 Budget	Budget Amendment Needed	Amended 2023/2024 Budget
Street CIP 307	KCFCD Grant	\$800,000	\$800,000	\$0	\$800,000
ARPA 105	ARPA Fund	\$340,000	\$340,000	\$0	\$340,000
Storm CIP 409	Developer Fees Project C-3, Culvert Transfer	\$1,000,000	\$0	\$1,000,000	\$1,000,000
Street CIP 307	Transportation Impact Fees	\$400,000	\$824,293	\$0	\$824,293
Street CIP 304/305	REET I and REET II	\$1,607,672	\$3,418,455	\$0	\$3,418,455
	Total	\$4,147,672	\$5,382,748	\$1,000,000	\$6,382,748

Notes

- Staff is showing the Engineer's Estimate as a placeholder for the contract total. Total expenditure and revenue needed will vary depending on the results of bids.
- Staff is showing Approx. 20% Transportation Costs from TIF funds and the remaining from REET I and REET II, as determined by the Finance Department.
- Staff is likely to do partial Construction Management Services in-house. Required services have not been determined but may be lower than the estimated total.
- Remaining TIF and REET Balances to be used on future project phases.

Verified by Finance: BAM 5/29/2024

Key Facts and Information Summary

Staff is requesting approval to construct Phase 1 of the 3rd Avenue Reconstruction Project, which is the Coe-Clemons Creek Culvert Replacement placement that includes the 3rd Avenue transportation improvements through the impacted section of roadway. Due to the expedited timeline because of the short and fast-approaching "in-water" work window for Coe-Clemons, staff is receiving bids on June 4th and will walk the bid results for the Council Meeting on the

same day. Staff is requesting a standard 10% management reserve to accompany this construction approval.

Please see the attached project summary memo for more in-depth information.

Recommended Motion

"I move to approve Agenda Bill 24-40, awarding the Coe-Clemons Creek Culvert Replacement purchase contract to the lowest, responsive bidder upon staff review of bids up to \$3,500,000 and to administer a 10% project management reserve."

MEMO

To: City Council
From: Ben Ressler, PE, Senior Project Manager
Steven Leniszewski, PE, Public Works Director
Date: May 29, 2024
Re: 3rd Avenue – Coe-Clemons Creek Culvert Purchase



Purpose

This memo expresses the staff's recommendation to approve the Coe-Clemons Creek Culvert Replacement project, assuming the costs are within the anticipated price range.

Background

In 2021, the City executed our design contract with KPG Psomas to design the 3rd Avenue Reconstruction project. This project is R-13 on the City's approved 2024-2029 6-Year Transportation Improvement Program (TIP) and will provide consistent roadway cross sections, shared use paths, bike lanes, sidewalks, stormwater improvements, traffic calming, landscaping and illumination between Stephens St. and NE 143rd Pl on 3rd Avenue.

Part of the full corridor reconstruction project involves reconstructing the Coe-Clemons Creek culvert that flows beneath 3rd Avenue between NE Kennedy and Park St. As it is, this culvert is undersized and was rated 0% fish-passible by Washington's Department of Fish and Wildlife (WDFW). This phase of the project will replace the existing 36" culvert with a 21' wide three-sided box culvert that would allow the historic streambed width to be continuous through the length of the culvert and remove the human-created fish barrier.

Coe-Clemons Creek is home to numerous salmonids, and Coho and Bull Trout are documented along the western end of Taylor Park. Although there has not been any documented salmonid at the roadway crossing specifically, restoration efforts to improve fish habitat are vital to their survival. Roadway improvement projects are required to account for improving fish habitat while working within the stream buffer. Due to Coe-Clemons Creek being considered a "Water of US," projects within the stream buffer are subject to additional permitting review by the State and Federal Governments. As a result, our design team suggested that we separate this aspect of the project from the other roadway improvements to avoid additional delays in turnaround that could jeopardize the grant funding the City has received for the new culvert. The State and Federal Governments have expedited permitting review processes for culvert "replacement only" projects under which this stand-alone project falls. There are allowances for culvert projects to establish anticipated use roadway and pedestrian cross sections of the future improvements to avoid additional in-water work after the fact, so the City will build this section to match the improvements of future phases.

At the January 16, 2024, City Council Meeting, staff provided an update on the 3rd Avenue Reconstruction project where they informed the Council of the plan to split the culvert replacement section of the project into a separate/stand-alone project to be completed before the rest of the improvements. With the Contract Amendment approval at the February 6, 2024, meeting, City Council

authorized KPG Psomas to design the culvert replacement as Phase 1 of the Coe-Clemons Creek Culvert Replacement.

Staff then bid the precast concrete culvert as a standalone purchase contract in March 2024 because culvert manufacturers informed staff that culvert were in high demand during the spring months and we needed to get the design in the queue in order to have a structure delivered on site prior to our “in-water” work window that typically occurs in August. City Council approved this contract at the April 2, 2024 meeting.

