RIVIERA BEACH COMMUNITY REDEVELOPMENT AGENCY

Florida's Dynamic Waterfront Community

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MEMORANDUM

TO: Honorable Chair and Members, CRA Board of Commissioners
City of Riviera Beach, Florida

FROM: Scott Evans
Interim Executive Director, CRA

COPY: J. Michael Haygood, CRA Attorney

DATE: January , 2020 Updated

SUBJECT: Approval of Contract with All-Site Construction to provide Construction Services for the 2601 & 2615 Broadway & Blue Heron Block Redevelopment Project Phase I

REQUEST FOR BOARD ACTION

The Riviera Beach Community Redevelopment Agency (CRA) is seeking approval of a construction contract with All-Site Construction to complete Phase I of the construction for the Blue Heron & Broadway Block Redevelopment Project on the CRA-owned properties located on the north west corner of Blue Heron and Broadway (the "Properties"). The proposed plan has four initiatives, which will include beautification, signage improvements, parking lot reconstruction, and site enhancement including safety perception elements through design (the "Project").

BACKGROUND

In December 2016 and March 2017, staff provided several proposed renderings of the project to the Board for review. In November 2017, the Board of Commissioners of the Agency (the "Board"), voted to move forward with the options for the parking lot, water feature, signage, lighting, landscaping and the addition of an eco-art feature.

In September 2018, the Board approved a contract with the architectural firm of Harvard Jolly to provide architectural and construction development services and complete construction plans for the project. On November 13, 2019, the Agency received approval to move forward with contract negotiations with All-Site Construction.

PROCUREMNT PROCESS TIMELINE

Pursuant to the Agency's Procurement Code, on May 19, 2019, Staff advertised an invitation to bid ("ITB") for construction contractors to complete the Projects on several mediums including identified for procurement are posted on the following:

1. **CRA's website**,
2. **Demandstar**
3. **Palm Beach Post**
4. **Construction Connect**
5. **Direct Solicitation by Harvard Jolly**
6. **Direct Solicitation by 2GHO**

Staff held a pre-bid meeting to present the project, answer questions and provide feedback at which 5 interested contractors attended. However, only one bid was received pursuant to the ITB from All-Site Construction. Because only one bid was received, pursuant to the Procurement Code, the bid was cancelled and rebid as ITB 2019. Again, the ITB was advertised in the same mediums, Prebid meeting was held. and received only one bid from All-Site Construction. The following is a timeline for the bid proceedings. All questions and responses are posted for review. Once the submission deadline is past, the Agency reviews the submitted bids and make a selection unless the agency moving forward with selecting a bidder is not in the best interest of the organization at that time. The procurement timeline for this bid is illustrated below.

DATE	ACTIVITY
May 19, 2019	ITB2019-02 was published
June 7, 2019	ITB2019-02 Pre Bid meeting was held
July 23,2019	Due Date was extended
August 6, 2019	Submission Deadline
August 7, 2019	ITB 2019-02 Bid Canceled

NEIGHBORING CITY'S BEAUTIFICATION PROJECTS

Bradley Park Beautification Project- The $2.7 million beautification project started May 1 and will include a new entrance, four gardens, a gazebo overlooking the Intracoastal Waterway, a granite path and new restrooms. The park's 12-foot Artemis statue also will be moved — and its damaged figurine recast. The individual cost of the Fountain was $185,500.00 and the landscaping and irrigation totaled at $470,000.00





CITY OF TAMPA North 22nd Street Beautification and Street Enhancement Project:

This project incorporates the following Livable Community features: continuous sidewalks, multi-modal trail, improved bus stops and shelters, upgraded traffic signals, landscaping and decorative art features. The cost of the segments of the project that included the monument, landscaping, paving, lighting and signage totaled $1,048,465.89.



Fulford-by-the-Sea Monument Restoration Project:

Built in 1925, this fountain is one of the largest built in South Florida at that time. It's the Fulford-by-the-Sea entrance. The 32-foot-long structure was restored thanks to $100,000 in state funding, matched by the city through donations budget totaling $225,000.00.





CURRENT STATUS

The Agency desires to enter into a contract to complete the project in two phases as explained below:

	PROJECT ELEMENT	INVIDUAL COST
PHASE I	Remove concrete	$6,786.00
	Remove asphalt	$14,105.00
	New Eave Sign	$3,250.00
	New colored concrete sidewalk/plazas	$45,000.00
	Type "D" curbing	$3,040.00
	Royal Palm relocate	$4,500.00
	Royal Palm new	$3,192.00
	Annual Flowers	$4,665.50
	Green Island Fichus	$331.20
	Sod (Floritam)	$3,375.00
	Irrigation System by square footage	$10,211.40
	Planting Amenities & Staking	$4,158.66
	Signage for Fountain Wall Sign	$8,028.80
	Raised Pool Basin with Jets, Tiled Sign Water Wall, Fountain Mechanics,	$155,575.00
	Mural Wall Wash (in ground)	$4,200.00
	Up-Lighting Royal Palms (in-ground)	$19,000.00
	Monument sign up light (in ground paving)	$2,200.00
	Electrical Room	$22,000.00
	Underground Electrical Feed Install	$20,000.00
	Overhead, Profit & General Conditions	$54,381.44
	TOTAL	**$388,000.00**

