CITY OF STOUGHTON
DEPARTMENT OF
PLANNING & DEVELOPMENT
207 S. Forrest Street, Stoughton, WI. 53589

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RODNEY J. SCHEEL
DIRECTOR

Date: December 17, 2021

To: Finance Committee

From: Rodney J. Scheel
Director of Planning & Development

Subject: Finance Committee Agenda Item – Yahara River Pedestrian Bridge and River Walk Project – Contract 6-2021

This project includes construction of a pedestrian bridge from the former Millfab site to Mandt Park along with a River Walk and river bank restoration along the north side of the River. We received five bids for this project. The low bidder is Janke General Contractors, Inc. with a base bid of $1,135,690.90. Bid alternatives were received for six items and the lower bidder remains lowest for all possible scenarios of alternative bid selections.

The current total combined construction budget for this project is $1,253,503. The budget includes three successful grant awards totaling $803,439. Outside of the construction contract, the City anticipates $22,000 worth of owner direct purchases (benches, signage, trash receptacles, and trees). We recommend carrying a 10% contingency during construction. See the attached worksheet for a breakdown of the bids, alternatives and budget.

The bid alternatives would either not be feasible or cost effective to be completed at a later time. Therefore, we recommend proceeding with all six bid alternatives assuming additional funds can be allocated to this project. Moving forward with the low base bid, all six alternatives, the owner direct purchases and carrying a 10% contingency creates budget shortfall of $222,115

We recommend entering into a contract with Janke General Contractors, Inc. for the base bid amount and all six bid alternatives for a contract amount $1,319,262, carrying a 10% contingency, and allocating $222,115 additional to this project.

If you have any questions, please contact me.

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City of Stoughton, 207 S. Forrest Street, Stoughton WI 53589

RESOLUTION OF THE COMMON COUNCIL

Authorizing and directing the proper city officials to amend the 2021 and 2022 City of Stoughton Capital Improvements Plan (CIP) Budgets and enter into an agreement with Janke General Contractors, Inc. for the Yahara River Pedestrian Bridge and River Walk Project Contract 6-2021

Committee Action: Finance Committee recommended approval _-0 on 12/28/21

Fiscal Impact: $1,475,618 (including ten percent contingency)

File Number:	R- -2021	**Date Introduced:**	January 11, 2022

WHEREAS, the low bidder on this project was Janke General Contractors, Inc. with a base bid of $1,135,691; and

WHEREAS, bid alternatives were received for six items and the lowest bidder remained the same for all possible scenarios at $1,319,262; and

WHEREAS, these bid alternatives would either not be feasible or cost effective to be completed at a later time; and

WHEREAS, in addition to the construction contract, the City anticipates $22,000 worth of owner direct purchases; and

WHEREAS, the total construction cost is estimated to be $1,475,618, which includes the base bid including alternatives for $1,319,262, $22,000 in owner direct purchases and a ten percent contingency, and

WHEREAS, the current total combined budget for this project is $1,253,503; and

WHEREAS, acceptance of Contract 6-2021 including all bid alternatives will require a budget amendment totaling $222,115 to accommodate the aforementioned cost estimate as follows:

- The 2021 TIF No. 8 CIP Budget will require an amendment of $180,315
- The 2022 Fund 400 CIP Budget will required an amendment of $41,800

WHEREAS, the cost of this project will be offset by $803,439 in awarded grants resulting in a total fiscal impact to the City of $672,179; and

WHEREAS, City staff recommends approving the proposed amendments to the 2021 and 2022 CIP Budgets totaling $222,115 to cover the cost of the base bid, bid alternatives and a ten percent contingency; and

WHEREAS, City staff recommends entering into Contract 6-2021 with Janke General Contractors, Inc. for the base bid and bid alternative amounts totaling $1,319,262 pending approval of the aforementioned CIP Budget amendments; and

WHEREAS, your Finance Committee met on December 28, 2021 and recommended approval of the requested amendments to the 2021 and 2022 CIP Budgets, project contingency of ten percent and acceptance of Contract 6-2021 with Janke General Contractors, Inc. for the base bid and bid alternative amounts totaling $1,319,262; and

NOW, THEREFORE, BE IT RESOLVED, the Common Council of the City of Stoughton, Dane County, Wisconsin does approve the requested amendments to the 2021 and 2022 CIP Budgets, project contingency of ten percent and acceptance of Contract 6-2021 with Janke General Contractors, Inc. for the base bid and bid alternative amounts totaling $1,319,262.