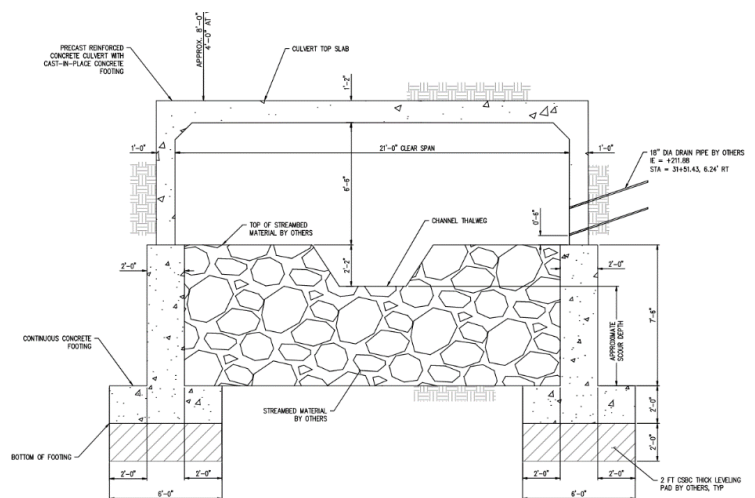
The project is hosted on Builder’s Exchange and was advertised in the Seattle Times, Daily Journal of Commerce and Office of Minority & Women’s Business Enterprises since May 8th. The project was originally schedule for a Bid Opening on May 29, but contractors requested a later date because it was right after a holiday weekend. Staff pushed back the bid opening until the last possible time before this City Council Meeting.

Staff intends to walk-on the bid results of our culvert replacement project because this project needs to get under construction as soon as possible in order to hit the 2024 “in-water” work window of August 1-31. This window is the only time approved by Washington State Department of Fish and Wildlife (WDFW) to work within the Coe-Clemons Creek where the culvert and stream will be installed. If this project is not approved at the June 4th meeting, there will likely not be enough time for the required construction preparation prior to the 2024 “in-water” window.

Note: Staff will only have received bids on the meeting date (June 4th) and will likely not have been thoroughly vetted before the meeting. If the lowest bidder’s bid is identified as non-responsive following the City Council Meeting, staff will return this contract to Council on July 2nd and will likely need to delay construction until 2025.

Construction Project

This construction project will be a full roadway improvement between Taylor Street and Kennedy Drive to match the City Council supported 3rd Avenue cross section with the 10’ shared use path. This project will be the initial phase of the corridor improvement and was design to seamlessly tie into all the future improvements and incorporates all necessary improvements to avoid any construction within this area. This main focus of this project is the culvert replacement and will install a three-sided box culvert that has been pre-purchased by the City. The culvert will replace the undersized and non-fish passible 36” metal pipe culvert with a 21’ wide culvert. The project also heavily improves Coe-Clemons to by adjusting the channel width and direction, adding strategic boulders and woody debris, and adds a lot of native stream vegetation in the restoration.



Pedestrian improvements around the culvert are also included in the project like a pedestrian overlook of the creek, similar to the overlook on Main Street, and an aesthetic creek-like feature built into the pedestrian path cover the proposed creek location.

Budget

The current Engineer's Estimate for the culvert project is approximately \$2,900,000. Staff estimates costs will come in +/- 15% of the estimated bid (\$2,465,000 - \$3,335,000). This cost is in addition to the culvert prepurchase cost of \$478,000 (pre-taxed). If prices stay within this range, it will match the estimate 90% full cost of \$3,652,007 from KPG's 90% estimate that was shared with Council at the January 16th meeting.

If the low bid is over \$3,500,000, staff will recommend rebidding the project later this year and waiting to complete construction in 2025. This project is being bid late in order to hit the 2024 "in-water" window and bids may reflect a higher cost as contractors may already have full summer work schedules and have concerns about hitting the required August timeline for the work.

Construction funds for the 3rd Avenue project were included in the 2023-2024 biennium budget totaling \$6,252,000 between construction and construction management. This construction project is only a portion of the overall corridor project but is included within this budget. In addition to this budget, staff is recommending a budget allocation of \$1,000,000 from the stormwater CIP budget (Fund 409) because this project is listed as Project C-3 on the City's Stormwater CIP list identified in the 2019 Surface and Stormwater Management Plan. This project is eligible for up to 40% of the project to be covered by Development Charges and it is estimated that \$1,000,000 is roughly 40% of the cost of the non-transportation improvements on the project. This proposal has been included in the previous Total Project Cost tables.

