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Waterfront Community

# Marina District Redevelopment Project

## Monthly Report: April 2016

Through: April 30<sup>th</sup>, 2016



Prepared for: **Riviera Beach  
Community Redevelopment Agency**

Prepared By:





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## **Section 1: Monthly Summary Report**

### **Accomplishments for the Period 4/1/16 – 4/30/16**

1. The contractor programmed the MEC elevators, connected bathroom fixtures, erected the mechanical room fence, painted the rotunda foyer, installed wall fixtures, programmed the AV system, installed the foyer desk, erected the second floor patio aluminum trellis, completed the second floor bar, sealed the stairway floors, programmed the lighting, and delivered MEC furniture. The Gilbane Team construction trailer was demobilized from the site.
2. Bicentennial Park site furniture (e.g. picnic tables) was installed. Beach landscaping was planted, backflow preventers installed and kiosk construction continued.
3. Central project zone pavers were cleaned and sealed. Central promenade lights were connected, paint touched up, CCTV capstones installed and poles grounded. The MEC parking lot was striped and wheel stops installed. Central zone landscaping was planted.
4. The Band Shell Building shade sail cloth was installed, the interactive fountain equipment installed, deck painted and sealed. Site tree grates were installed.
5. Southern parking bollards were installed and the dive storage building paint touched up.
6. Northern and central portions of Avenue C were repaved and new sidewalks poured. Spanish Courts was demolished.
7. The Weitz JV is approximately 100% through project buyout. The current YTD% for SBE/MWBE participation with recommended awards is approximately **44.8%** SBE, **19.00%** MWBE, and **30.70%** local participation.



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## Section 2: PROJECT DATA

### General Project Information

Owner	The Riviera Beach Community Redevelopment Agency
Owners Representative (OR)	Gilbane-CSI-RDBG
Local OR Site Rep	CSI – David Anderson
Developer	The Riviera Beach Community Redevelopment Agency
Architect Design Team	Song + Associates, Inc.
MEP Engineer	TLC Engineering & Architecture
Civil Engineer	Calvin, Giordano & Associates, Inc.
Construction Manager / Contractor	JV Partnership of: The Weitz Company, D. Stephenson Construction, Clearspan Structures
Delivery Method – Site	Construction Manager at Risk / Guaranteed Maximum Price CMR / GMP
Delivery Method – Bldg.	Construction Manager at Risk / Guaranteed Maximum Price CMR / GMP
Original GMP Amount with Weitz	\$25,932,979 = \$ 7,644,537 (for the Riviera Beach Event Center) + \$ 6,178,331 (for the Bicentennial Park) + \$12,110,111 (for City Infrastructure and Site work)
Notice to Proceed	July 14, 2014
GMP Approval Date	June 25, 2014
Master Building Permit Issued	August 15, 2014
LEED Requirement	Silver

### Site Information

Site Location	Riviera Beach - Marina District – generally bounded by Ave “C” on the West, the Inter-coastal Waterway and Peanut Island on the East, 11 <sup>th</sup> Street on the South and 16 <sup>th</sup> street on the North.
Address	190 East 13 <sup>th</sup> Street, Riviera Beach, FL 33404
Site Area (Acres)	23 acres (approx.) including roadways
Building Information	100 MEC Building 2 story 37,583sf 101 Restroom Building 1,638sf 102 Stage/Pavilion 4,930sf
Parking spaces	544 spaces



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## PROJECT TEAM

RBCRA has contracted with Gilbane-CSI-RDBG to provide Owner Representative Services for the RB Marina Project. RBCRA has contracted with Weitz/DSC/CSS and Song + Associates for design and CM build services. Below is a summary of the team and respective roles in the project:

<b>Project Team – Primary Contacts</b>	
Tony Brown	RBCRA
Scott Evans	RBCRA
Jerry Parsons (Gilbane) David Anderson (CSI) Chris Jones (RDBG)	Gilbane / CSI / RDBG - Owners Representative
Doug Strathie	Weitz / DSC / CSS - Construction Manager
Jill Lanigan	Song + Associates - Architect
Jason Stinchcomb	TLC – MEP Engineer
Patrick Figurella	Calvin, Giordano & Associates - Civil Design

<b>Weekly Site Observation Reports (Actual Reports Provided as Separate Attachments)</b>	
Weekly Observation Report 4/1/16 – 4/14/16	The Gilbane Team construction trailer was demobilized. MEC elevators were programmed, bathroom fixtures installed, exterior light fixtures hung, the foyer painted, AV system programmed and foyer desk shell constructed. Avenue C road base was graded, central promenade pavers placed, site fixtures installed, beach backflow prevents connected and construction continued on the beach kiosks. Southern parking lot bollards were installed and Spanish Courts utilities capped.
Weekly Observation Report 4/15/16 – 4/21/16	Paved northern section of Avenue C, constructed beach kiosks, cleaned central zone pavers, demolished Spanish Courts buildings, painted interactive fountain deck, connected Band Shell building exterior speakers, activated the MEC passenger elevator, erected the MEC second floor aluminum trellis, touched up central promenade paint, and attached the central project zone rail.



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Weekly Observation Report 4/22/16 – 4/28/16	Demolished remaining Spanish Courts buildings, poured northern Avenue C sidewalks, cleaned and sealed Band Shell building floors, constructed MEC welcome desk, laid Avenue C irrigation pipe, activated Band Shell building water system, and performed MEC indoor air quality testing.
Weekly Observation Report 4/28/16 – 4/30/16	Demolished Spanish Courts pavement, striped MEC parking lot/installed wheel stops, touched up MEC interior paint, delivered MEC furniture, programmed MEC lights, sealed MEC stairway floors, installed MEC second floor bar top, touched up dive storage building paint, installed tree grates, and planted central zone landscaping.