Council Action: ☐ **Adopted** ☐ **Failed** **Vote** _____

Mayoral Action: ☐ **Accept** ☐ **Veto**

_____

Tim Swadley, Mayor Date

Council Action: _____ ☐ **Override** **Vote** _____

Yahara River Pedestrian Bridge and River Walk – Contract 6-2021

Bid Alternative No. 01 - Addition of Decorative Form Liner Pilasters (4)

Aesthetic improvement to the bridge intended to match the decorative light pole bases (if selected)

Additional Cost: $29,100.00

Base Bid (Example Photo)

Alternative Bid (Example Photo)

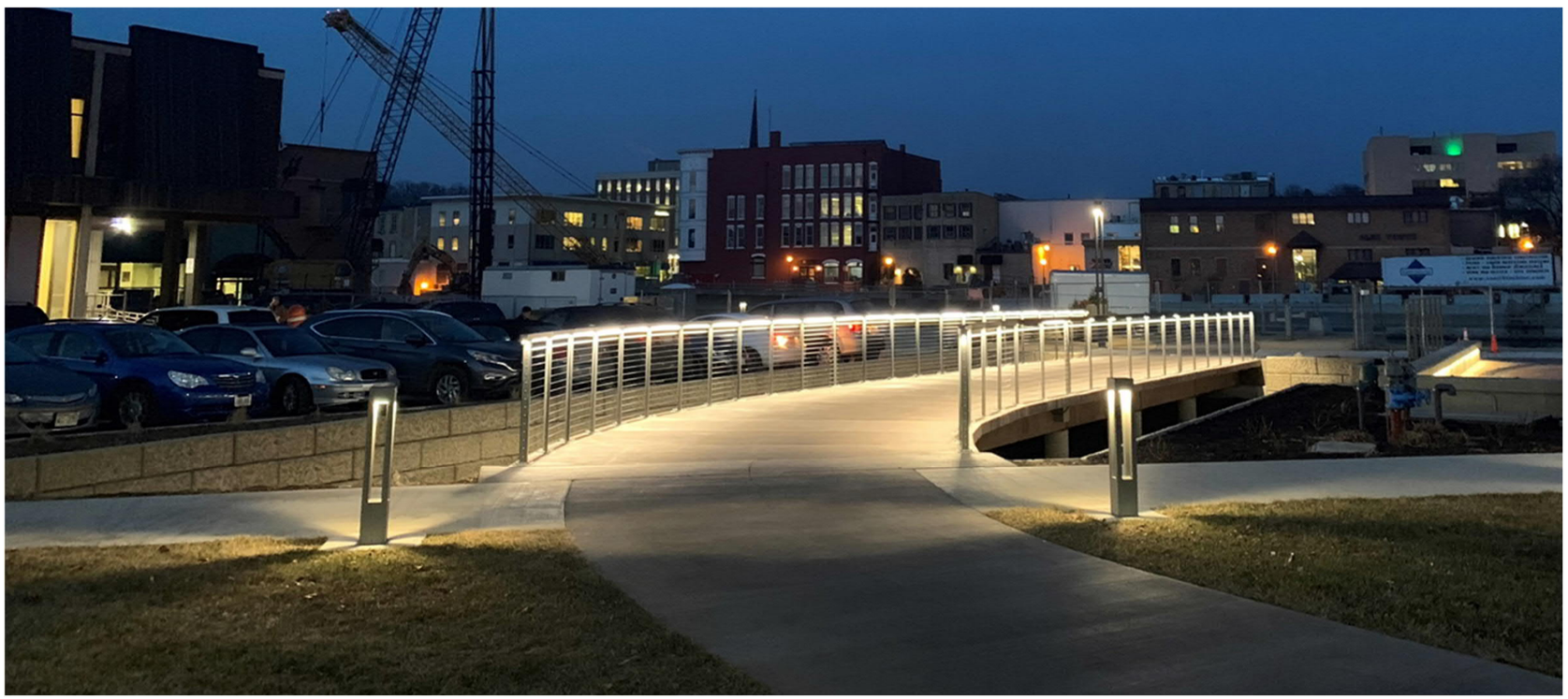
Yahara River Pedestrian Bridge and River Walk – Contract 6-2021