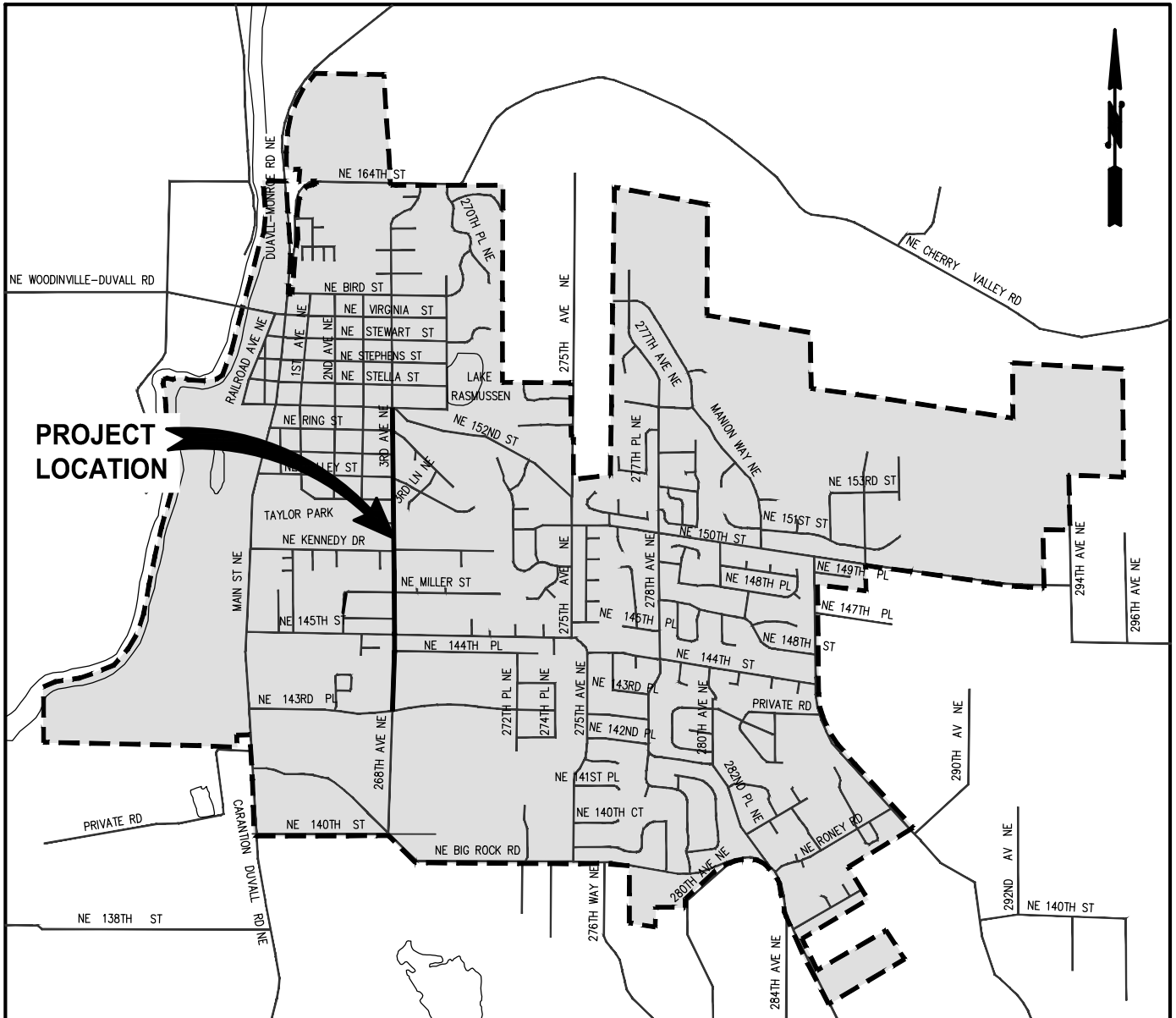
Staff have received a grant from King County Flood Control District's (KCFCD) Flood Reduction Grant program for up to \$800,000 that is also directly tied to non-transportation stormwater/creek conveyance improvements. Staff earmarked the full amount for the prepurchase of the culvert, but the culvert cost was under the anticipated amount, so there will be approximately \$280,000 for reimbursement on this contract through the grant.

Staff has not finalized plans for construction management on this project. It is anticipated that partial work will be completed in-house and it is a goal that less than the estimated 15% of construction costs will be required. 15% of the construction + culvert costs on this project is \$498,300.

Recommendation

Depending on the results from Tuesday's bid, staff recommends that City Council approve the lowest-responsive bidder for 3rd Avenue's Coe-Clemons Culvert Replacement Project upon a thorough bid review by Staff.

