

AGENDA REPORT

DATE: November 16, 2004

ITEM: CONSTRUCTION CONTRACT AWARD: MORONY NATATORIUM PIPE CHASE REPAIR AND AIR DUCT MODIFICATIONS, O. F. 1393

INITIATED BY: PARK & RECREATION DEPARTMENT

ACTION REQUESTED: CONSIDER BIDS AND AWARD CONTRACT

PRESENTED BY: JERRY SEPICH, PARK AND RECREATION DIRECTOR

MOTION: “I move the City Commission award a contract in the amount of \$71,500.00 to Wadsworth Builders Company, Inc. for the Morony Natatorium Pipe Chase Repair and Air Duct Modifications, O. F. 1393, and authorize the City Manager to sign the construction contract documents.”

PROJECT TITLE: Morony Natatorium Pipe Chase Repair & Air Duct Modifications, O. F. 1393

RECOMMENDED CONTRACTOR: Wadsworth Builders Company, Inc.

CONTRACT AMOUNT: \$71,500.00

ENGINEER’S ESTIMATE: \$88,544.00

START DATE: November 29, 2004

COMPLETION DATE: January 3, 2005

SYNOPSIS: This project will stabilize the concrete deck around the pool, which is in danger of collapsing into the pipe chase underneath it due to the deterioration of the concrete and reinforcing steel. The pipe chase will be filled with a sand/cement slurry. With the bottom of the deck supported by cemented sand, it will not be able to collapse. Since the chase is also used to ventilate the pool, new ducts will be installed to reroute the ventilation. Minor electrical and plumbing improvements will also be installed.

The bid opening was held on November 4, 2004. Of the four plan holders, two submitted bids. Wadsworth Builders Company, Inc. (Wadsworth) was the low bidder. The bid tabulation summary is attached. Funding for this project will be provided by a Community Development Block Grant.

BACKGROUND: The Morony Natatorium was built in the 1960's and has been one of the City's key recreation facilities ever since.

Several years ago, it became apparent that the Natatorium needed significant maintenance work in order to remain in service. The age of the facility along with an environment rich in moisture and chlorine had deteriorated the concrete and reinforcing steel in the pipe chase that supports the deck around the pool. Lacy & Ebeling Engineering (L&E) was contracted in 2002 to evaluate the condition of the concrete and suggest repair measures. Their report, dated December 13, 2002, outlined the problems and recommended that the decking and the upper portion of the pool walls be removed and replaced. The estimated cost was \$316,146.

Commission, Staff, and L&E then evaluated a less expensive method of repair using cementaceous or plastic fillers. Sand slurry was recommended, due to its low cost, ability to be pumped, and minimal shrinkage. L&E then completed the design and contract documents, and assisted with the bidding.

The construction schedule was generated to match the Natatorium's scheduled seasonal closure. In this way, the facility will be closed to public swimming for the minimal amount of time possible and hopefully with the least inconvenience to our clientele.

The project is being managed jointly by the Park and Recreation Department and the Engineering Division of Public Works. The Community Development Department will assist in administering the CDBG grant. L&E will handle most of the inspection duties.

Attachment: Bid Tabulation Summary

File: 1393contAR3

CITY OF GREAT FALLS
 P.O. BOX 5021
 GREAT FALLS, MT 59403

BID TABULATION SUMMARY

Natatorium Pool - Floor Repair
 O.F. 1393

Project Number _____
 Bids Taken at Civic Center
 Date: November 4, 2004
 Tabulated By: Kari Zimmer

	Name & Address of Bidder	Acknowledge Addendum #1	Acknowledge Addendum #2	10% Bid Security	Affidavit of Non-Collusion	Certificate of Non-Segregated Facilities	Certificate of Compliance with Insurance Req.	Total Bid
1	James Talcott Construction PO Box 2493 Great Falls, MT 59403	v	N/A	v	v	v	v	\$82,875.00
2	Wadsworth Builders PO Box 2073 Great Falls, MT 59403	v	N/A	v	v	v	v	\$71,500.00
3			N/A					
4			N/A					
5			N/A					
6			N/A					
7			N/A					
8			N/A					
9			N/A					
10	Engineer's Estimate							\$88,544.00