### Overall Project Milestone Schedule (To be Confirmed)

ITEM	START	FINISH
Notice To Proceed	July 14, 2014	
MEC Building & Site	August 14, 2014	April 26 <sup>th</sup> , 2016
FFE for the MEC Building	September 15, 2015	April 30 <sup>th</sup> , 2016
Bicentennial Park	October 20, 2014	April 26 <sup>th</sup> , 2016
Parking Lot / Vendor Row	December 8, 2014	April 26 <sup>st</sup> , 2016
Avenue "C"	October 20, 2014	July 12 <sup>th</sup> , 2016

### Realized Schedule Impacts

Item	Description	Impact
1	<b>Electrical Subcontract Award / Bid Protest:</b> The Board's decision to divide the electrical package between two electrical firms was resolved on October 13, 2014. The revised Project completion date is 11/16/2015	63 day schedule impact related to the release of electrical materials and delayed installation of underground electrical. Costs were contained within the GMP but resulted in an offset to contingencies for \$389,591.
2	<b>2<sup>nd</sup> Elevator Requirements:</b> Per change order #008 the contractor requested 19 additional days for a 2 <sup>nd</sup> elevator at the MEC Building to accommodate a potential restaurant vendor.	19 day schedule impact.





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3	<b>Ave. C Unforeseen Conditions</b> Per change order #12 the contractor requested 14 calendar days to address unforeseen Ave C utility conflicts	14 day schedule impact
4	<b>Newcomb Hall Demolition:</b> Per change order #19 the contractor requested 50 calendar days to resolve unanticipated delays to the demolition of Newcomb Hall	50 day schedule impact
5	<b>Additional Ave C Unidentified Utilities:</b> Per change order #41 the contractor requested 148 days for delays to resolve two Avenue C water mains that were discovered to be at a higher elevation than depicted in City plans. The revised project completion date per this change order (for Avenue C) is July 12 <sup>th</sup> , 2016.	148 day schedule impact
<b>Realized Schedule Impacts</b>		<b>294 days</b>

<b>Potential Schedule Impacts</b>		
Item	Description	Impact
	Approval of outstanding Change Requests and Contingency usage.	TBD day schedule impact based on executed date
	<b>Estimated Project Schedule Impact:</b>	<b>TBD days</b>

Note: The actual schedule impacts will be analyzed as the issues are resolved. Many of the potential impacts are concurrent delays. These impacts will be analyzed to determine their impact to the critical path. While an item that is identified as a potential delay may be resolved before it becomes critical and therefore no schedule impact is incurred.



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## May Aerial Photo 5/10/16



Riviera Beach Marina

Print #160510056

Date: 05/10/16

Lat/Lon: 26.773509 -80.052360

Order No. 56828

Aerial Photography, Inc. 954-568-0484

AREA	START	COMPLETE	WHAT YOU SEE NOW?
<b><u>Marine Ops South</u></b> <b><u>Parking Lot:</u></b> South of 12 <sup>th</sup> Street (Phase I)	7/21/14	April 26 <sup>th</sup> , 2016	<ul style="list-style-type: none"> <li>Substantial completion certificate sent to CRA on April 26<sup>th</sup>, 2016</li> </ul>
<b><u>Event Center:</u></b> North of 13 <sup>th</sup> Street	9/16/14	April 26 <sup>th</sup> , 2016	<ul style="list-style-type: none"> <li>Substantial completion certificate sent to CRA on April 26<sup>th</sup>, 2016</li> </ul>
<b><u>Bicentennial Park:</u></b> South of 15 <sup>th</sup> Street	10/20/14	April 26 <sup>th</sup> , 2016	<ul style="list-style-type: none"> <li>Substantial completion certificate sent to CRA on April 26<sup>th</sup>, 2016</li> </ul>





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PHOTOGRAPH LOG

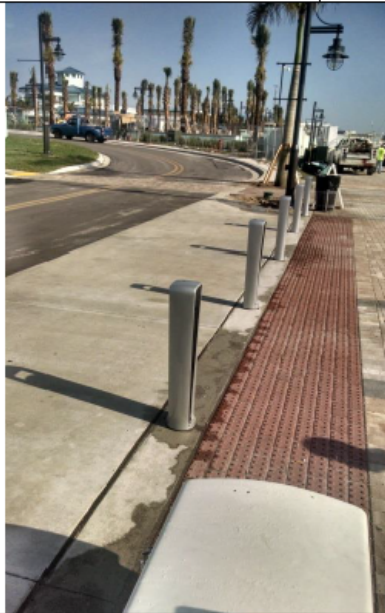
**Project Name:**  
Marina District South –  
Area 1 A

**Element:**  
Southern Project Area

**View:**  
From: South

<b>Photo #:</b> 2	<b>Date:</b> 3/29/2016
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**Description:**  
Parking lot decorative bollards



PHOTOGRAPH LOG

**Project Name:**  
Marina District South –  
Area 1 A

**Element:**  
Northern Project Area

**View:**  
From: South



<b>Photo #:</b> 7	<b>Date:</b> 3/29/2016
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**Description:**  
Painting rotunda foyer







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		<b>PHOTOGRAPH LOG</b>	
<b>Project Name:</b> Marina District South – Area 1 A			
<b>Element:</b> Bicentennial Park			
<b>View:</b> From: North			
<b>Photo #:</b> 2	<b>Date:</b> 4/12/2016		
<b>Description:</b> Painted interactive fountain deck			

		<b>PHOTOGRAPH LOG</b>	
<b>Project Name:</b> Marina District South – Area 1 A			
<b>Element:</b> Bicentennial Park			
<b>View:</b> From: West			
<b>Photo #:</b> 4	<b>Date:</b> 4/12/2016		
<b>Description:</b> Constructing beach kiosks			