VICINITY MAP

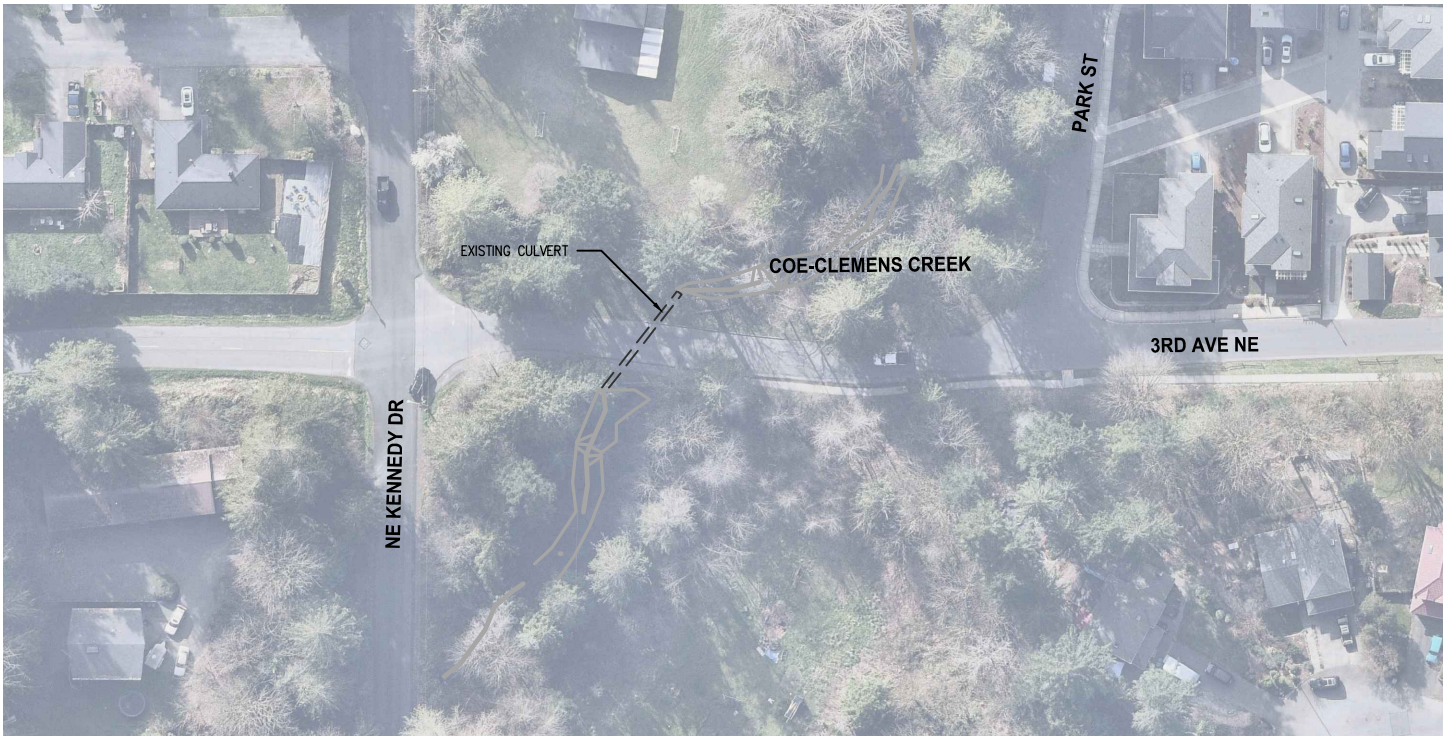


VICINITY MAP
NTS



Tacoma
2502 Jefferson Avenue
Tacoma, WA 98402 253.627.0720
Seattle | Wenatchee | KPG.com

AERIAL PHOTO



AGREEMENT

THIS AGREEMENT made this ____ day of _____, 2024, by and between The City of Duvall, hereinafter called "CITY" and _____, hereinafter called "CONTRACTOR".

WITNESSETH: That for and in consideration of the payments and agreements hereinafter mentioned:

1. The CONTRACTOR shall commence and complete the construction of the **Coe-Clemons Creek Culvert Replacement** (the "Project") in accordance with the Contract Documents.
2. The CONTRACTOR shall provide all labor, materials, tools, equipment, transportation, supplies and any other services necessary for the construction and completion of the Project.
3. The CONTRACTOR shall fully complete all Work required by the Contract Documents within **140 working days** of the date set forth in the Notice to Proceed, unless the period for completion is extended otherwise in accordance with the Contract Documents.
4. The CITY and CONTRACTOR recognize that time is of the essence of this Agreement and that the CITY will suffer financial loss and inconvenience if the Work is not completed within the time specified in Section 3 of this Agreement, plus any extensions allowed by the Contract Documents. They also recognize the delays, expense and the difficulties involved in proving in a legal proceeding the actual loss suffered by the CITY if the Work is not completed on time. Accordingly, instead of requiring any such proof, the CITY and CONTRACTOR agree that as liquidated damages for delay (but not as a penalty) the CONTRACTOR shall pay the CITY as set forth in Section 1-08.9 of the Special Provisions for each calendar day that expires after the date for full completion of the Work until full completion is obtained.
5. The CONTRACTOR agrees to perform all of the Work described in the Contract Documents and comply with the terms therein for the principal sum of \$ _____ plus Washington State sale tax (8.9%) of _____ for a total amount of _____ (\$ _____).
6. The term "Contract Documents" means and includes the following: Notice to Contractors, Instructions to Bidders, Proposal, Bid Bond, Payment Bond, Performance Bond, Maintenance Bond, this Agreement, Washington State Department of Transportation Standard Specifications, Supplementary Special Provisions (if any), General Requirements, Notice of Award, Notice to Proceed, Change Orders, Addenda, Drawings and Specifications.
7. The CITY shall pay to the CONTRACTOR in the manner and at such times as set forth in the Contract Documents such amounts as required by the Contract Documents.
8. Indemnification
 - A. To the fullest extent permitted by Laws and Regulations, the CONTRACTOR shall, to the extent of the CONTRACTOR's negligence, indemnify, defend, and hold harmless the CITY, the PROJECT REPRESENTATIVE, their consultants, subconsultants, and the officers, directors, employees, and agents of each and any of them, against and from all claims and liability arising

under, by reason of, related, or incidental to the Contract Documents or any performance of the WORK, but not from the sole negligence or willful misconduct of the CITY and/or the PROJECT REPRESENTATIVE. Such indemnification by the CONTRACTOR shall include, but not be limited to, the following:

1. Liability or claims resulting directly or indirectly from the negligence or carelessness of the CONTRACTOR, Subcontractors, Suppliers or any of their employees or agents in the performance of the Work, or in guarding or maintaining the same, or from any improper materials, implements, or appliances used in its construction, or by or on account of any act or omission of the CONTRACTOR, its employees, or agents;
 2. Liability or claims arising directly or indirectly from bodily injury, occupational sickness or disease, or death of the CONTRACTOR's, Subcontractor's, or Supplier's own employees, or agents engaged in the Work resulting in actions brought by or on behalf of such employees against the CITY and/or the PROJECT REPRESENTATIVE;
 3. Liability or claims arising directly or indirectly from or based on the violation of any Laws or Regulations, whether by the CONTRACTOR, Subcontractors, Suppliers or their employees or agents;
 4. Liability or claims arising directly or indirectly from the use or manufacture by the CONTRACTOR, Subcontractors, Suppliers or any of their employees or agents in the performance of the Work of any copyrighted or uncopyrighted composition, secret process, patented or unpatented invention, article, or appliance, unless otherwise specifically stipulated in this Agreement;
 5. Liability or claims arising directly or indirectly from the breach of any warranties, whether express or implied, made to the CITY and/or PROJECT REPRESENTATIVE or any other parties by the CONTRACTOR, Subcontractors, Suppliers or any of their employees or agents;
 6. Liability or claims arising directly or indirectly from the willful misconduct of the CONTRACTOR, Subcontractors, Suppliers or any of their employees or agents;
 7. Liability or claims arising directly or indirectly from any breach of the obligations assumed in the Contract Documents by the CONTRACTOR;
 8. Liability or claims arising directly or indirectly from, relating to, or resulting from a hazardous condition created by the CONTRACTOR, Subcontractors, Suppliers, or any of their employees or agents, and;
 9. Liability or claims arising directly, or indirectly, or consequentially out of any action, legal or equitable, brought against the CITY, the PROJECT REPRESENTATIVE, their consultants, subconsultants, and the officers, directors, employees and agents of each or any of them, to the extent caused by the CONTRACTOR's, Subcontractors', Suppliers' or any of their employees' or agents' use of any premises acquired by permits, rights of way, or easements, the Site, or any land or areas contiguous thereto or its performance of the Work thereon.
- B. The CONTRACTOR shall reimburse the CITY and the PROJECT REPRESENTATIVE for all costs and expenses, (including but not limited to fees and charges of architects, attorneys, and

