

Port and Marine Services Capital Project Status

November 5, 2023

DISTRICT	PM/ CONTRACTOR	LOCATION	PROJECT #	PROJECT
1	PM: Steve Design: Jacobs Contractor: FY23 Contract Award	Port	TBD	Mallory Pier Improvements <ul style="list-style-type: none"> • Project estimate for design \$3,400,000 plus • Design will include expanding pier to better accommodate Res. 22-073 compliant ships. • <i>Have received FSTED funding of \$2.3 million</i> • 90% construction drawings complete; will remove two pilings to comply with submerged land lease. • Coral relocation plan accepted by FKNMS 10/5/2022 • City Commission approved Ocean Key/City agreement 9/14; approval will enable project to move forward.
1	PM: Steve Design: Bender Contractor:	KWB	KB1501	907 Caroline Street Design (Piano Shop/ Maint Shop) <ul style="list-style-type: none"> • Design to be 2-story w/4 affordable housing units up and 1 retail and 1 shop space down. • BPAS allocation (4, affordable/early evacuate) and LDR changes approved 5/2/2023. • Current tenant (Good Day) will lease entire increased area of new building. • Architect sent 30% design to sub for pricing 9/18/23.
1	PM: Karen Design: Contractor:	KWB	KB75032204	Piling Repair <ul style="list-style-type: none"> • Budget \$560,000/yr. • Ongoing project with multiple phases • Task Order issued. Assessment completed. • Assessment report under review. • Bid being put together that will also include H-2 Dock extension and D-Dock board replacement. • Task Order issued for ERP Permits • Bid documents being prepared. Combining with H-2 Dock extension and D-Dock IPE installation projects • DEP Permit received • Waiting on Army Corp Permit

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	<p>PM: Karen</p> <p>Design: Bill Horn</p> <p>Contractor:</p>	KWB	New CIP (oldKB1103)	<p>Phase III Common Area Enhancements</p> <ul style="list-style-type: none"> • Improvements include Plaza areas at Elizabeth, William and Margaret Streets • Project budget \$2.3 Million • Install street scaping and lighting -- decorative, security, and safety. • Complete redesign of Lazy Way Plaza • Designate pedestrian-friendly walkways and bicycle routes for ADA compliance and facilitation. • Finalizing drawings • Presentation of final plan to KWBB 9/15/21 • KWBB requested minor changes to plan-documents will be revised • Preparing Final documents • Coordination required with Engineering Department due to the upcoming Elizabeth/Greene Streets project. • Margaret St Plaza on hold due to conflicting project • William St & Elizabeth St Plaza's will go out as a separate package • Engineering Department to construct Lazy Way • Architect to revise drawings for coordination with future projects
1	<p>PM: Karen</p> <p>Design: K2M</p> <p>Contractor:</p>	KWB	KB1305	<p>631 Greene St. Site Development</p> <ul style="list-style-type: none"> • Greene St Parking lots/Icehouse/Reef Relief • Cost estimate \$5,000,000 • K2M issued task order to provide conceptual design • Initial design rejected. • K2M developing renderings based on comments by KWBB • Presented to Bight Board in February • Bight Board approved preliminary plans • Bight Board has asked staff to revise and bring back at a workshop • Project on hold until a comprehensive structural analysis can be completed. Staff reviewing contracted consultant's qualifications and experience prior to requesting a task order proposal. • Task Order issue to William P. Horn Architects for comprehensive structural analysis • Structural Engineer to be on-site 10/10/22 • Structural assessment site visit complete • Structural Assessment under review • Waiting for final assessment • Engineering Department to develop parking lots • Civil Engineering Task Order under review
1	<p>PM: Karen</p> <p>Design:</p>	KWB	KB75021901	<p>Conch Republic Roof and Siding</p> <ul style="list-style-type: none"> • Replacement of 10,800 sf roof deck, 1,110sf of overhang and framing, 125lf wall cladding and framing and 180 lf of header trach framing and

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	Artibus Contractor: TBD			<ul style="list-style-type: none"> cladding. Cost estimate \$250,000 - \$400,000 Contract Awarded to One Source Restoration in the amount of \$694,553. Commission approved Temporary Waiver for night work. Contractor has provided Materials lead time of 5 – 6 weeks for delivery. Met with tenant to discuss construction start date Contractor will work nights NTP issued for material purchase and delivery Anticipated start of construction April Change order received for increased materials cost Staff has recommended that contract be terminated CRA has terminated contract Anticipate rebid for spring/summer 2024 construction Coordinating with engineer for re-bid HARC has approved use of membrane roofing on upper roof. Coordinating with Engineer for re-design Received revised drawings for review
1	PM: Karen Design: TetraTech Contractor: TBD	KWB	KB75031802	Schooner Floating Docks <ul style="list-style-type: none"> Full replacement of 3 floating docks and utilities. Cost estimate \$700,000 FDEP and ACOE permits received Construction document and construction oversight task order issued Design 90% completed Finalizing electrical, remaining documents complete. Preparing Bid Documents 90% review complete. Will route internally for approval once corrections are received. Coordinating with EOR on electrical run ERP expired. Coordinating with Army Corp for renewal
	PM: Karen Design: Tetra Tech Contractor: TBD	CM	GB75511701	Charter Boat Row Seawall Replacement <ul style="list-style-type: none"> Project estimate \$4,500,000 Structural Assessment Completed by Tetra Tech Tetra Tech developing Preliminary Design and Permitting task order Received proposed task order, returned with mark-ups Task Order on 11-9-2023 City Commission Agenda for consideration
1	PM: Karen Design: Bill Horn	KWB	KB1507	Margaret St Fire Pump/Backflow Building Removal <ul style="list-style-type: none"> Improvements include: Removal of old backflow building and relocation of new structure to entrance of main parking lot Project budget \$230,000