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		<b>PHOTOGRAPH LOG</b>	
<b>Project Name:</b> Marina District South – Area 1 A			
<b>Element:</b> Spanish Courts			
<b>View:</b> From: East			
<b>Photo #:</b> 1	<b>Date:</b> 4/19/2016		
<b>Description:</b> Demolishing last buildings			

		<b>PHOTOGRAPH LOG</b>	
<b>Project Name:</b> Marina District South – Area 1 A			
<b>Element:</b> Avenue C			
<b>View:</b> From: South			
<b>Photo #:</b> 3	<b>Date:</b> 4/19/2016		
<b>Description:</b> Pouring northern section sidewalk			





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PHOTOGRAPH LOG

<b>Project Name:</b> Marina District South – Area 1 A	
<b>Element:</b> Northern Project Area	
<b>View:</b> From: Northeast	
<b>Photo #:</b> 4	<b>Date:</b> 4/26/2016
<b>Description:</b> Installing MEC site speakers and tree grates	



PHOTOGRAPH LOG

<b>Project Name:</b> Marina District South – Area 1 A	
<b>Element:</b> Northern Project Zone	
<b>View:</b> From: West	
<b>Photo #:</b> 8	<b>Date:</b> 4/26/2016
<b>Description:</b> MEC furniture	





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### **Section 3: COST SUMMARY NARRATIVE**

Included in the pay applications is a breakdown of the schedule of values as seen in the “G703” attached. These breakdowns are done to allow the CRA to apply the costs to the appropriate funding sources.

The Construction Manager Weitz / DSC / CSS is currently billing for the month of **April 2016**. The majority of the costs are related to site work activities, foundation work and shop drawings. The project is approximately **99 %** complete for the MEC Building and **89 %** complete for all other areas. The billing has been broken into two separate pay applications per billing period:

**PERIOD TO: April**

<b>Pay App #</b>	<b>Description</b>	<b>Current Payment Due</b>
21	MEC Building ONLY	\$ 123,357.92
21	Uplands Development – (Everything but the MEC Building)	\$ 466,205.33

The current **committed costs** to date include:

Design Agreement - Song + Associates	\$ 1,832,089.60
Owners Rep. - Gilbane (Work Order # 4)	\$ 780,340
Original CM at Risk GMP – WEITZ/DSC/CSS	\$ 25,932,978
• MEC Building ONLY	\$ 7,168,517.91
• Uplands Development – (Everything but the MEC Building)	\$ 18,137,992.32

<b>GMP Summary</b>				
<b>Section</b>	<b>Description</b>	<b>Estimate</b>	<b>Changes</b>	<b>Current Value</b>
A	Original GMP (Weitz / DSC / CSS)	\$25,932,978		
B	Total Change Orders to Date*		(\$-626,468.77)*	
	CURRENT Project GMP			\$ 25,306,510.23
	*Value through Change Order #22			





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**Contingency Within GMP Per Period Ending April 30<sup>th</sup>, 2016**

**Contractor Contingency Within GMP**

<b>Contractor</b>									
Tracking Log for Contractor Contingency by funding source									
Riviera Beach Marina District So.									
April 30, 2016									
ITEM #	Initial Amount	CO #	CCD	Funding Source					TOTAL
				\$197,557.00	\$475,286.41				\$672,843.41
				MEC	Bicentennial Park	City of RB Infrastructure	RB Utility Dept.	CRA Site & Infrastructure	
	\$197,557.00	\$160,099.00	\$0.00	\$20,991.00	\$294,196.41	\$672,843.41			
1	Buyout moved	1						\$325,317.00	\$325,317.00
2	Final Electrical Award (Split between Owner Contingency and Contractor Contingency C1)	1	ALL 19-01	-\$81,554.00					-\$81,554.00
3	Extended GC's for 63 days – C1	1	ALL 19-01					-\$226,483.00	-\$226,483.00
4	Rev 6. Interior Plumbing revisions at kitchen	5	016	-\$21,565.00					-\$21,565.00
5	Premium paid for Triple M Roofing subcontract award for Apprenticeship program	6	017		-\$88,049.00				-\$88,049.00
6	Unforeseen buried concrete removal. BG Group	6	017				-\$8,964.00		-\$8,964.00
7	Unforeseen concrete in Ph 1 by Thunder/AEDC	6	017					-\$31,282.00	-\$31,282.00
8	Unforeseen UG conditions by AEDC was initially \$28K	6	017					-\$12,441.00	-\$12,441.00
9	Additional UG pipe encountered. RFI 53 by Pipeline	6	017				-\$12,503.00		-\$12,503.00
10	Additional Project Engineer for 12 weeks to manage additional project scope.	6	017		-\$31,200.00				-\$31,200.00
11	Added roofing scope. No buyout remaining therefore Contractor Contingency is being used.	14	013	-\$31,839.76				-\$3,465.44	-\$35,305.20
12	Rev # 14: Partition Wall Support Framing	14	001	-\$3,078.50					-\$3,078.50
13	RFI # 101 Storm Structure on Ave "C". S-109.	14	005					-\$6,217.00	-\$6,217.00
14	Added Tie Beams required in lieu of precast lintels at openings next to cast in place columns.	14	006	-\$5,507.14					-\$5,507.14
15	RFI #72: Added Control Joints at seawall	14	010		-\$1,955.00				-\$1,955.00
16	RFI # 145: Stair Nosing	14	009	-\$4,204.20					-\$4,204.20
17	RFI # 143: ADA Pavers	14	011					-\$10,181.05	-\$10,181.05
18	HVAC Controls (required for LEED)	14	012	-\$45,640.00					-\$45,640.00
19	CCD O021 - Hollowcore at 102 revised due to shop drawing conflict		O021		-\$1,485.55				-\$1,485.55
20	CCD O022 - Homestead Paving scope gap		O022		-\$14,850.00				-\$14,850.00
21	CCD O023 - Dewatering by Pipeline at the 102 Bldg	14	O023					-\$13,670.00	-\$13,670.00
22	CCD O030 - Bldg 102 Parapet Wall RFI 156	18	O030					-\$2,931.84	-\$2,931.84
23	CCD O038 - Change to Add Palm Beach Glass scope gap	18	O038					-\$79,494.00	-\$79,494.00
24	CCD O049 - Structural Steel - Truss Beam _ Cupola Ring _ W21 Beam	18	O049					-\$11,247.55	-\$11,247.55
25	CCD O039 - F & I Fire revision for wood trusses	19	O039	-\$10,164.00					-\$10,164.00
26	CCD O081 - Foam corbels	21	O081	-\$27,510.02					-\$27,510.02
27	CCD O050 - Additional GC's for Additional Elevator	21	O050					-\$59,625.00	-\$59,625.00