Bid Alternative No. 02 - Addition of In-Rail Lighting on Pedestrian Bridge

Aesthetic and Safety improvement to provide continuous lighting across bridge deck

Additional Cost: $25,625.00

Alternative Bid (Example Photo)



Yahara River Pedestrian Bridge and River Walk – Contract 6-2021

Bid Alternative No. 03 - Addition of Decorative Form Liner Light Pole Base (5)

Aesthetic improvement to match bridge pilasters (if selected)

Additional Cost: -$2,300.00 (Credit)

Base Bid (Example Photo)

Alternative Bid (Example Photo)

Yahara River Pedestrian Bridge and River Walk – Contract 6-2021

Bid Alternative No. 04 - Addition of Solar Array

Solar array would offset power usage for lighting improvements included with this project, note system would be connected to the power grid, approximate size

Additional Cost: $29,856.00

Alternative Bid (Example Photo)

Yahara River Pedestrian Bridge and River Walk – Contract 6-2021

Bid Alternative No. 05 - Addition of Duplex Receptacles to Light Poles (5)

Inclusion of receptacles to provide opportunities for remote power along the corridor or for supporting other seasonal decorations or programming

Additional Cost: $8,290.00

Alternative Bid (Example Photos)

Budget		
Pedestrian Bridge	$	475,103
Riverbank Restoration	$	119,350
Trail and Amenities	$	559,350
Current Deflector - Programmed in 2022 Budget	$	60,500
RDA Area Stormater Pond Outfalls under Riverwalk	$	39,200
Total Budget	**$**	**1,253,503**

***Budget includes $500,000 WEDC Grant, $168,980 DNR Stewardship Grant, and $134,459 DNR Land Conservation Grant**

				With 10% Contingency
Base Bid	$	1,135,691	$	1,249,260
Owner Direct Purchases				
Benches, Lumber, Fabrication	$	4,000	$	4,400
Wayfinding Signs	$	2,000	$	2,200
Trash Receptacles	$	6,000	$	6,600
Trees	$	10,000	$	11,000
Total Base Bid & Owner Direct Purchase	**$**	**1,157,691**	**$**	**1,273,460**

				With 10% Contingency
Bid Alternatives				
Bid Alt. #1 - Ped Bridge - Addition of Four Pilasters w/ Decorative Form Liner Finish	$	29,100	$	32,010
Bid Alt. #2 - Lighting & Electrical - Linear Rail Lighting and Related Conduit, Wire, Connectors, etc. on Bridge	$	25,625	$	28,188
Bid Alt. #3 - Lighting & Electrical - Decorative Form Liner Base for Light Poles	$	(2,300)	$	(2,300)
Bid Alt. #4 - Lighting and Electrical - Solar Array and Related Conduit, wiring, controls, connectors, concrete slab, etc.	$	29,856	$	32,842
Bid Alt. #5 - Lighting & Electrical - Duplex Receptacles on Light Poles and related conduit, wire, connectors, etc	$	8,290	$	9,119
Bid Alt. #6 - Current Deflector on North Side of River - Includes Erosion Control, Excavation, Coffer Dam, Dewatering, Installation, etc, for future River Park	$	93,000	$	102,300
Total Bid Alternatives	**$**	**183,571**	**$**	**202,158**
Total Base Bid, Owner Direct Purchases and All Alternatives	**$**	**1,341,262**	**$**	**1,475,618**
Budget Shortfall	**$**	**87,759**	**$**	**222,115**