other professionals and court costs including all costs of appeals) incurred by the CITY and/or PROJECT REPRESENTATIVE in enforcing the provisions of this Section.

- C. The indemnification obligation under this Section shall not be limited in any way by any limitation on the amount or type of insurance carried by CONTRACTOR or by the amount or type of damages, compensation, or benefits payable by or for the CONTRACTOR or any Subcontractor or other person or organization under workers' compensation acts, disability benefit acts, or other employee benefit acts and CONTRACTOR specifically waives the protection afforded CONTRACTOR under such acts provided, however, that such waiver shall not apply to actions directly against CONTRACTOR by CONTRACTOR's employees. By bidding on this Project, CONTRACTOR agrees that the waiver provided for by this paragraph has been specifically negotiated.

9. Severability

If any term or provision of the Contract Documents is declared invalid or unenforceable by any court of lawful jurisdiction, the remaining terms and provisions of the Contract Documents shall not be affected thereby and shall remain in full force and effect.

10. Maintenance Bond, General Guarantee, and Warranty

- A. Prior to the payment of the Final Application for Payment, the CONTRACTOR shall provide a one (1) year maintenance bond from the date of final completion of the Work in the amount of 20% of the total final Contract Price. All parts of the Work shall be guaranteed and bonded by the CONTRACTOR to remain in perfect working order and condition except where abused or neglected by the CITY (normal wear and tear excepted), and the CONTRACTOR shall repair or replace, at its own expense, any Work, or material that may prove to be defective during the period of the guarantee. The Maintenance Bond should be provided at the time of submittal of the final Application for Payment.
- B. The form of the guarantee to be executed by the CONTRACTOR is attached to the end of this Section.
- C. CONTRACTOR shall submit the guarantee at the time of submittal of CONTRACTOR's final Application for Payment.

11. This Agreement shall be binding upon all parties hereto and their respective heirs, executors, administrators, successors, and assigns.

IN WITNESS WHEREOF, the parties hereto have executed, or caused to be executed by their duly authorized officials, this Agreement of which shall be deemed an original on the date first above written.

Signature

CITY OF DUVALL – Mayor

Print Name

Print Company Name and Title



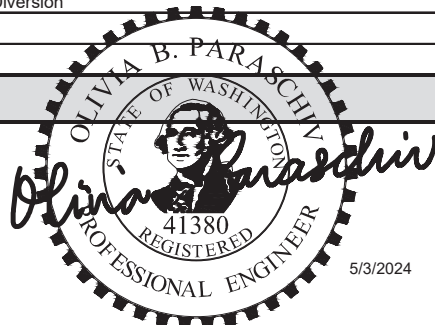
City of Duvall
Coe-Clemons Creek Culvert Replacement
(3rd Ave NE Reconstruction)