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28	CCD O064 - Overtime work		O064					-\$32,070.78	-\$32,070.78
29	CCD O066 - Relocation of storefront		O066	-\$927.50					-\$927.50
30	CCD O070 - Additional Control Joints at Site Walls		O070					-\$4,315.00	-\$4,315.00
31	CCD O071 - Additional Carpet Cuts		O071	-\$7,350.00					-\$7,350.00
32	CCD O072 - Sandblasting and protect steel columns		O072		-\$28,096.00				-\$28,096.00
33	CCD O080 - Framing wedding chapel		O080	-\$6,100.00					-\$6,100.00
34	CCD O082 - Light Box at Reception Desk		O082	-\$28,056.00					-\$28,056.00
35	CCD O087 - Remobilize for Phase 4 Site Wall		O087					-\$2,500.00	-\$2,500.00
36	CCD O088 - Additional surveying		O088					-\$10,100.00	-\$10,100.00
37	CCD O107 - Additional Millwork		O107	-\$10,548.72					-\$10,548.72
	<b>Current Remaining</b>			<b>-\$86,487.84</b>	<b>-\$5,536.55</b>	<b>\$0.00</b>	<b>-\$476.00</b>	<b>\$113,489.75</b>	<b>\$20,989.36</b>



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## Owner Contingency Within GMP

<b>Owner</b>										
Tracking Log for Owner Contingency by funding source										
Riviera Beach Marina District So.										
April 30, 2016										
ITEM #		CO #	CCD	Funding Source					TOTAL	
				\$250,000.00	\$385,000.00				\$635,000.00	
				MEC	Bicentennial Park	City of RB Infrastructure	RB Utility Dept.	CRA Site & Infrastructure		
Initial Amount				\$250,000.00	\$185,000.00	\$0.00	\$19,776.00	\$180,224.00	\$635,000.00	
	<b>APPROVED</b>									
1	Final Electrical Award (split between Owner Contingency and Contractor Contingency) C1	1								-\$81,554.00
2	CM Mentoring Program C4	3								-\$72,680.00
3	Paving C4	3								-\$65,290.00
4	Add Equity from LLC	4	18	\$300,000.00						\$300,000.00
5	CM Fees for Add Equity CO	4	18	-\$24,924.14						-\$24,924.14
6	Site wide Audio infrastructure ONLY. (Audio system to be differed until 2016)	7	26							-\$70,419.00
7	Additional Fire Hydrants required by Building Department	7	27							-\$15,355.00
8	Return unused monies from Change Order # 3 for Temp parking lights. FPL provided the lights. Monthly charges to be by Marina Ops.	7	29							\$52,960.00
9	Return construction costs for the South Parking Lot (Landscaping, Irrigation & D curb)	7	30							\$61,818.65
10	Defer the costs for the Kiosks at the Promenade to 2016. Keep the cost to install the Kiosks at the beach in Weitz JV 2015 scope. Move remaining Kiosk allowance into Owner Contingency. Architect to design Kiosk infrastructure / future Marina Ops location at the promenade.	7	31							\$198,000.00
11	Landscape Species Modifications. Medjool Date Palms to Sable Palms	7	32							-\$38,556.00
12	Revision 13: Civil Revisions - Grease trap at concession Building	7	33							-\$36,161.50
13	Boarding Up Spanish Courts	7	34							-\$7,799.00
14	Construction Portion of the Sanitary Pump Infrastructure Allowance	7	35							-\$51,000.00
15	FPL Conduit installation - Malone Electric Invoices	7	36							-\$62,998.00
16	Rev 13: Added 2nd Elevator and oil separator. See unallocated contingency for associated design fees.	8	13	-\$219,215.31						-\$219,215.31
17	MEC: Glass canopy for Covered Entry at MEC Bldg.	8	19	-\$51,000.00						-\$51,000.00
18	MEC: Rev 6: Exhaust added to temp TI space.	8	20	-\$7,356.00						-\$7,356.00
19	MEC: Rev 6: Added AC unit at room 208.	8	21	-\$5,925.00						-\$5,925.00
20	MEC: Rev 9: Acoustical Upgrades to add double layer of drywall for STC ratings	8	22	-\$7,480.00						-\$7,480.00



