

PUBLIC WORKS ASSEMBLY UPDATE
WORK COMPLETED THROUGH MARCH 2018

Wastewater Treatment Plant (WWTP) Improvements

Milestones This Period

- The DRAFT Needs Assessment Report for the WWTP was prepared by the Consultants and submitted to Public Works Staff for review.

Future Milestones

- Completion of Needs Assessment is anticipated in April 2018 to include cost estimate for rehabilitation of building and building systems.

Background

The Wastewater Treatment Plant was built in the early 1980s and most of the building systems, especially the HVAC (ventilation air) systems have failed or are past their useful life and require replacement. The air quality within the building is inadequate and corrosive and the exposed piping and metal within the building are corroded. The building's envelope leaks air and does not allow for proper pressurization of the office areas and other clean rooms. Corrosive air in these areas results in electronics regularly become dysfunctional within months, in addition to creating an unhealthy air quality for the WWTP Operators. It is the intent of Public Works to move this project forward as quickly as possible as there are life safety issues that need to be addressed in the existing facility. Funding for this project is provided by the following sources: \$563,000 in Wastewater fund Working Capital and \$2,832,500 from DEC loans.

Current Contracts: McCool Carlson Green \$96,144.00

Nelson Logging Road Upgrades:

Milestones This Period

- Bids opened March 22, 2018
- Notice of Intent to Award issued to K&E Alaska, Inc. for Base Bid

Future Milestones.

- Award Contract to low bidder K&E Alaska, Inc.
- Construction is anticipated to begin in April 2018 with completion by January 2019.

Background

The project includes replacing both inadequate bridges, realignment at HPR intersection, upgrading Nelson Logging Road to include drainage improvements, resurfacing and pedestrian amenities. Funding for the project is provided by a \$2,343,000 State of Alaska Department of Commerce Community and Economic Development Grant.

Current Contracts: LEI Engineers & Surveying \$415,390

Lincoln Street 2018:

Milestones This Period

- Design development
- Evaluate potential pedestrian amenities based on feedback from public meetings.

Future Milestones

- 65% Lincoln Street plans due May 2018.
- Construction anticipated fall of 2018 dependent on additional funds in FY19 budget. To minimize impacts to downtown businesses, Public Works will require construction between Fall 2018 and Spring 2019 outside the visitor seasons.

Background

\$950,000 General Fund – Lincoln 2018.

\$20,000 Water Fund – Lincoln 2018

\$20,000 Sewer Fund – Lincoln 2018

\$990,000 Total Project Funding

Current Contracts: Professional and Technical Services, Inc. \$147,960

East DeGroff Water, Sewer and Street Repairs:

Milestones This Period

- Construction bids opened March 6, 2018.
- Notice of Intent to Award and Notice of Award issued to K&E Alaska, Inc.

Future Milestones

- Public briefing scheduled for April 5, 2018, at Harrigan Centennial Hall. PSAs issued to newspaper and radio; e-mail invitations sent to DeGroff Street residents.
- Award construction contract in April.
- Construction slated to begin in May; substantial completion date is October 1.

Background

The project includes replacement of aging, failing water, sewer and storm drainage infrastructure in DeGroff Street from Hollywood Way to Sawmill Creek Road. The project will replace pavement, curb, gutter and sidewalk that will be demolished during the utility replacement. Scope will also include utility trenching work in Sawmill Creek Road, ahead of Alaska Department of Transportation project to re-pave SMC in 2019. Funding for the project is provided by the following sources: \$2.24 million from FY2015 ADEC Water and Sewer Loans, \$175,000 from the FY17 Water Enterprise Fund and \$45,000 from the FY17 Wastewater Enterprise Fund and \$300,000 from the FY18 General Fund.

Current Contracts: PND Engineers \$144,747
K&E Alaska (pending) \$1,780,167

South Lake – West DeGroff Water, Sewer and Street repairs:

Milestones This Period

- None.