Construction Cost Estimate
 Bid Document
 May 3, 2024



Bid Item	Section	Item	Quantity	Unit	Unit Cost	Base Cost
1	1-04	Minor Change	1	EST	\$ 25,000.00	\$ 25,000.00
2	1-05	Roadway Surveying	1	LS	\$ 36,600.00	\$ 36,600.00
3	1-05	Structure Surveying	1	LS	\$ 6,000.00	\$ 6,000.00
4	1-05	Record Drawings (Minimum Bid \$2,000)	1	LS	\$ 2,000.00	\$ 2,000.00
5	1-07	SPCC Plan	1	LS	\$ 1,000.00	\$ 1,000.00
6	1-08	Type B Progress Schedule (Minimum Bid \$2,000)	1	LS	\$ 2,000.00	\$ 2,000.00
7	1-09	Mobilization	1	LS	\$ 195,000.00	\$ 195,000.00
8	1-10	Project Temporary Traffic Control	1	LS	\$ 171,000.00	\$ 171,000.00
9	2-01	Clearing and Grubbing	1	LS	\$ 21,000.00	\$ 21,000.00
10	2-01	Removing Tree 12 In. Caliper or Larger Incl. Haul	1	LS	\$ 13,500.00	\$ 13,500.00
11	2-02	Tree Protection	1	LS	\$ 3,000.00	\$ 3,000.00
12	2-02	Removal of Structure and Obstruction	1	LS	\$ 16,700.00	\$ 16,700.00
13	2-03	Roadway Excavation Incl. Haul	180	CY	\$ 50.00	\$ 9,000.00
14	2-03	Channel Excavation Incl. Haul	1111	CY	\$ 50.00	\$ 55,550.00
15	2-03	Unsuitable Foundation Excavation Incl. Haul	80	CY	\$ 75.00	\$ 6,000.00
16	2-03	Gravel Borrow Incl. Haul	1920	TON	\$ 45.00	\$ 86,400.00
17	2-09	Structure Excavation Class A Incl. Haul	2756	CY	\$ 150.00	\$ 413,400.00
18	2-09	Structure Excavation Class B Incl. Haul	331	CY	\$ 50.00	\$ 16,550.00
19	2-09	Shoring or Extra Excavation Class B	1500	SF	\$ 1.00	\$ 1,500.00
20	2-09	Controlled Density Fill	380	CY	\$ 300.00	\$ 114,000.00
21	4-04	Crushed Surfacing Base Course	430	TON	\$ 50.00	\$ 21,500.00
22	4-04	Crushed Surfacing Top Course	420	TON	\$ 50.00	\$ 21,000.00
23	5-04	HMA Cl. 1/2 In. PG 58H-22	360	TON	\$ 130.00	\$ 46,800.00
24	6-02	Conc. Class 4000 for Moment Slab Barrier	109	CY	\$ 1,250.00	\$ 136,250.00
25	6-02	St. Reinf. Bar for Moment Slab Barrier	15638	LBS	\$ 5.00	\$ 78,190.00
26	6-11	Conc. Class 4000 for Retaining Wall	9	CY	\$ 1,250.00	\$ 11,250.00
27	6-11	St. Reinf. Bar for Retaining Wall	1794	LBS	\$ 5.00	\$ 8,970.00
28	6-13	Structural Earth Wall	1474	SF	\$ 125.00	\$ 184,250.00
29	6-13	Gravel Borrow for Structural Earth Wall Incl. Haul	192	CY	\$ 75.00	\$ 14,400.00
30	6-20	Installation of Buried Structure	1	LS	\$ 130,000.00	\$ 130,000.00
31	7-04	Ductile Iron Storm Sewer Pipe 12 In. Diam	25	LF	\$ 185.00	\$ 4,625.00
32	7-04	Corrugated Metal Storm Sewer Pipe 18 In. Diam.	15	LF	\$ 200.00	\$ 3,000.00
33	7-04	Profile Wall PVC Storm Sewer Pipe 18 In. Diam.	170	LF	\$ 200.00	\$ 34,000.00
34	7-05	Catch Basin Type 1	1	EA	\$ 2,000.00	\$ 2,000.00
35	7-05	Catch Basin Type 2, 48 In. Diam.	2	EA	\$ 6,200.00	\$ 12,400.00
36	7-05	Connection to Drainage Structure	1	EA	\$ 2,200.00	\$ 2,200.00
37	7-05	Adjust Manhole	1	EA	\$ 700.00	\$ 700.00
38	7-08	CSBC for Trench Backfill Incl. Haul	250	TON	\$ 50.00	\$ 12,500.00
39	7-09	Ductile Iron Pipe for Water Main 12 In. Diam.	170	LF	\$ 175.00	\$ 29,750.00
40	7-09	Connection to Existing Water Main, 12 In.	2	EA	\$ 6,000.00	\$ 12,000.00
41	7-09	Blowoff Assembly	1	EA	\$ 8,000.00	\$ 8,000.00
42	7-15	Irrigation Service Connection 1 In. Diam.	1	EA	\$ 3,000.00	\$ 3,000.00
43	8-01	Erosion Control and Water Pollution Prevention	1	LS	\$ 28,000.00	\$ 28,000.00
44	8-01	ESC Lead	140	DAY	\$ 60.00	\$ 8,400.00
45	8-01	Erosion Control Blanket	480	SY	\$ 10.00	\$ 4,800.00
46	8-02	Topsoil Type A	80	CY	\$ 65.00	\$ 5,200.00
47	8-02	Bark or Wood Chip Mulch	15	CY	\$ 70.00	\$ 1,050.00
48	8-02	Arborist Wood Chip Mulch	90	CY	\$ 65.00	\$ 5,850.00
49	8-02	Fine Compost	90	CY	\$ 70.00	\$ 6,300.00
50	8-02	Sod Installation	70	SY	\$ 20.00	\$ 1,400.00
51	8-02	PSIPE Cornus kousa x nuttallii 'KN4-43'/ Starlight Dogwood, 2.75" Cal. 12'-14' HT.	8	EA	\$ 750.00	\$ 6,000.00

