



BREAKERS AVENUE PROJECT UPDATE

Commission Conference- August 20, 2019

PROJECT OVERVIEW

PROJECT OBJECTIVES:

- IMPROVE PEDESTRIAN SAFETY
- INCREASE SHADE CANOPY
- UPGRADE UTILITY INFRASTRUCTURE
- REDUCE EXCESSIVE PAVEMENT
- INCREASE SEATING AREAS
- FORMALIZE GATHERING & EVENT SPACE

PROJECT SCOPE:

- STREETSCAPE DESIGN
- PARKING DESIGN
- CREATE LANDSCAPE/SEATING SPACES
- PUBLIC OUTREACH & OWNER OUTREACH
- COST ESTIMATING
- PRELIMINARY DESIGN LAYOUT

PROJECT SEQUENCING

STREETSCAPE, LIGHTING,
STORMWATER, WATER, SEWER, LANDSCAPE
IRRIGATION, UNDERGROUND OVERHEAD
UTILITIES DESIGN &
CONSTRUCTION DOCUMENTS, PERMITTING,
ENGINEERING COST ESTIMATES

PHASE ONE CONCEPT & PUBLIC INPUT

JANUARY
2019

NEIGHBORHOOD MEETINGS
PROPERTY OWNER MEETINGS
CITY DEPARTMENT MEETINGS
ONLINE SURVEY
PRELIMINARY COST ESTIMATES

SEPT.
2019

PHASE TWO ENGINEERING DESIGN

PHASE THREE CONSTRUCTION

SEPT.
2020

FINAL BID PRICE
CONSTRUCTION

CONCEPT & PUBLIC INPUT

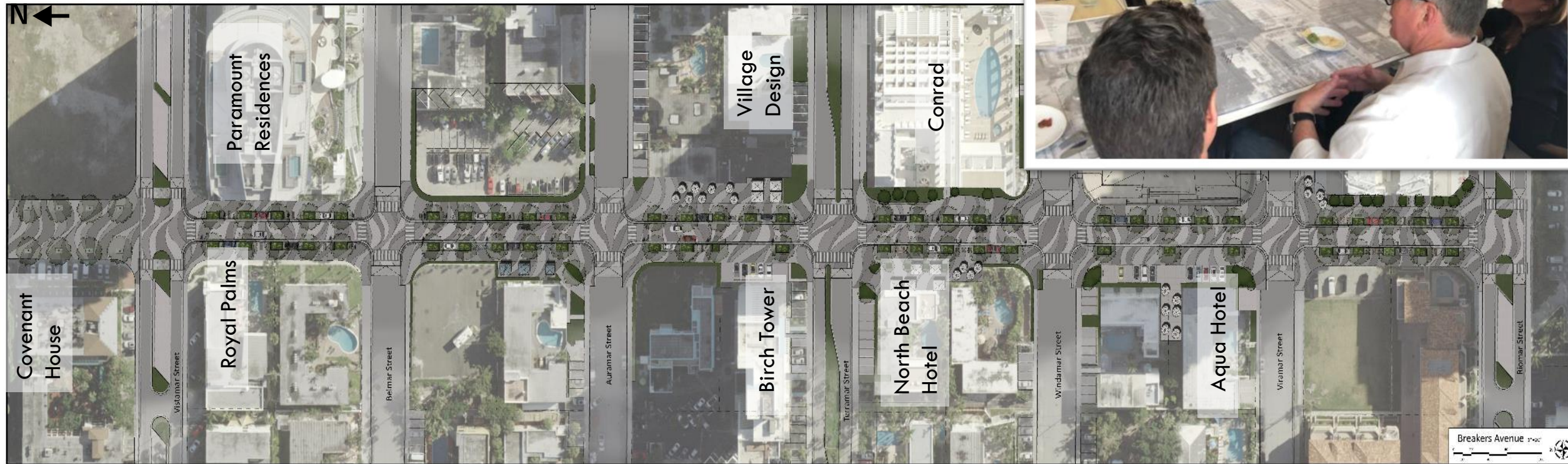
PUBLIC MEETING #1



PREFERRED CONCEPT

CONCEPT & PUBLIC INPUT

PUBLIC MEETING #2



Vistamar

Belmar

Auramar

Terramar

Windamar

Viramar

CONCEPT & PUBLIC INPUT

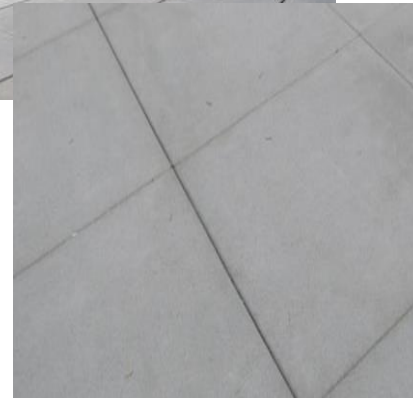
PREFERRED MATERIALS



ROADWAY



ROADWAY EDGES



SIDEWALKS



CROSSWALKS

CONCEPT & PUBLIC INPUT

PREFERRED FURNISHINGS

BOLLARDS



BENCHES

LIGHTING



PROJECT DESIGN