Future Milestones

- Remove paving scope from contract and change order into East DeGroff to minimize transverse paving joints and ensure a better quality roadway from Lake to Hollywood.
- Complete landscaping in May 2018.

Background

The project includes replacement of aging, failing water, sewer and storm drainage infrastructure in Lake Street from the roundabout to DeGroff Street, and DeGroff Street from Lake Street to Hollywood Way. The project will also replace pavement, curb, gutter and sidewalk, which will be demolished during the utility replacement. Funding for the project is provided by the following sources; \$1,000,000 FY2017 ADEC Grant, \$575,800 FY2015 ADEC Water and Sewer Loans, \$200,000 from FY2017 General Fund, \$50,000 from the 2017 Water Enterprise Fund and \$50,000 from the 2017 Wastewater Enterprise Fund.

Current Contracts:	PND Engineers	\$232,526
	K&E Alaska, Inc.	\$1,478,440

Gary Paxton Industrial Park Dock:

Milestones this Period

- Dock punch list work items completed by Design-Builder.
- Assembly approved tariff schedule on March 13, 2018.
- CBS IS, Electric, PW Departments and ACS collaboration on camera and phone systems for new dock.

Future Milestones

- Dock open to the public April 2018.
- Camera and phone installation anticipated April 2018.

Background

The project is funded by a designated Legislative Grant, administered by the State of Alaska, Dept. of Commerce, Community & Economic Development, and Division of Community & Regional Affairs. The project is administered by Public Works and the GPIIP Director, Garry White. The total amount of the grant is \$7.5 million. A Design-Build contract was awarded to Turnagain Marine Construction on November 22, 2016. The Assembly approved establishing a project contingency of \$250,000 utilizing \$125,000 from the Bulk Water Fund and \$125,000 from the GPIIP Enterprise Fund on December 13, 2016 for a total project budget of \$7,775,000. The Assembly approved increasing the project scope to include development of a tariff schedule and camera system to assist with dock management on December 26, 2017.

Current Contracts:	Turnagain Marine Construction	\$6,935,356
	Parrish, Blessing & Associates	\$14,000

O'Connell Lightering Float Pile Replacement:

Milestones This Period

- Bid documents completed.
- Assembly presentation by economic consultant March 13, 2018.
- Assembly approved additional appropriation on March 27, 2018 on 2nd reading.
- Advertised Invitation to Bid.

Future Milestones

- Pre-Bid Conference scheduled for April 5, 2018.
- Bid opening scheduled for April 19, 2018.
- Substantial Completion required by May 31, 2019.

Background

With lightering traffic reduced due to cruise ships choosing to use Old Sitka Dock, and what lightering remains shifting to the Crescent Lightering Facility near Harrigan Centennial Hall, Harbor Staff have found O'Connell to be a popular moorage location for yacht owners. However, the existing piling at the O'Connell Lightering Float were installed too shallow to support yacht moorage as evidenced by several piles being displaced during a storm event. This project will replace all piling at the facility with new rock-socketed piling specifically designed to support large yachts. The Assembly approved an appropriation of \$280,000 from the Harbor Fund Undesignated Working Capital on September 12, 2017 on 2nd reading. This was insufficient given regulatory agency feedback and timeframes. An additional \$290,000 appropriation from the Harbor Fund Undesignated Working Capital was approved by the Assembly on March 27, 2018 on 2nd reading.

Current Contracts:	PND Engineers	\$35,380
	Solstice Alaska Consulting Inc.	\$11,040
	Parrish, Blessing & Associates	\$10,000

Sitka Wayfinding Signage

Milestones This Period

- The Contract with CBC was executed along with all the required notices and filings.
- Development of Production Art, Engineering, and Shop Drawings began.

Future Milestones

- Substantial signage installation anticipated May/June 2018.