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21	MEC: Rev 9: Acoustical Upgrades to the Ceiling Tile	8	22	-\$6,043.00					-\$6,043.00
22	MEC: Roof top Planters	8	23	-\$17,000.00					-\$17,000.00
23	MEC: Sail Cloth at Patio	8	24	-\$19,000.00					-\$19,000.00
24	MEC: Exterior Paddle Fans	8	25	-\$15,000.00					-\$15,000.00
25	Rev # 15: STC Door Ratings, Grand Stair Modifications, Lighting fixture VE, condensate, drains	13 & 16	O002 & O052	-\$68,168.11				-\$1,744.00	-\$69,912.11
26	Rev # 15: Ice Machine and infrastructure Allowance.	13 & 16	O003 & O052	-\$9,387.69					-\$9,387.69
27	CCD #04 - Owner Requested - Temporary Parking Lot	10 & 16	O004 & O037					-\$20,937.91	-\$20,937.91
28	Rev # 17: East Trellis Design and Structure Allowance	13 & 16	O007 & O037	-\$3,500.00					-\$3,500.00
29	Rev # 17: CCTV Revisions, Added Security Cameras	13 & 16	O008 & O052	-\$23,426.56				-\$47,371.79	-\$70,798.35
30	Electrical Work at Marina Ops Trailers - Marine Ops Trailer Allowance Add	13 & 16	O014 & O053					-\$9,706.00	-\$9,706.00
31	Rev #18: Additional Food Service equipment at the MEC Allowance	13 & 16	O016 & O037	-\$90,000.00					-\$90,000.00
32	Rev # 15: Cost to upgrade the trellis on the north side.	13 & 16	O017 & O037	-\$2,500.00					-\$2,500.00
33	Marina Ops Trailer Allowance variance. - Marine Ops Trailer Allowance Add	13 & 16	ALL003 & O053					-\$11,918.40	-\$11,918.40
34	Allocate Unallocated Contingency to "Owner Contingency MEC"	15	O026	\$100,000.00					\$100,000.00
35	CM Fees for Add MEC CO	15	O026	-\$8,500.00					-\$8,500.00
36	Avenue C Unforeseen Conditions and General Conditions / Staffing for schedule impacts 14 days	13 & 16	018 & O053					-\$126,775.00	-\$126,775.00
37	CCD O015 - Allowance for Temporary Generators at Newcombe Hall	13 & 16	O015 & O053					-\$100,000.00	-\$100,000.00
38	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure" for Spanish Courts.	15						\$195,000.00	\$195,000.00
39	CM Fees for Spanish Courts CO	15						-\$16,620.00	-\$16,620.00
40	Allowance for Spanish Courts Demolitions	15						-\$178,380.00	-\$178,380.00
41	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure"	15						\$275,000.00	\$275,000.00
42	CM Fees for Add Site CO	15						-\$23,425.00	-\$23,425.00
43	CCD O032 - Cast Stone Parapet Cap in lieu of Stainless Steel Coping at MEC	17	O032	-\$13,606.27					-\$13,606.27
44	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure" for CCD O034 - Site Wide Audio from Peerson	17	O034					\$44,274.00	\$44,274.00
45	CCD O034 - Site Wide Audio from Peerson	17	O034					-\$44,274.00	-\$44,274.00
46	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure" for CCD O020 - RFI#149 - Provide Foundations for CCTV Poles	17	O020					\$18,162.00	\$18,162.00
47	CCD O020 - RFI#149 - Provide Foundations for CCTV Poles	17	O020					-\$18,162.00	-\$18,162.00
48	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure" for CCD O033 - Revised Phase I Landscaping, Irrigation, Car Stops, & Painting Wall	17	O033					\$15,383.00	\$15,383.00







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75	CCD ALL009 - Allowance Reconciliation for Site Signage	ALL009					\$20,289.00	\$20,289.00
76	CCD ALL011 - Allowance Reconciliation Art Mural	ALL011		\$36,158.42				\$36,158.42
77	CCD ALLO12 - Fuel System Allowance Reconciliation	ALL012					\$22,390.00	\$22,390.00
78	CCD ALL013 - Sail Cloth Allowance Reconciliation	ALL013	\$9,740.00					\$9,740.00
79	CCD ALL014 - Reconcile Water Connection to Kiosks	ALL014					\$1,243.00	\$1,243.00
80	CCD ALL015 - Allowance Reconciliation for Beach Sand	ALL015					\$0.00	\$0.00
81	CCD ALL024 - Food Service	ALL024	-\$5,687.70					-\$5,687.70
82	CCD ALL029 - Allowance Reconciliation for Temp Generator Newcomb Hall	ALL029					-\$3,640.00	-\$3,640.00
83	CCD ALL031 - Art Rail Allowance Reconciliation	ALL031	-\$5,380.00					-\$5,380.00
84	CCD O055 - Reconcile East Side Trellis Allowance	ALLO055	\$507.82					\$507.82
85	CCD ALLO069 - Allowance Reconciliation Spanish Courts Demolition	ALLO069					\$17,201.00	\$17,201.00
86	CCD O114 - Glass Canopy Allowance Reconciliation	ALLO114	\$2,550.00					\$2,550.00
87	CCD O119 - Allowance Reconciliation of South Dock	ALLO119					-\$111.65	-\$111.65
88	CCD O0120 - Allowance Reconciliation of water misting	ALLO120	\$1,000.00					\$1,000.00
89	CCD O089 - Eliminate Geotech Fabric	O089					\$26,000.00	\$26,000.00
90	CCD O108 - Cast Stone Caps at CCTV Poles	O108					-\$12,526.82	-\$12,526.82
91	CCD O080 - Framing wedding chapel	O080	-\$6,100.00					-\$6,100.00
	<b>Current remaining</b>		<b>-\$1,321.96</b>	<b>\$46,402.42</b>	<b>\$0.00</b>	<b>\$4,421.00</b>	<b>-\$36,034.80</b>	<b>\$13,466.66</b>



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**Contingency (outside of GMP) Controlled by CRA**