Bid Item	Section	Item	Quantity	Unit	Unit Cost	Base Cost
52	8-02	PSIPE Pseudotsuga menziesii/ Douglas Fir; 8'-10' HT.	3	EA	\$ 500.00	\$ 1,500.00
53	8-02	PSIPE Thuja plicata 'Excelsa'/ Exelsa Western Red Cedar; 8'-10' HT.	5	EA	\$ 500.00	\$ 2,500.00
54	8-02	PSIPE Rhamnus purshiana/ Cascara; 6'-8' HT.	4	EA	\$ 450.00	\$ 1,800.00
55	8-02	PSIPE Cornus sericea 'Kelseyi'/ Kelsey's Dwarf Red Twig Dogwood; 2 Gal. Cont.	21	EA	\$ 40.00	\$ 840.00
56	8-02	PSIPE Vaccinium ovatum 'Vaccid 1'/ Scarlet Ovation Evergreen Huckleberry; 2 Gal Cont	17	EA	\$ 40.00	\$ 680.00
57	8-02	PSIPE Spiraea betulifolia var. lucida/ Birchleaf Spirea; 2 Gal. Cont.	19	EA	\$ 40.00	\$ 760.00
58	8-02	PSIPE Deschampsia cespitosa/ Turfied Hairgrass; 1 Gal. Cont.	32	EA	\$ 25.00	\$ 800.00
59	8-02	PSIPE Achillea millefolium/ Common Yarrow; 1 Gal. Cont.	30	EA	\$ 20.00	\$ 600.00
60	8-02	PSIPE Armeria maritima/ Sea Thrift; 1 Gal. Cont.	30	EA	\$ 20.00	\$ 600.00
61	8-02	PSIPE Arctostaphylos uva-ursi/ Kinnikinnick; 1 Gal. Cont.	30	EA	\$ 18.00	\$ 540.00
62	8-02	PSIPE Polystichum munitum/ Western Sword Fern; 1 Gal. Cont.	460	EA	\$ 18.00	\$ 8,280.00
63	8-02	PSIPE Fragaria vesca/ Woodland Strawberry; 4" Pots.	360	EA	\$ 10.00	\$ 3,600.00
64	8-02	PSIPE Mahonia nervosa/ Low Oregon Grape; 1 Gal. Cont.	220	EA	\$ 18.00	\$ 3,960.00
65	8-02	PSIPE Acer macrophyllum/ Big Leaf Maple; 5 Gal. Cont.	11	EA	\$ 60.00	\$ 660.00
66	8-02	PSIPE Rhamnus purshiana/ Cascara; 5 Gal. Cont.	8	EA	\$ 60.00	\$ 480.00
67	8-02	PSIPE Thuja plicata/ Western Red Cedar; 5 Gal. Cont.	16	EA	\$ 60.00	\$ 960.00
68	8-02	PSIPE Pseudotsuga menziesii/ Douglas Fir; 5 Gal. Cont.	6	EA	\$ 60.00	\$ 360.00
69	8-02	PSIPE Acer circinatum/ Vine Maple; 1 Gal. Cont.	13	EA	\$ 35.00	\$ 455.00
70	8-02	PSIPE Corylus cornuta/ Beaked Hazelnut; 1 Gal. Cont.	32	EA	\$ 35.00	\$ 1,120.00
71	8-02	PSIPE Oemleria cerasiformis/ Osoberry; 1 Gal. Cont.	32	EA	\$ 35.00	\$ 1,120.00
72	8-02	PSIPE Sambucus racemosa/ Red Elderberry; 1 Gal. Cont.	32	EA	\$ 35.00	\$ 1,120.00
73	8-02	PSIPE Rubus spectabilis/ Salmonberry; 1 Gal. Cont.	86	EA	\$ 35.00	\$ 3,010.00
74	8-02	PSIPE Pteridium aquilinum/ Bracken Fern; 1 Gal. Cont.	200	EA	\$ 18.00	\$ 3,600.00
75	8-02	Additional 2-Year Landscape Establishment and Maintenance	1	LS	\$ 20,000.00	\$ 20,000.00
76	8-02	Root Barrier	240	LF	\$ 20.00	\$ 4,800.00
77	8-02	Property Restoration	1	EST	\$ 5,000.00	\$ 5,000.00
78	8-03	Automatic Irrigation System, Complete	1	LS	\$ 25,000.00	\$ 25,000.00
79	8-04	Cement Conc. Traffic Curb and Gutter	680	LF	\$ 40.00	\$ 27,200.00
80	8-14	Cement Conc. Sidewalk	420	SY	\$ 80.00	\$ 33,600.00
81	8-14	Surface Treatment Type A	30	SY	\$ 260.00	\$ 7,800.00
82	8-14	Surface Treatment Type B	20	SY	\$ 700.00	\$ 14,000.00
83	8-14	Accent Band Treatment	12	SY	\$ 100.00	\$ 1,200.00
84	8-14	Cement Conc. Curb Ramp Type Single Direction A	1	EA	\$ 3,500.00	\$ 3,500.00
85	8-14	Thickened Slab Sidewalk	103	LF	\$ 60.00	\$ 6,180.00
86	8-19	Streambed Boulder	1506	EA	\$ 150.00	\$ 225,900.00
87	8-19	Engineered Streambed Mix	406	TON	\$ 150.00	\$ 60,900.00
88	8-19	Streambed Sand	67	TON	\$ 65.00	\$ 4,355.00
89	8-20	Decorative Illumination System, Complete	1	LS	\$ 134,000.00	\$ 134,000.00
90	8-20	City Spare Conduit System, Complete	1	LS	\$ 20,000.00	\$ 20,000.00
91	8-21	Permanent Signing	1	LS	\$ 900.00	\$ 900.00
92	8-22	Plastic Line	400	LF	\$ 3.00	\$ 1,200.00
93	8-22	Plastic Stop Line	50	LF	\$ 24.00	\$ 1,200.00
94	8-22	Shared Use Path Marker	1	EA	\$ 150.00	\$ 150.00
95	8-26	Large Woody Material - Rootwad Log	34	EA	\$ 1,700.00	\$ 57,800.00
96	8-26	Small Woody Material and Slash	39	CY	\$ 200.00	\$ 7,800.00
97	8-28	Metal Inlay	1	LS	\$ 8,000.00	\$ 8,000.00
98	8-29	Pedestrian Railing	1	LS	\$ 40,000.00	\$ 40,000.00
99	8-31	Temporary Stream Diversion	1	LS	\$ 50,000.00	\$ 50,000.00
100	8-33	Boulder Bench Area	1	LS	\$ 2,800.00	\$ 2,800.00
101	8-33	Metal Bench	2	EA	\$ 1,500.00	\$ 3,000.00
					Total Construction Cost	\$ 2,844,615.00



