



**CITY OF FORT LAUDERDALE
City Commission Agenda Memo
REGULAR MEETING**

#17-0106

TO: Honorable Mayor & Members of the
Fort Lauderdale City Commission

FROM: Lee R. Feldman, ICMA-CM, City Manager

DATE: January 18, 2017

TITLE: Motion to Approve the Las Olas Boulevard Corridor Improvement Project
Construction Contract with Skanska USA Building Inc. for a Guaranteed
Maximum Price of \$49,379,324

Recommendation

It is recommended that the City approve the construction contract with Skanska USA Building Inc. (Skanska) and the Guaranteed Maximum Price (GMP) in the amount of \$49,379,324 for the Las Olas Boulevard Corridor Improvement Project, contingent upon approval of a budget transfer, budget amendment and parking bond resolution.

Background

On July 7, 2015, the City Commission selected Skanska for Construction Manager at Risk (CMAR) services for the Las Olas Boulevard Corridor Improvement Project (CAM # 15-0897).

The CMAR contract includes two phases and placed the CMAR into two different roles: first as a consultant and second as a contractor. As a consultant, the City incorporated Skanska's input and perspectives to the planning and design, scheduling, budget and constructability reviews of the project working along with the engineer of record for the project. Skanska provided value engineering, alternate material options, and a large pool of subcontractors that can provide pricing.

In the second phase, as the design was nearing completion, City staff and EDSA, Inc., the City's design consultant, negotiated a schedule and GMP of \$49,379,324 with Skanska for the project. The GMP is based upon 90% construction documents.

The Las Olas Corridor Improvement construction project will be broken out into two phases over the course of two years. The first phase of construction includes the proposed parking garage, which is expected to last approximately one year. The second phase will include the Oceanside Plaza, Las Olas Boulevard Streetscape, the Intracoastal Promenade and the Intracoastal Park.

Resource Impact

There will be a fiscal impact to the CRA for Fiscal Year 2017 in the amount of \$36,379,324 for the contract and \$1,989,483 for estimated finance costs, permitting fees, City engineering fees, material testing and inspection services. The total fiscal impact to the CRA is \$38,368,807, contingent upon approval of the proposed budget amendment CAM #17-0039. A parking revenue bond of \$13,000,000 will fund the remaining construction cost of the project.

Funds available as of January 3, 2017					
ACCOUNT NUMBER	INDEX NAME (Program)	CHARACTER CODE/ SUBJECT NAME	AMENDED BUDGET (Character)	AVAILABLE BALANCE (Character)	PAYMENT AMOUNT
346-P11900.346-6599	LAS OLAS BLVD CORRIDOR IMPROVEMENT	Capital Outlay/ Construction	\$38,966,384	\$33,739,483	\$38,368,807
PURCHASE TOTAL ►					\$38,368,807

Strategic Connections

This item is a *Press Play Fort Lauderdale Strategic Plan 2018* initiative, included within the Internal Support Cylinder of Excellence, specifically advancing:

- Goal 12: Be a leading government organization, managing resources wisely and sustainably.
- Objective 1: Ensure sound fiscal management.

This item also furthers the *Fast Forward Fort Lauderdale 2035 Vision Plan*: We are United.

Related CAMs

17-0039

17-0048

Attachments

Exhibit 1 – Construction Contract

Exhibit 2 – General Conditions

Prepared by: Donald Morris, Community Redevelopment Agency
Althea Pemsel, Finance
Linda Blanco, Finance

Department Directors: Donald Morris, Community Redevelopment Agency
Kirk W. Buffington, Finance