Unallocated – Owner

<b>Unallocated - Owner</b>							
Tracking Log for Owner Contingency by funding source							
Riviera Beach Marina District So.							
April 30, 2016							
ITEM #	Initial Amount	CO #	Funding Source				TOTAL
			MEC	Bicentennial Park	Builders Risk Deductible	Unallocated Reserve	
			\$212,330.00	\$33,460	\$250,000	\$1,000,000	\$1,495,790.00
1	AV Package Upgrades C3		-\$73,341.00				-\$73,341.00
2	City Services Fee C3					-\$120,000	-\$120,000.00
3	Signage Allowance C3					-\$250,000	-\$250,000.00
4	CM Mark ups C3					-\$31,582	-\$31,582.00
5	FPL 200 E 13th St. T1					-\$20,477	-\$20,476.55
6	FPL Remove T5 & T6					-\$13,750	-\$13,750.19
7	FPL Temp & T7					-\$11,216	-\$11,215.66
8	FPL Street Light Rem.					-\$9,645	-\$9,645.20
9	FPL T7-T8/8					-\$16,010	-\$16,010.24
10	FPL Over Headline Remove					-\$18,699	-\$18,699.00
11	FPL Remove Street Lights					-\$8,055	-\$8,055.00
12	FPL INST 3 PH UG Radial W/3 PH 150KVA					-\$7,149	-\$7,148.56
13	Dock PH 3 incorporation with Uplands & Civil coordination with Ph 2 docks Peristaltic Pump Connections					-\$18,497	-\$18,497.00
14	Added Elevator					-\$22,340	-\$22,340.00
15	Comcast at T90/T70; Uplands Constr. and Civil Coordination Design Fee					-\$5,815	-\$5,815.02
16	FPL INST conduit to 200 E 13th street					-\$5,920	-\$5,920.00
17	FPL Remove Light poles at 15th Street & Avenue C					-\$2,812	-\$2,812.00
18	FPL Material Fee for Pull Boxes					-\$5,353	-\$5,353.00
19	CRA Insurance Renewal for Uplands. (see MEC for the \$ 2,354.13 portion)		-\$2,354.00			-\$23,803	-\$26,157.02
20	FPL invoice to remove light pole					-\$504	-\$504.00
21	Architectural Design fees for extending the Trellis design.		-\$2,497.00				-\$2,497.00
22	Allocate Unallocated Contingency to "Owner Contingency MEC"		-\$100,000.00				-\$100,000.00
23	Fund Spanish Courts from BBT Marina Project Fund.					\$195,000	\$195,000.00
24	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure" for Spanish Courts.					-\$195,000	-\$195,000.00
25	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure"					-\$275,000	-\$275,000.00





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40	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure" for CCD 0019 - Phase 4 time extension		0019					-\$145,300	-\$145,300.00
41	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure" for CCD 0048 - Structural Steel Revisions		0048					-\$42,703	-\$42,703.00
42	Allocate Unallocated Contingency to "Owner Contingency Site & Infrastructure" for CCD 0041 - Avenue C Allowance Reconciliation	21	0041					-\$471,282	-\$471,282.00
43	Transfer from City (Interlocal Funding Agreement Amendment #1) - CCD 0041 - Avenue C Allowance Reconciliation	21	0041					\$471,282	\$471,282.00
	<b>Current remaining</b>							<b>-\$233,748.00</b>	<b>\$20,913</b>
								<b>\$250,000</b>	<b>\$102,452</b>
									<b>\$139,616.43</b>



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## **Section 4: Local Participation / SBE / MBE / Apprenticeship Reporting**

**See Exhibit A**





**Monthly SBE/MWBE Participation  
& Apprenticeship Observation Report April 1st – April  
30th.**

**Report # 21**

**Monthly Progress April:**

Gilbane is reporting to the CRA on the progress the CM has made during the month of April 2016. Gilbane continued an over the shoulder review of all bid tabulations and recommended awards by Weitz for the month of April. The tabulation and report is an accumulation of all awards through April 30, 2016. Weitz JV is approximately **100%** complete through project buyout.

The monthly awards are based on criteria set by the CRA and given to each respondent prior to the bids being received. The current **YTD** % for SBE/MWBE participation with recommended awards is approximately **44.8%** SBE, **19.00%** MWBE, and **30.70%** local participation.

Currently, there are **13** Riviera Beach based firms participating on the MDS project as subcontractors.

- ESC Florida
- Barron Signs
- JD Anderson
- All Sites
- Newbold Construction
- General Caulking and Waterproofing
- Lotspeich Company of Florida
- Division 7
- Cheney Brothers
- Glasgow
- Thyssen Krupp
- Farmer & Irwin
- Pipeline Utilities

These firms are domiciled in the City of Riviera Beach. They represent a direct economic impact to the City of Riviera Beach and their participation is critical to efforts the City is trying to achieve for local participation.

The current direct local economic impact to the City of Riviera Beach is **\$6,884,423**, which is approximately 30.70% of the GMP value to date. (*Local value means, either the company is based in Riviera Beach, or they have a sub from Riviera Beach or they are purchasing materials locally in Riviera Beach*)

The bid tabulation's compiled by Weitz are segregated by Prime/ subcontractor, SBE/ MWBE status, registered Apprentice partner, and local economic impact.

