



## Legislation Details (With Text)

**File #:** 12-0141      **Version:** 1      **Name:** 3/5/12 LC Construction Contract to Renovate Senior Center Restrooms  
**Type:** Resolution      **Status:** Passed  
**File created:** 3/5/2012      **In control:** City Council  
**On agenda:** 3/5/2012      **Final action:** 3/5/2012  
**Enactment date:** 3/5/2012      **Enactment #:** R-12-076

**Title:** Resolution to Approve a Contract with L.C. Construction LLC to Renovate the Restrooms at the Ann Arbor Senior Center (\$32,000.00)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:**

Date	Ver.	Action By	Action	Result
3/5/2012	1	City Council	Approved	Pass

Resolution to Approve a Contract with L.C. Construction LLC to Renovate the Restrooms at the Ann Arbor Senior Center (\$32,000.00)

Attached for your review and action is a resolution to approve a \$32,000.00 contract with L.C. Construction LLC to renovate the restrooms at the Ann Arbor Senior Center.

The restrooms at the Senior Center currently do not meet the Barrier Free Code, and are in need of renovations to better serve facility patrons. For this project, the two existing restrooms, which have two stalls each, would be converted to three single restrooms which would meet the Barrier Free Code standards and are preferred by seniors who use the center. The renovations are noted in the 2011 - 2015 Parks & Recreation Open Space Plan as part of the Parks system infrastructure needs assessment. PAC recommended approval of this contract at their February 28<sup>th</sup> meeting.

Following eight bids were received in response to ITB-4198:

	Base Bid
L. C. Construction LLC	\$32,000.00*
DMC Group	\$33,590.00
Aldercreek Carpentry	\$42,000.00
Construction Solutions, Inc.	\$42,800.00
Rickman Enterprise	\$45,900.00
Axiom Construction	\$47,000.00
Pranam Global Tech	\$49,000.00
NJS Contracting	\$79,800.00

\*Lowest Responsible Bid

Staff is recommending awarding a contract to L.C. Construction LLC in the amount of \$32,000.00 to

renovate the restrooms at the Ann Arbor Senior Center. You are also requested to approve a 10% construction contingency (\$3,200.00) to cover potential contract change orders to be approved by the City Administrator. It is requested that \$35,200.00 be approved for the construction contract and associated contingency for the life of the project without regard to fiscal year. Funding is available in the approved FY2012 Park Maintenance and Capital Improvements Millage.

L.C. Construction LLC is exempt from living wage and human rights approval as they only have three employees in the organization.

Prepared by: Amy Kuras, Landscape Architect II

Reviewed by: Colin Smith, Parks & Recreation Services Manager, and Sumedh Bahl, Community Services Area Administrator

Approved by: Steven D. Powers, City Administrator

Whereas, The restrooms at the Ann Arbor Senior Center are in need of renovations to meet the Barrier Free Code and better serve facility patrons,

Whereas, L.C. Construction LLC submitted the lowest responsible bid in response to ITB 4198,

Whereas, L.C. Construction LLC is exempt from Human Rights approval because they only have three employees, and

Whereas, Funding for the project is available in the approved FY2012 Park Maintenance and Capital Improvements Millage;

RESOLVED, That City Council approve a contract with L.C. Construction LLC to renovate the Ann Arbor Senior Center Restrooms for \$32,000.00 and authorize a construction contingency of \$3,200.00 (10%) to cover potential contract change orders to be approved by the City Administrator;

RESOLVED, That \$35,200.00 be approved for the life of the project without regard to fiscal year;

RESOLVED, That the City Administrator be authorized to take all necessary administrative actions to implement this resolution including the authority to approve change orders within the approved contingency; and

RESOLVED, That the Mayor and City Clerk be authorized and directed to execute the contract after approval as to substance by the City Administrator and approval as to form by the City Attorney.