Background

Wayfinding signage was identified as one of the key projects in the 2010 Sitka Passenger Fee Fund Implementation Plan. On June 25, 2013 the Assembly approved a request from the Tourism Commission and Destination Sitka Working Group to move the Wayfinding Signage Project forward by funding the project utilizing Commercial Passenger Excise Tax proceeds. The Sitka Convention & Visitors Bureau (SCVB) was tasked to manage the project at that time. Later The Sitka Chamber of Commerce managed the project while the Consultant, Great Destinations Strategies (GDS), completed the design intent drawings and general specifications. With these complete, the project management has shifted to Public Works to oversee the fabrication and

installation of the signage. The Assembly approved a budget appropriation of \$282,300 from CPET Funds, General capital projects Fund, for the purpose of designing and constructing Wayfinding signs.

Current Contracts: Axia Creative	\$25,910
CBC Construction	\$191,561

Police Station Planning Study

Milestones This Period

- Meeting with Chief Ankerfelt and Architect to revise the preliminary project schedule.

Future Milestones

- Space Study Questionnaire to the Sitka PD, April 2018.
- Completion of Questionnaire – Mid to late May 2018.
- Develop potential site matrix to be used during the active selection anticipated in July/August 2018.
- Consultant to develop ‘Space Standards and Space Needs Assessment draft and bubble diagram – May/June 2018.
- Core stakeholder meetings anticipated to begin July/August 2018.
- Public/Assembly meetings anticipated August/September 2018.
- Final report and study completion anticipated December 2018.

Background

As stated by the Chief of Police, the Sitka Police Offices and jail do not meet current industry standards. It is nonfunctional, unsafe, and severely inhibits the effective delivery of police service to Sitka. The Sitka Police Department and Jail occupies 1/3 of the first floor in the City/State Court/Office Building. The City/State Building was built in 1974-76 in partnership with the State of Alaska. The City owns the land including the parking lot and is joint owner with the State of the building. Expenses for maintenance and operations per agreement December 1993, are to be split 34% CBS and 66% State based on the occupancy remaining within the building. The building is roughly 40 years old and over this time period maintenance of the facility and its building systems, along with replacement of non-functional and obsolete infrastructure has not kept pace resulting in significant deferred maintenance and critical needs. It is known that repairs to the facility to address its deferred maintenance will have significant costs. The order of magnitude of these costs are conservatively estimated to exceed \$1 million. How these costs are to be shared is to be determined, and is complicated by the shared ownership of the facility with the State of Alaska. Given Alaska’s current fiscal status, reaching a timely cost sharing agreement is a point of significant concern. These estimated costs do not include any physical or design improvements to the Police Department.

Current Contracts: Stantec	\$57,558.00
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Airport Terminal Improvements:

Milestones This Period

- Collection of Passenger Facility Charges (PFC) was approved by FAA for the Terminal Improvements Project. Collection begins May 1, 2018. Total revenue collection over the twenty year period of collection is \$6,840,000.00.

Future Milestones

- Airport Land Use inspection by FAA scheduled for May 31, 2018.
- The State will be sending information about the upcoming parking lot management changes and options.
- 35% design milestone delayed for PFC funding approval and other project priorities. Assembly presentation and public process anticipated fall 2018.

Background

The Airport Terminal Improvement Project is intended to remedy some of the existing critical problems identified in the Airport Terminal Master Plan 2008-2011, including working conditions in the baggage make-up area and TSA baggage screening area, as well as problems with congested passenger queuing, screening, baggage, fish boxes, waiting areas and passenger flow. The project is funded from prior Passenger Facility Charges (PFC) collected for terminal improvements. Currently PFCs are not being collected to fund design and construction of terminal improvements, but a new application has been drafted and is under FAA review.

CBS accepted a TSA design grant in the amount of \$158,569.25 to design specific improvements to the TSA Baggage Screening Area. Other areas impacted by these design changes are ineligible for the TSA design funding.

The Assembly approved moving forward to the 65% Schematic Design Milestone for the preferred concept plan that was presented in the Assembly work-session August 8, 2017.