**March/April Awards:**

1. 32C Site Furnishing (Kiosks, etc.) \$802,063.00
2. 10C Bahama Shutters (Architectural louvers) \$18,100.00
3. 10G Awning (sail canopy at the 102 bldg.) \$248,500.00

**Project Total:**

Revised GMP Value	SBE Value	MWBE Value	Local Value
<b>\$22,428,126</b>	<b>\$10,049,176</b>	<b>\$4,263,603</b>	<b>\$6,884,423</b>

**Workforce Data Summary:**

**Total number of employees reported to date:** *(required CM reporting Apprentices/Journeyman and Riviera Beach residents)*

**Tabulation:**

Tracked Employees	Apprentice	Journeyman	RB Residents
<b>108</b>	<b>44</b>	<b>54</b>	<b>17</b>

- \* **16% of tracked employees are Riviera Beach residents**
- \* **17% of tracked Apprentices/Journeyman are Riviera Beach residents**

*Note: Total number of employees reported to date: (required CM reporting Apprentices/Journeyman and Riviera Beach residents)/ Some Apprentices maybe RB Residents*

**Apprentice/Journeyman:**

As of the reporting date April 1-30, 2016, Weitz JV has included **8 Riviera Beach approved Apprenticeship programs** to participate on the MDS project.

1. IBEW
2. Southeast Florida Chapter Of Masonry Association
3. #630 Plumbers/HVAC

4. #402 Ironworkers
5. FEAA
6. South Florida Roofers
7. Florida Apprentices of Painter
8. Local Union 821 Fire Protection

**Apprentices/Journeyman Union currently on job site: (Cumulative)**

Apprentices/ Journeyman	Subcontractor	Apprentice Program	Trade
T. Garcia	Southern State	SEFL	Mason
N Santo	Southern State	SEFL	Mason
J Garcia	Southern State	SEFL	Mason
D Vasquez	Southern State	SEFL	Mason
D. Shuler	Southern State	SEFL	Mason
Mike Jones	Farmer & Irwin	#630- PBC	Plumber
Anthony Carter	Farmer & Irwin	#630- PBC	Plumber
Kenneth Ruiz	Farmer & Irwin	#630- PBC	Plumber
Max Henry Jr	Farmer & Irwin	#630- PBC	Plumber
Michael Meng	Farmer & Irwin	#630- PBC	Plumber
Andrew Higgins	Farmer & Irwin	#630- PBC	Plumber
Kionne Nelson	Farmer & Irwin	# 821	Plumber
Havit Al-Bearello	Farmer & Irwin	# 821	Plumber
Tyler Hollihan	Farmer & Irwin	# 821	Plumber
Roger Weber	Farmer & Irwin	# 821	Plumber
David Fernandez	Farmer & Irwin	#630- PBC	Plumber
Alan Mckiney	Farmer & Irwin	#630- PBC	Plumber
Larry Ileskovec	Farmer & Irwin	#630- PBC	Plumber
Justo Dominguez	Farmer & Irwin	#630- PBC	Plumber
Timothy Meechan	Farmer & Irwin	#630- PBC	Plumber
Raymond Wayside	Farmer & Irwin	# 821	Plumber
David Hernandez	Farmer & Irwin	# 821	Plumber
Justin Pease	Farmer & Irwin	#630- PBC	Plumber
Stephen Blamar	Farmer & Irwin	#630- PBC	Plumber
Al-Tariq Walls	Farmer & Irwin	#630- PBC	Plumber
Demetrius Phillips	Farmer & Irwin	#630-PBC	Plumber
Joshua Hendricks	Farmer & Irwin	#630-PBC	Plumber
Jason Southerland	Farmer & Irwin	#630-PBC	Plumber
Dennis Clark	Farmer & Irwin	#630-PBC	Plumber
Anthony Mickso	Farmer & Irwin	#630-PBC	Plumber
Josh Draughton	Farmer & Irwin	#630-PBC	Plumber
Daniel Higgins	Farmer & Irwin	#630-PBC	Plumber
Ricardo Hernandez	Farmer & Irwin	#630-PBC	Plumber

Justin Crowe	Farmer & Irwin	#630-PBC	Plumber
October Reid	Farmer & Irwin	#630-PBC	Plumber
Daniel Tessier	Farmer & Irwin	#630-PBC	Plumber
Dustin Plichta	Farmer & Irwin	#630-PBC	Plumber
Trevor Gudeman	Farmer & Irwin	#630-PBC	Plumber
Stevan Rayburg	Farmer & Irwin	#630-PBC	Plumber
Jonathan Deloach	Farmer & Irwin	#630-PBC	Plumber
Keith Price	Farmer & Irwin	#630-PBC	Plumber
Robert McLaury	Farmer & Irwin	#630-PBC	Plumber
Richard Okerson	Farmer & Irwin	#630-PBC	Plumber
Stephen Helmke	Farmer & Irwin	#630-PBC	Plumber
Dominick Varonne	Farmer & Irwin	#630-PBC	Plumber
Nathanal Rising	Farmer & Irwin	#630-PBC	Plumber
Dustin Finch	Farmer & Irwin	#630-PBC	Plumber
Robert Elliot	Farmer & Irwin	#630-PBC	Plumber
Isreal Medina	Farmer & Irwin	#630-PBC	Plumber
James Jones	Farmer & Irwin	#630-PBC	Plumber
Robert Miller	Farmer & Irwin	#630-PBC	Plumber
Joshua Taylor	Farmer & Irwin	#630-PBC	Plumber
Aaron Bracey	Farmer & Irwin	#630-PBC	Plumber
Shawn Kepford	Farmer & Irwin	#630-PBC	Plumber
Eric Benson	Farmer & Irwin	#630-PBC	Plumber
Chris Bennett	Farmer & Irwin	#821- local	Plum/Fire
Paul Kowalsky	Farmer & Irwin	#821- local	Plum/Fire
Robert Rapelye	Farmer & Irwin	#821- local	Plum/Fire
Sultan Pettus	Eagle Metals	#420- Ironworkers	Ironworker
Solomon Burgess	Eagle Metals	#420- Ironworkers	Ironworker
Stephen Lattanzio	Eagle Metals	#420- Ironworkers	Ironworker
Michael Lobb	Eagle Metals	#420- Ironworkers	Ironworker
Timothy Murray	Eagle Metals	#420- Ironworkers	Ironworker
Clarence McConnell	Eagle Metals	#420- Ironworkers	Ironworker
Matthew West	Eagle Metals	#420- Ironworkers	Ironworker
William McKeich	Eagle Metals	#420- Ironworkers	Ironworker
Robert Rajda	Eagle Metals	#420- Ironworkers	Ironworker
Mike Kuzmanko	Bradford	FEAA	Electrician
Arits Reeves	Bradford	FEAA	Electrician
John Rohman	Bradford	FEAA	Electrician
William Westower	Malone	IBEW	Electrician
Gerald Herbert	Malone	IBEW	Electrician

