

## EXECUTIVE SUMMARY

**Recommendation to award Invitation to Bid (ITB) #13-6186 to Compass Construction, Inc., in the amount of \$931,926 for the construction of the “Vanderbilt Beach Restroom Facilities,” approve the necessary funding increase in the amount of \$227,478.63 and make a finding that the project expenditure promotes tourism.**

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**OBJECTIVE:** To build an 868 sf restroom facility for the public at Vanderbilt Beach Park that is cost effective and acceptable to the various stakeholders in the project.

**CONSIDERATION:** On January 22, 2013, the Board of County Commissioners approved a work plan for permitting, design, and construction of bathrooms at Vanderbilt Beach Park and approved the rehabilitation and retention of the existing bathrooms. The County contracted with Q. Grady Minor to provide professional engineering services for the Vanderbilt Beach Restroom Facilities. The design was completed in June of this year and permitting was completed in October 2013.

This project includes a new 868 sf restroom facility, additional shower and foot wash facilities, additional boardwalks connecting the new facility with adjacent sidewalks, and the existing facility completely encapsulated by existing and proposed landscaping. The new restroom is located in the AE Zone, behind the dune line, in a wetland area, by agreement between the County and the various stakeholders, including the Pelican Bay Foundation Board, local residents that agreed to the relocation of the facility, South Florida Water Management District (SFWMD), Army Corps of Engineers (ACOE) and, Florida Department of Environmental Protection (FDEP).

SFWMD issued the environmental resource permit for the construction of the restrooms. No additional easements were required for the project, and mitigation credits were deducted from the official ledger from the Little Pine Island Mitigation Bank.

On September 29, 2013, the Purchasing Department sent 1,442 notices to vendors for Bid #13-6186 for the construction of the Vanderbilt Beach Restroom Facilities; 81 bid packages were downloaded; a mandatory pre-bid conference was held on October 7, 2013; and seven contractors attended. Five bids were received on October 29, 2013, as shown below and on the attached Bid Tabulation. Staff reviewed the unit pricing on the bid tab and is recommending the award to Compass Construction, Inc., the lowest, qualified responsive bidder.

	<b>Contractor</b>	<b>Bid</b>
1	Compass Construction, Inc.	\$931,926.00
2	Surety Construction, Inc.	\$959,628.00
3	Wright Construction, Inc.	\$968,999.70
4	DeAngelis Diamond Construction, Inc.	\$995,000.00
5	EBL Partners Construction, Inc.	\$1,048,186.00

The low bid exceeds the cost estimate based on a similar facility located at Bluebill and also exceeds the funds available in the existing project.

The increase in construction costs is due to several factors, including the environmental sensitivity of the location of the restroom facilities which dictated strict regulatory agency requirements. Additional boardwalk was necessary to connect to the beach and additional landscape buffers were added to the project as a result of citizen input from the public meetings.

**FISCAL IMPACT:** Funding in the amount of \$748,281.51 from Tourist Development revenues is available and appropriated for this Project No. 90046 (Vanderbilt Beach Restroom Expansion Renovation Work) within the Parks and Recreation Beach Park Facilities Capital Fund 183 (TDC Beach Parking Facilities). An additional \$227,478.63 is required to complete the construction of the facility, including Construction Engineering Inspection services (\$26,320), Builders Risk Insurance (\$15,400) as estimated by Risk Management, Building Permit Fees (\$2,114.14), and is requested as a Budget Amendment.

**GROWTH MANAGEMENT IMPACT:** There is no impact to the Growth Management Plan from this action.

**LEGAL CONSIDERATIONS:** This item has been approved as to form and legality and requires majority vote for approval. – CMG

**ADVISORY BOARD RECOMMENDATION:** The Parks and Recreation Advisory Board previously approved this plan on February 18, 2009, by a vote of 4-0, and unanimously approved the new plan at the meeting in February 2013.

**RECOMMENDATION:** That the Tourist Development Council recommends award of Invitation to Bid (ITB) #13-6186 to Compass Construction, Inc., for the Vanderbilt Beach Restroom Facilities Construction, Project No. 90046, in the amount of \$931,926, approves the necessary present total funding request, and makes a finding that the project expenditure promotes tourism.

Prepared by: Margaret A. Bishop, P.E., Senior Project Manager, Facilities Management Department

Attachments: 1) Bid Tabulation; 2) Contract #13-6186; 3) Budget Amendment