Current contracts: MCG Architects

\$229,776

Cross Trail (Granite Creek to Ferry):

Milestones This Period

- None.

Future Milestones

- Federal Highways Administration to review and approve preliminary design package submitted in February:
 - 65 percent plans
 - cultural resources report
 - wetlands report
 - threatened & endangered species report, essential fish habitat findings
 - list of all permits required for proposed construction plan
- Sitka Trail works to submit Letter of Inquiry for Rasmuson Foundation grant to meet our Western Federal Lands grant match requirements in May 2018.
- Final design plans and specifications in August 2018.
- Construction anticipated in early 2019 pending securing grant match funds.

Background

The City and Borough of Sitka was awarded a \$250,000 MAP-21 Federal Lands Access Program (FLAP) Grant for planning, design and permitting of Phase 6 Cross Trail multimodal pathway – a connector from Kramer Drive to Alaska Marine Ferry Terminal – by Western Federal Lands. The Assembly approved submission of the grant in Resolution 2014-06 in April 2014. Sitka Trail Works (STW) is overseeing the design work alongside CBS via a Memorandum of Agreement. Received a \$1.93M construction grant from Western Federal Lands in October 2017, which cannot be spent until CBS and Sitka Trail Works secure the required match funding.

Current Contracts: none (LEI is performing design work for Sitka Trail Works)

Harrigan Centennial Hall (HCH) Renewal:

Milestones This Period

- Warranty Items/issues addressed.
- FF&E Procurement is ongoing.

Future Milestones

- Complete the FF&E procurement. Expected to be completed by the end of year 2018.
- Support operations and address warranty items that occur during the warranty periods.
- Engineering for building signage under entry canopies anticipated April 2018.

Background

The project funding includes four State grants totaling \$11,500,000; a \$1,991,271 FY10 Legislative Grant designated for a lightering facility visitor's center (previously planned for under the O'Connell Bridge), \$1,180,000 FY11 CPET Head Tax grant, \$1,400,000 Marine Passenger Funds, \$232,620 heat pump grant, and \$66,000 from the Sitka Historical Society for a total project budget/funds of \$16.4 million.

Current Contracts:	MCG Architects	\$1,553,024
	McG Constructors/DCI Inc. – Joint Venture	\$13,625,793

Davidoff & Peterson Storm Sewer Rehabilitation:

Milestones This Period

- Received and reviewed 65 percent design package for Davidoff storm drainage improvements.

Future Milestones

- Finalize design and bid package for Davidoff improvements, May 2018.
- Award Davidoff construction contract, June 2018.
- Rehabilitate, and replace where appropriate, storm infrastructure, Summer 2018.
- Apply for matching grant funds to support Peterson Street culvert replacement as appropriate.

Background

The project includes rehabilitation and/or replacement of deteriorated storm drain infrastructure to include: a 60" corrugated metal culvert crossing under Peterson Street, and two 30" and two 36" metal culverts and two metal storm structures adjacent to

Davidoff Street, between Charteris and HPR. Funding for the project is provided in the FY18 General Fund, at \$350,000.

Current Contracts: StephI Engineering \$37,500

Eagle Way Lift Station Rehabilitation:

Milestones This Period

- Solicited proposal from Boreal Controls, Inc., for design support.

Future Milestones

- Design lift station upgrade to convert existing wet well/dry well scheme to submersible lift station with a valve vault, June 2018.
- Procure construction contractor, July 2018.
- Procure pumps and control/electrical equipment, August 2018.
- Rehabilitate lift station, October 2018.

Background

The original Eagle Way – Old Harbor Mountain Road project included new pavement, storm drainage, water main and services, and a pedestrian pathway within Eagle Way, and new pavement and storm drain improvements within Old Harbor Mountain Road. Funding for the project consists of a \$1,500,000 State of Alaska Department of Commerce Community and Economic Development Grant, of which approximately \$280,000 remains for the lift station rehabilitation work.

Current Contracts: none