	PROJECT ELEMENT	INVIDUAL COST
PHASE II	Remove concrete	$6,786.00
	Remove electric pole,	$6,500.00
	Remove PVC fencing	$350.00
	Relocate AC	$1,250.00
	New electrical line to Dairy Belle	$8,500.00
	New Eave Sign	$3,250.00
	New colored concrete sidewalk/plazas	$30,000.00
	Modified catch basin grate	$4,800.00
	Asphalt parking lot with base	$51,600.00
	Mill & overlay existing asphalt	$30,160.00
	Type "D" curbing	$3,040.00
	Pavement Marking and Signage	$3,750.00
	6' aluminum picket fence	$3,450.00
	30" Garden Fence Post & Chain	$6,504.00
	Pigeon Plum tree	$1,672.00
	Christmas Tree Palm	$378.00

	Medjool Date Palm	$10,675.00
	Sabal Palms curved	$5,012.00
	Cocoplum	$680.00
	Croton	$275.40
	Fire bush	$326.70
	Dwarf Fire bush	$340.00
	Stokes Dwarf Ilex	$523.60
	Wild Coffee	$545.70
	Sand Cordgrass	$194.00
	Fakahatchee Grass	$2,871.20
	Florida Gamma Grass	$543.20
	Crown of Thorns	$1,461.50
	Green Island Fichus	$220.80
	Blanket Flower	$756.70
	Black Eyed Susan	$290.70
	Irrigation System by square footage	$5,786.46
	Planting Amenities & Staking	$2,142.34
	Monument Sign Letters	$2,621.20
	Garden Interpretive Signs	$6,500.00
	Removal of rooftop sign	$1,500.00
	New Eave Sign	$6,500.00
	Eco Art Garden (Preparation)	$12,500.00
	Moth Theater on special stations	$2,400.00
	Moth Theater setup & programming	$2,250.00
	Bollards	$4,800.00
	Parking Lot lights - Post	$54,000.00
	Parking Lot lights – Building Mounted	$5,600.00
	Electric Feed Modifications to Existing Pole (removal of pole)	$7,000.00
	Underground Electrical Feed Install	$20,000.00
	TOTAL	**$320,306.50**

COST ESTIMATION

In the construction administration phase of the project, our team received initial pricing to complete the construction of the project from Pristine Construction. Pristine provided an estimate of the construction as seen in Exhibit C, totaling $656,620.00. The Board also requested that the Agency seek out a third-party construction estimator to review the project and provide suggestive pricing. The Agency contacted two companies recommended by the Agency's contracted architect, Robling Architecture and Fastrack Management, unfortunately due to timing constraints only one company expressed interest. The company Robling Architecture Construction, Inc. provided the

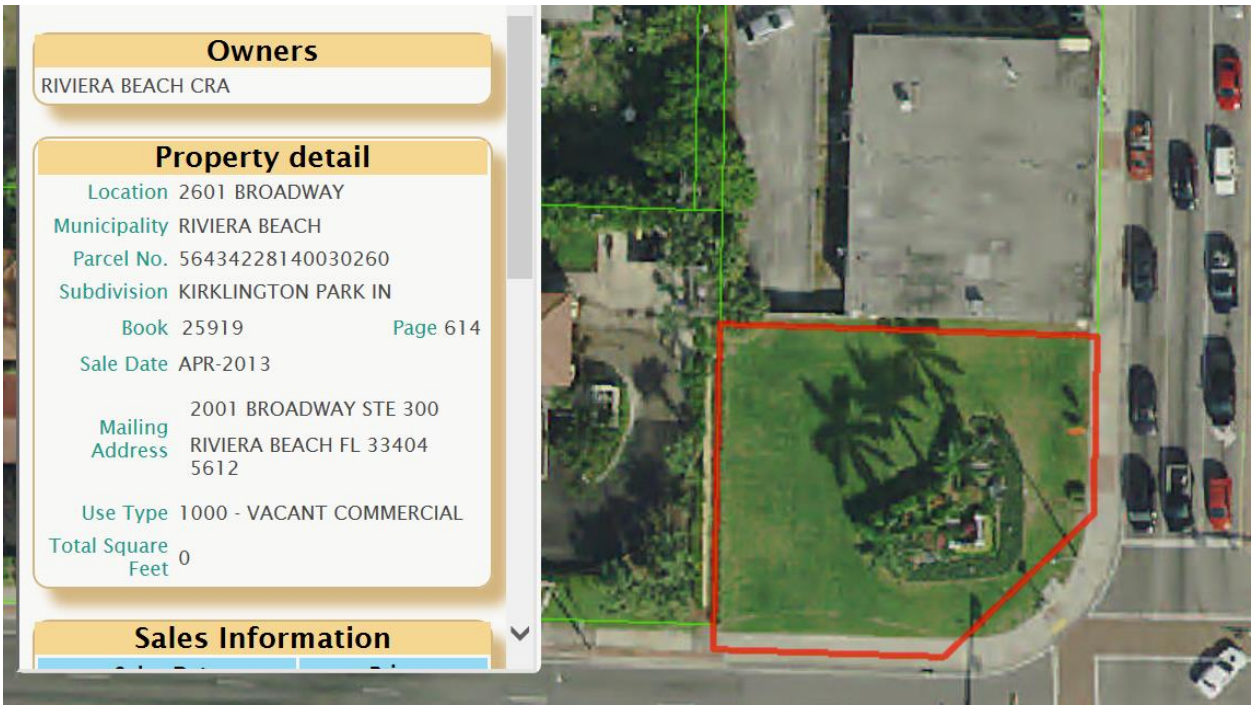
following document in Exhibit B, which estimated the construction cost at $696,106.00. The combined negotiated price with All-Site is $708,306.50. All-Site's price is in line with the estimate provided by Robling Architecture Construction, Inc.

