

Legislation Text

File #: BILL NO. 24-074, **Version:** 1

An Ordinance authorizing the execution of an agreement between the City of Lee's Summit, Missouri and Newkirk Novak Construction Partners for Pre-Construction Services for the Fire Station 1 Replacement or Renovations. (PWC 4/8/24)

Issue/Request:

An Ordinance authorizing the execution of an agreement between the City of Lee's Summit, Missouri and Newkirk Novak Construction Partners for Pre-Construction Services for the Fire Station 1 Replacement or Renovations.

Key Issues:

Execution of an agreement for Newkirk Novak Construction Partners to serve as the Construction Manager for the Fire Station 1 Replacement or Renovations.

A selection committee comprised of representatives from Police, Fire, and City Staff determined that Newkirk Novak Construction Partners would be best suited to see the project through to completion.

It is anticipated that if Newkirk Novak Construction Partners performs as expected under this contract, amendments to the contract will be brought to the Council at a later date for additional construction-related activities, including a full Guaranteed Maximum Price (GMP) for construction services.

Proposed Committee Motion:

I move to recommend to City Council for approval of an Ordinance authorizing the execution of an agreement between the City of Lee's Summit, Missouri and Newkirk Novak Construction Partners for Pre-Construction Services for the Fire Station 1 Replacement or Renovations.

Proposed City Council Motion:

First Reading: I move for second reading of an Ordinance authorizing the execution of an agreement between the City of Lee's Summit, Missouri and Newkirk Novak Construction Partners for Pre-Construction Services for the Fire Station 1 Replacement or Renovations.

Second Reading: I move for adoption of an Ordinance authorizing the execution of an agreement between the City of Lee's Summit, Missouri and Newkirk Novak Construction Partners for Pre-Construction Services for the Fire Station 1 Replacement or Renovations.

Background:

In March 2023, voters approved a No Tax Increase Bond for public safety and emergency preparedness projects, including the renovation or replacement of Fire Station 1.

On December 19, 2023, the City Council passed Ordinance No. 9821 recommending approval of a contract between the City and WSKF, Inc. for the architectural work associated with the Fire Station 1 Replacement or Renovations.

In October 2023, the City issued RFQ 2024-035 for Pre-Construction Services and Construction Manager at Risk to identify qualified companies which could construct the projects as a Construction Manager at Risk. Seven firms responded to the RFQ.

A selection committee comprised of representatives from the City, Police Department, and Fire Department held interviews with selected firms in December 2023. Newkirk Novak Construction Partners was selected as the most qualified respondent.

Impact/Analysis:

If approved, the agreement would authorize the expenditure of \$20,000 from the Fire Station 1 Replacement or Renovations Project Fund for pre-construction services.

Timeline:

Start: January 2024

Finish: The feasibility study is anticipated to be complete by July 2024. Construction is expected to commence in the first quarter of 2025 and be completed in the first quarter of 2026.

Other Information/Unique Characteristics:

This agreement will be amended in the future with a Guaranteed Maximum Price contract amendment for the full construction of the public improvements.

Sharon Bloom, Project Manager

Recommendation: Staff recommends approval.

Committee Recommendation: The Public Works voted unanimously 4-0, to recommend to City Council approval of an Ordinance authorizing the execution of an agreement between the City of Lee's Summit, Missouri and Newkirk Novak Construction Partners for Pre-Construction Services for the Fire Station 1 Replacement or Renovations.