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	Contractor:			<ul style="list-style-type: none"> • Replace remaining Chicago brick in plaza with red brick pavers • Task order issued to Bill Horn • Finalizing drawings and contract documents • Project publicly advertised, bids due July 20, 2022 • Two bids received August 4, 2022 • Bids rejected • Staff to recommend alternate for completing project • Will develop ITB to replace equipment in existing structure with modified roof line. • Developing ITB for pump replacement in existing structure
1	PM: Karen Design: Tetra Tech Contractor:	KWB	KB1509	Seawall Repair <ul style="list-style-type: none"> • Budget \$612,000 • Ongoing project with multiple phases • Task Order issued for C-Dock assessment/permitting. • Last leg of ongoing project • Dive work complete • Ground penetrating radar performed and showed several large voids in subsurface. Vehicle traffic limited • Have consulted with both FDEP and ACOE on project and how to move forward • Consultant has begun conceptual design • Tetra Tech preparing Design/Permitting task order for review
1	PM: Karen Design: Bill Horn Contractor:	KWB	New CIP	Seaport Wayfinding & AIPP <ul style="list-style-type: none"> • Budget \$750,00 (\$250,000 Wayfinding) • Broke out of Common Area project • Finalizing sign design • Project has been publicly advertised bid expected on October 19, 2022 • Bid date extended to October 26, 2022 • Staff recommending rejecting Wayfinding bids • AIPP RFQ to advertise November 11, 2022 • AIPP proposals due January 18, 2023 • Rejection of Wayfinding Bids on 12/6/22 CRA agenda • Project advertised on May 3, 2023 with bids due June 14, 2023 • Mandatory pre-bid meeting held May 31, 2023 • Staff recommending award to lowest responsive bidder Kenco Signs • BB recommend approval through Res KWB #23-13. On September CRA agenda for final approval. • Contract Fully Executed • Waiting on materials lead times prior to issuing NTP • NTP issued for both AIPP and Wayfinding projects

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1	PM: Karen Design: Contractor:	KWBFT	TBD	Ferry Terminal Revitalization and Shoreline Stabilization <ul style="list-style-type: none"> • ARPA Funds \$5,018,855 • Project to include elevator, roof, windows, doors, exterior paint, sitework and lighting, seawall and pier repairs, shoreline stabilization and harborwalk extension • RFQ #23-002 received 2 submittals on 2/2/2023 • RFQ Submittals Ranked by staff on 3/29/23 • Tetra Tech highest ranked heist receiving 94 of 100 pts • Staff ranking approved by CRA May 2, 2023 • Executed contract, awaiting purchase order for task order #1 • Task order #1 – Scoping executed • Task Order #2 – Design through Permitting under review
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Budgeted Other projects

KEY WEST BIGHT

- | | Cost |
|----------------------------|----------|
| • D-Dock Board Replacement | \$92,000 |
| • H2 Dock Extension | \$90,000 |

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| • Restore Turtle Pens | \$50,000 |
| • KWB/Ferry Terminal Fiber | \$65,000 |
| • Main Parking Lot Landscaping | \$110,000 |
| • Thompson House AC | \$77,150 |
| • Recording Studio | TBD |

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| • KWB Wall of Characters | TBD |
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CITY MARINA

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| • Angelfish Seawall and Design | \$130,000 |
| • LAB Seawall Assessment | \$ 53,000 |

Status

Bid documents combined with piling replacement
FDEP/ACOE permits received. Issued TO for construction docs and oversight to Tetra Tech
Bid documents combined with piling or schooner docks replacement

Task order issued to GHD Services. (Hold)
Aerial fiber run from office to shop. Fiber installed to bathhouse. Will run fiber to FT
Will be coordinated with Caroline St (Hold)

TBD
Received revised task order to include interior Build-out. Consultants contract renewed.
Task Order approved. Will coordinate w/ tenant
Documents submitted to HARC
Met with Bill Horn about design-waiting on task order. Will incorporated in Margaret Plaza design.

Seawall assessment received and under review
Engineer developing prelim design/permit TO
Task Order issued. Divers to be in water week of 3/7/23. Report filed