Ryan Moore	Malone	IBEW	Electrician
Jan Leach	Malone	IBEW	Electrician
Ren Martin	Malone	IBEW	Electrician
Stephen White	Malone	IBEW	Electrician
Christopher Ivins	Malone	IBEW	Electrician
Greg Bartlett	Malone	IBEW	Electrician
Jason Murdock	Malone	IBEW	Electrician
Troy Williams	Malone	IBEW	Electrician
Daniel Pethrick	Malone	IBEW	Electrician
James Cruise	Malone	IBEW	Electrician
Jean Joseph	Malone	IBEW	Electrician
Richard Russ	Malone	IBEW	Electrician
Henry Baker	Malone	IBEW	Electrician
Joseph Burgess	Malone	IBEW	Electrician
Jason Sheppard	Malone	IBEW	Electrician
Greg Goodman	Malone	IBEW	Electrician
Jeandy Brisson	Malone	IBEW	Electrician
Clifton Watson	Malone	IBEW	Electrician
Michael Humpage	Malone	IBEW	Electrician

**April Reported hours:**

During the month of April Farmer and Irwin reported **8 plumber for total of 142.00 hours**. Farmer & Irwin is utilizing #630-PBC/#821 Apprenticeship program. Malone reported **14 electricians for 1,965 hours**. Malone is utilizing IBEW.

**Local Residents Participation to Date:**

*Cumulative*

Name	Address	Subcontractor	Total Hours
Joe Pyles	Joe Pyles 2420 H West Avenue RB, FL 33404	CM- Weitz JV-All Sites	1790
Joe Anderson	Joe Anderson 331 West 16th Street RB, FL 33404	CM- Weitz JV- JD Anderson Construction	1790
Joseph Burgess	501 West 28th Street Riviera Beach, Florida 33404	Malone	1568.5
John Ashberry	1396 West 35th Street Riviera Beach, Florida 33404	Best Protective Services	16
Artis C Reeves	34 East 21st Riviera Beach, Florida 33404	Bradford Electric	112
Alfonso Newbold	833 West 6th Street, Riviera Beach, Florida 33404	CM-Weitz-Newbold Construction	1790
Amos Tipton	1389 W. 31 <sup>st</sup> Street Riviera Beach, Florida 33404	Malone Electric	772



Tavaris Davis	1963 West 16 <sup>th</sup> Court Apt #B Riviera Beach, Florida 33404	American Engineering	7
Lyndel K Gordon Jr	122 Blue Heron Blvd E Apt. 2 Riviera Beach, Florida 33404	American Engineering	97
Tim Howard	1247 West 24 <sup>th</sup> St. Riviera Beach, Florida 33404	American Engineering	30.5
Dennis Clark	135 West 11 <sup>th</sup> Street Riviera Beach, Florida 33404	Farmer and Irwin	243.5
Damien Horne	2820 Avenue S Apt 2 Riviera Beach, Florida 33404	Freeport Fountain	85.5
David Hooke	1400 Avenue E Riviera Beach, Florida 33404	Freeport Fountain	198.75
Tracey Davis	1481 Ave. F Riviera Beach, Florida 33404	Freeport Fountain	52
Demetre Paulk	172 West 15 <sup>th</sup> St. Riviera Beach, Florida 33404	Freeport Fountain	10
Terrance Montgomery	1011 West 4 <sup>th</sup> Street Riviera Beach, Florida 33404	Bradford	196.5
Elliot Warshowsky	3247 Laurel Ridge Circle Riviera Beach, Florida 33404	A&A Associates	156

**Site Visit:**

<b>OBSERVATION DATE/TIME:</b>	April No site visit	
<b>PROJECT:</b>	Riviera Beach - Marina District Redevelopment Project 180 E. 13 <sup>th</sup> Street, Riviera Beach, FL 33404	
<b>Phase:</b>	Phase I, Phase II & Phase IV-Site Work	
<b>ARCHITECT:</b>	Song & Associates	
<b>CONTRACTOR:</b>	Weitz JV	
<b>OWNERS REP:</b>	Gilbane Team	
<b>REPORTED SUBCONTRACTORS &amp; ACTIVITIES</b>	<u>Subcontractor onsite</u> <ul style="list-style-type: none"> <li>• Weitz JV-Apprentice JD Anderson/Alfonso Newbold, Mike Carter</li> <li>• Malone</li> <li>• Precise Paving</li> <li>• Freeport Fountains</li> <li>• Palm Beach Glass</li> </ul>	<u>Construction Activity</u> <ul style="list-style-type: none"> <li>• MEC finishing</li> <li>• Landscaping</li> <li>• Electrical</li> <li>• Park landscaping/Stage/fountain</li> <li>• Avenue C</li> </ul>

**Site Observation:**

**Gilbane-**

During the month April Dave Anderson Gilbane team continued weekly site observations and documentation. The project is currently in the close out and punches out phase thus all minority and local participation reporting is complete.