OTHER CONSIDERATIONS

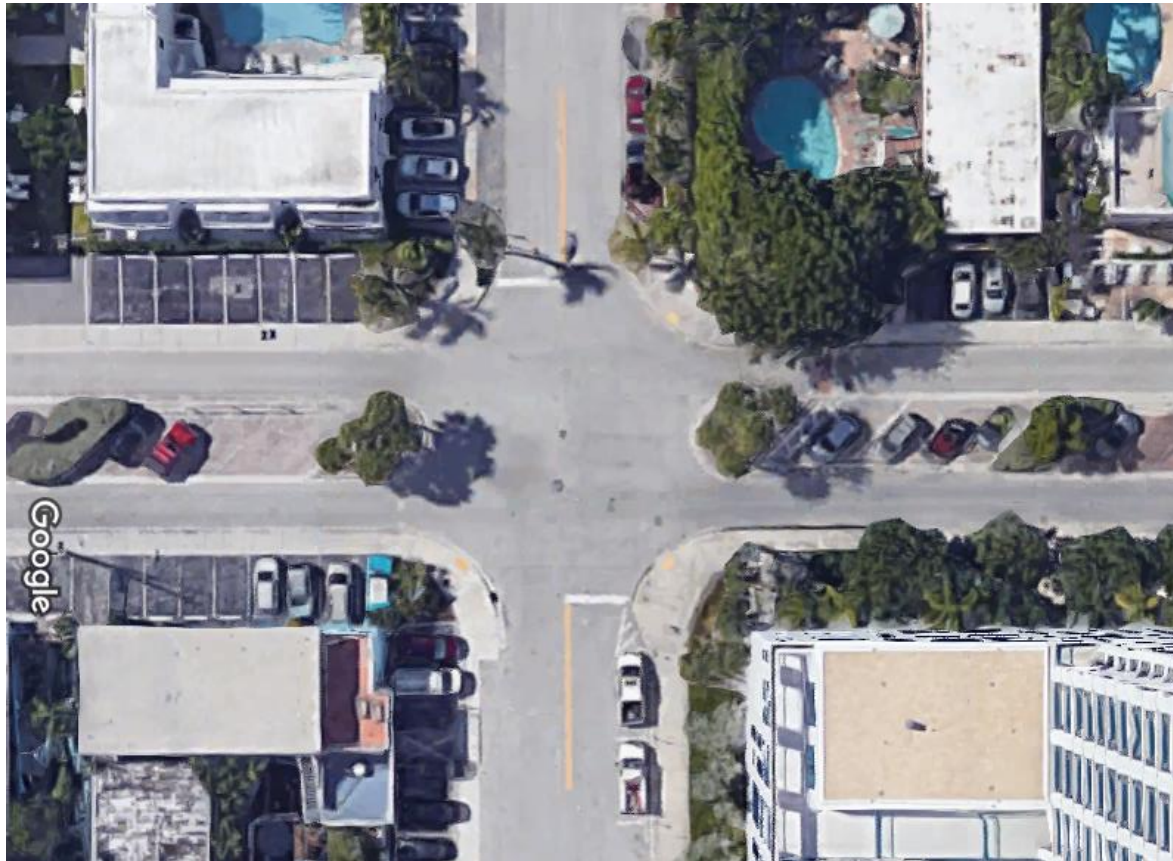
○ TREES & LANDSCAPING LAYOUT

- 57 NEW TREES
- 21 PUBLIC GATHERING AREAS
- 7 PRIVATE GATHERING AREAS

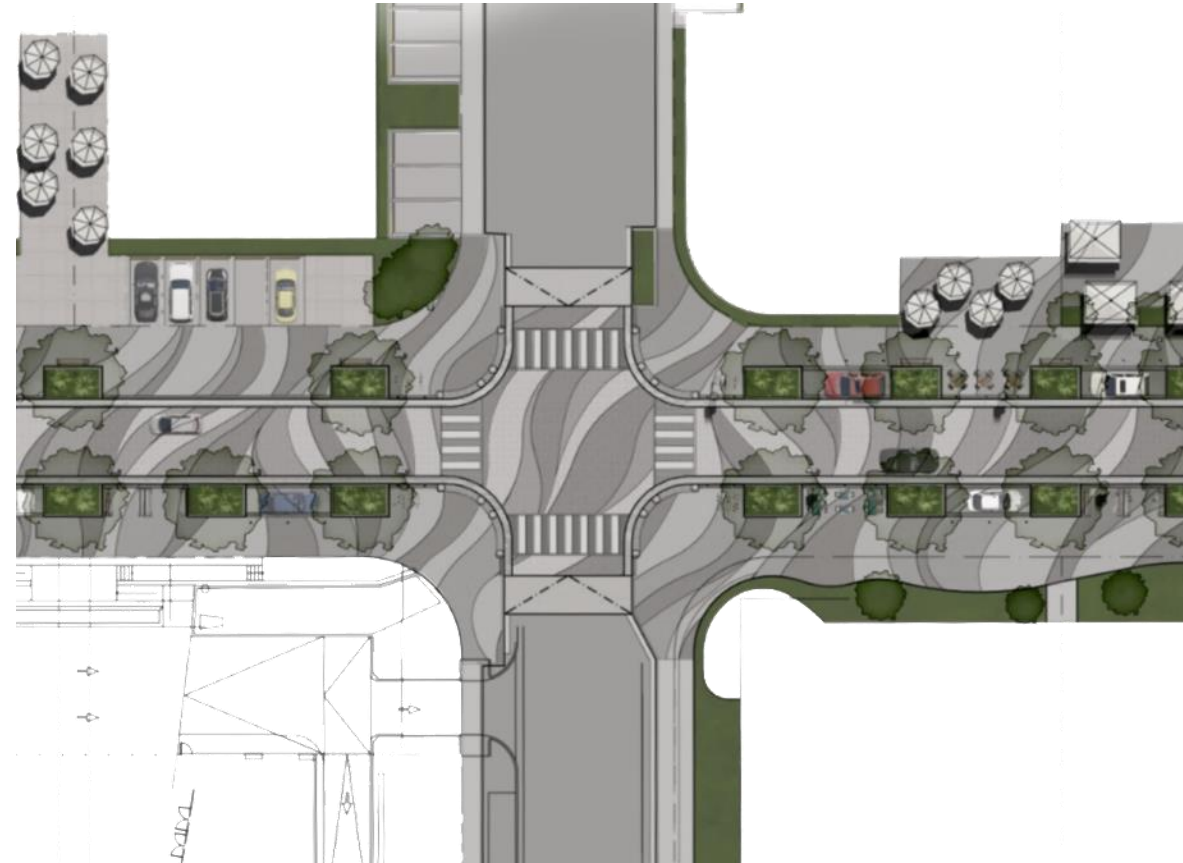
○ PARKING IMPACT

- 21 PARALLEL PARKING SPACES
- 18 PULL-IN PARKING SPACES
- NET LOSS OF 33 PARKING SPACES

COMPARATIVE DESIGN #1



EXISTING CONDITIONS



PROPOSED CONCEPT

COMPARATIVE DESIGN #2

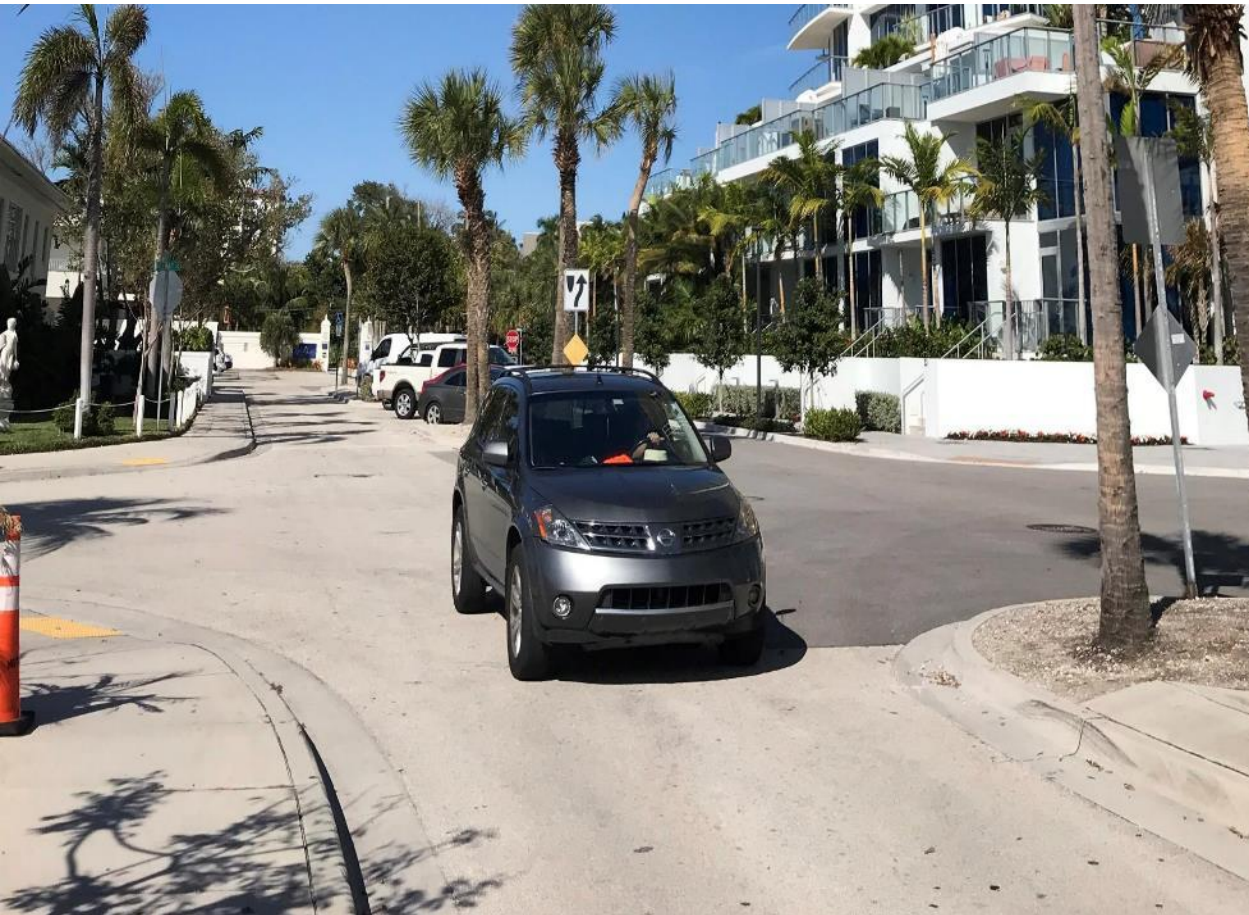


EXISTING CONDITIONS



PROPOSED CONCEPT

COMPARATIVE DESIGN #3



EXISTING CONDITIONS



PROPOSED CONCEPT

COMPARATIVE DESIGN #4



EXISTING CONDITIONS



PROPOSED CONCEPT

FINANCIAL CONSIDERATIONS

GENERAL FUND:	AVAILABLE	ESTIMATE	GAP