Third Avenue Sidewalk Improvement Project

Total Development Budget Sources and Uses - Consolidation table

Revision Description		Sources								
		Version 1	Version 2	Version 3	Version 4	Version 5	Version 6	Version 7	Version 8	
1	7/20/21, Contract failed	307 (TIF)	\$ 946,000	\$ 946,000	\$ 1,376,614	\$ 1,376,614	\$ 1,376,614	\$ 1,376,614	\$ 1,376,614	\$ 1,376,614
2	8/17/21, Preliminary contract issued	TIB			\$ 2,500,000	\$ 2,500,000	\$ 2,500,000			
3	8/16/22, Contract Amendment 1 - Full design	ARPA			\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000
4	2/10/23, CA above at 30% Design	Grants (KCFC)				\$ 118,000	\$ 918,000	\$ 918,000	\$ 918,000	\$ 918,000
5	11/27/23, CA above at 60% Design	409 (Storm)						\$ 1,000,000	\$ 1,000,000	\$ 1,000,000
6	2/6/24, CA above w/60% and Culvert split amendment	REET 1 & 2			\$ 2,006,455	\$ 3,418,455	\$ 3,418,455	\$ 3,418,455	\$ 3,418,455	\$ 3,418,455
7	4/2/24, Culvert Prepurchase	City & Grants	\$ 4,373,000	\$ 4,373,000						
8	5/28/24, Culvert Construction Contract	State Appropriation Request						\$ 5,000,000	\$ 5,000,000	\$ 5,000,000
		WSDOT Safe Routes						\$ 2,500,000	\$ 2,500,000	\$ 2,500,000
		Dry utility 60%				\$ 405,840	\$ 399,870	\$ 399,870	\$ 399,870	\$ 399,870
	TIP R-13 CIP Estimate (2019)	Total	\$ 5,319,000	\$ 5,319,000	\$ 6,883,069	\$ 8,818,909	\$ 9,612,939	\$ 15,612,939	\$ 15,612,939	\$ 15,612,939
Other										
	Current 307 (TIF) Ending fund balance							\$ 1,592,296	\$ 1,592,296	\$ 1,592,296
	Other:									
	SUBTOTAL	SUBTOTAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,592,296	\$ 1,592,296	\$ 1,592,296
Soft Costs: ---> Provided in Parametrix Scope and Fee (ACTUAL VALUE)										
	Engineering, including:	First attempt	\$ 819,900							
	>Environmental Assessment	Original Contract		\$ 352,321	\$ 352,321	\$ 352,321	\$ 352,321	\$ 352,321	\$ 352,321	\$ 352,321
	>Geotechnical Study	First Amendment			\$ 1,074,748	\$ 1,074,748	\$ 1,074,748	\$ 1,074,748	\$ 1,074,748	\$ 1,074,748
	>Boundary & Topographic Survey	CA w/30% design						\$ 178,181	\$ 178,181	\$ 178,181
	>Legal - Real Estate	CA w/60% design								
	>Project Management In House									
	>Other Consultants									
	>Soft Cost Contingency									
	>Other:									
	SUBTOTAL	SUBTOTAL	\$ 819,900	\$ 352,321	\$ 1,427,069	\$ 1,427,069	\$ 1,427,069	\$ 1,605,250	\$ 1,605,250	\$ 1,605,250
Construction: ---> All costs here estimated and provided from CIP Cost table attached										
	Engineer Estimate (2019) - (2 out of 3 phases)		\$ 4,646,100	\$ 4,646,100	\$ 4,680,000	\$ 9,368,368	\$ 11,422,121	\$ 11,422,121	\$ 8,246,464	\$ 8,246,464
									\$ 2,294,157	\$ 2,844,615
									\$ 812,200	\$ 477,774
	Tax (8.9%)				\$ 60,200	\$ 59,320	\$ 59,320	\$ 59,320	\$ 131,606	\$ 102,320
	ROW		\$ 74,000	\$ 74,000	\$ 74,000					
	Construction Management (15%)		\$ 702,000	\$ 702,000	\$ 702,000	\$ 1,405,255	\$ 1,713,318	\$ 1,713,318	\$ 1,702,923	\$ 1,735,328
	Contingency (30% then 15%)					\$ 2,828,570	\$ 1,722,216	\$ 1,722,216	\$ 1,722,664	\$ 1,236,970
	Cost Escalator (5% then 3%)					\$ 471,428	\$ 344,443	\$ 344,443	\$ 344,533	\$ 247,394
	SUBTOTAL	SUBTOTAL	\$ 5,422,100	\$ 5,422,100	\$ 5,456,000	\$ 14,133,822	\$ 15,261,419	\$ 15,261,419	\$ 15,254,547	\$ 14,890,864
Construction Financing Potential Internal Fund Charge : NA										
Permanent Financing Potential Internal Fund Charge : NA										
Capitalized Reserves : NA										
Other Development Costs : NA										
Bond Related Costs of Issuance : NA										
	Total Costs:		\$ 6,242,000	\$ 5,774,421	\$ 6,883,069	\$ 15,560,891	\$ 16,688,488	\$ 16,866,669	\$ 16,859,797	\$ 16,496,114
	Sub-Total Sources: Early stages			\$ 5,319,000	\$ 6,883,069	\$ 8,818,909	\$ 9,612,939	\$ 17,205,235	\$ 17,205,235	\$ 17,205,235
	Sub-Total Sources: 01/31/2024 + new grants									
	Total Sources:		\$ 5,319,000							
	Total Need:		\$ (923,000)	\$ (455,421)	\$ -	\$ (6,741,982)	\$ (7,075,549)	\$ 338,566	\$ 345,438	\$ 709,121