RECOMMENDATION

Staff recommends that the Board of Commissioners authorize Staff to execute a contract with All-Site Construction to complete Phase I of construction for the Blue Heron and Broadway Block Redevelopment Project for a total of $388,000.00 with a 9% contingency.



EXHIBIT A
SITE LOCATION
PHASE I



PHASE II

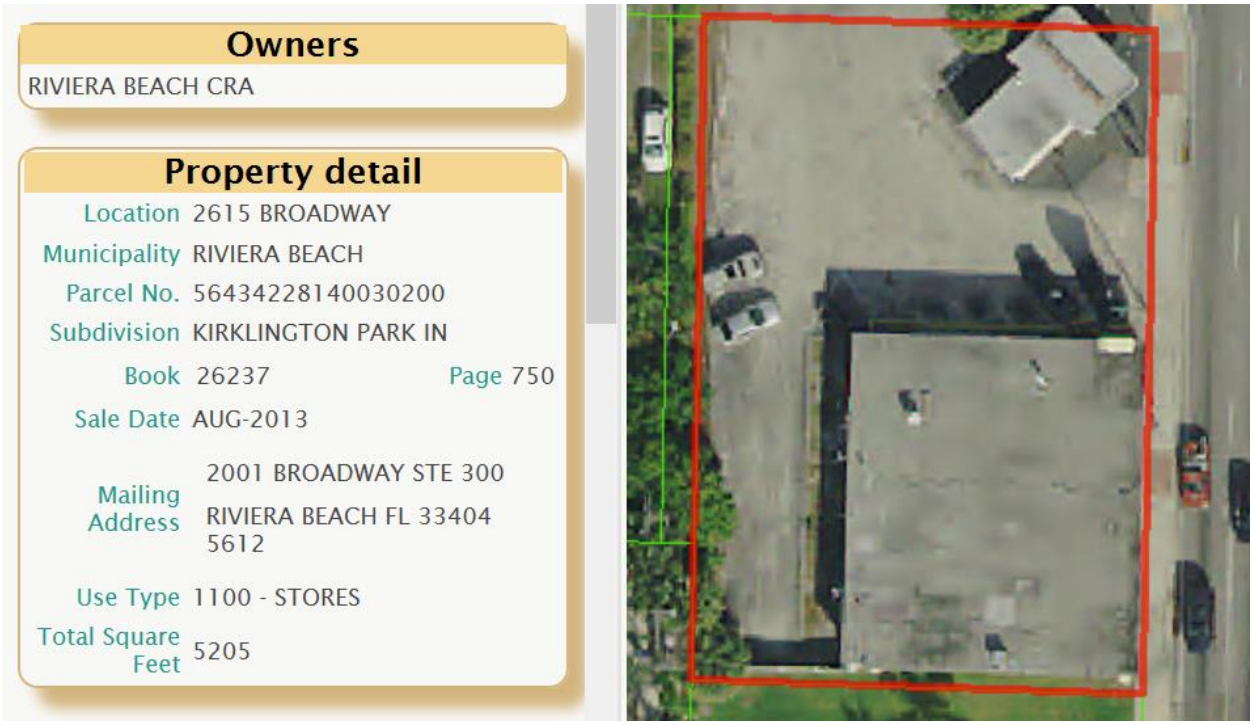


EXHIBIT B

COST ESTIMATE

ROBLING CONSTRUCTION

ARCHITECTURE

EXHIBIT C

COST ESTIMATE

PRISTINE CONSTRUCTION