○ PREFERRED CONCEPT	\$2.9M	\$9.5M	\$6.6M
○ ALTERNATIVE 1*	\$2.9M	\$7.7M	\$4.8M
○ ALTERNATIVE 2**	\$2.9M	\$6.3M	\$3.4M
UTILITY FUND:	\$2.1M	\$2.1M	\$0

*ALTERNATIVE 1: THREE BLOCKS OF PREFERRED CONCEPT. REMAINDER WITH ASPHALT STREETS & CONCRETE SIDEWALKS

**ALTERNATIVE 2: CONCRETE DECORATIVE PAVERS ON SIDEWALK AND STREET

TIMELINE & NEXT STEPS

- SEPTEMBER 2019 – FINALIZE CONCEPT PLAN, BEGIN ENGINEERING DESIGN
- OCTOBER 2019 – AWARD CMAR CONSTRUCTION CONTRACT
- **JANUARY 2020 – 60% ENGINEERING DESIGN REVIEW**
- MAY 2020 – 100% DESIGN REVIEW
- JUNE 2020 – CONTRACTOR GUARANTEED MAXIMUM PRICE
- **AUGUST 2020 – AWARD CONSTRUCTION CONTRACT**
- **SEPTEMBER 2020 – CONSTRUCTION BEGINS**