

Port and Marine Services Capital Project Status

October 6, 2020

DISTRICT	PM/ CONTRACTOR	LOCATION	PROJECT #	PROJECT
1	PM: Doug Design: Jacobs Contractor:	Port	TBD	Mallory Pier Improvements <ul style="list-style-type: none"> • Project estimate for design \$3,400,000 • Design will include extending pier to better accommodate existing ships and design of monopile for bow lines • Have received FSTED funding of \$850,000 • Have received Mallory Square Berthing Improvements Study from Jacobs • Study distributed to staff. • Jacobs revising concept report- • Have received revised plan-in review • Task order for design has been approved • Kick-off meeting with Jacobs occurred on Jan 14th • Meeting with State on Monday to discuss expanding submerged lands footprint • Project on Hold until outcome of Cruise Ship Referendum is known
1	PM: Doug Design: Bill Horn Contractor:	Port	TBD	Mole Security Checkpoint Passenger Improvements <ul style="list-style-type: none"> • Project estimate for design \$400,000 • Design will include 2-way roadway and new permanent shelters • Have received FSTED funding of \$200,000 • Will task Bill Horn for design • Meet with Bill Horn on site-discussed scope of work • Engineering to design roadway and gate widening • Have meet with planning and determined it would be a minor development • Survey has been ordered • Task order for Bill Horn approved • Engineering working on roadway layout • Project on Hold until outcome of Cruise Ship Referendum is known
1	PM: Doug Design: Bill Horn Contractor:	KWB	KB1501	907 Caroline Street Design (Piano Shop/ Maint Shop) <ul style="list-style-type: none"> • Project estimate for design \$150,000 • Design of new structure to replace existing • Bight Board gave direction for one story structure • Bert Bender to design retail and maintenance shop • City to seek 3rd opinion by structural engineer on current condition, options for repair, estimates for repair, and analysis of 50% rule • Structural Engineering Firm Artibus has provided a 3rd structural opinion that recommends demolishing the building because of current condition as well as the 50% rule. • Bight Board has requested action item for demo and new construction of one story

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				<ul style="list-style-type: none"> Discussed with HARC per BB direction. Building can be added as a contributing by submitting to HARC and City Commission. FEMA rules would not apply Tenant will still have to be removed from building City Commission has asked that the project be brought back with an affordable housing component Project was presented to Bight Board again on Feb 12 Board requested Bert Bender be present at next meeting to give his formal opinion of the building Project on-hold due to hardship caused by COVID-19
1	PM: Karen Design: Contractor:	KWB	KB1402	Piling Repair <ul style="list-style-type: none"> Budget \$500,000/yr. Ongoing project with multiple phases Phase I replacement completed by Florida Dredge & Dock Completed updated piling, cross member, hardware inspection. Permits submitted to FDEP, ACOE for work. FDEP permit received Phase 2 Bids received for all of D-Dock. Ebsary was low bidder, \$215,000 Construction on D-dock has been completed Phase 3 bid prepared will be remaining piles and dock repairs and steel mooring piles at ferry terminal Bid document has been advertised. Received 5 bids. Low bid appears to be Ebsary at \$485,500 Work Complete Will develop new assessment task order
1	PM: Karen Design: Bill Horn Contractor:	KWB	KB1103 KB1507	Phase II Common Area Enhancements/Margaret St Fire Pump/Backflow Building Removal <ul style="list-style-type: none"> Improvements include: Plaza areas at Greene, William, Margaret, and Grinnell Streets Project budget \$2.3 Million Install streetscaping and signage for direction of and points of interest. Install lighting -- decorative, security, and safety. Complete redesign of Lazy Way Plaza Designate pedestrian-friendly walkways and bicycle routes for ADA compliance and facilitation. Removal of old backflow building and relocation of new structure Perez has developed concept, moving into design Plan presented to Bight Board Bill Horn working on construction drawings Portions of project on-hold due to hardship caused by COVID-19. Will proceed with pumphouse relocation and replacement of bad brick only.

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1	<p>PM: Karen</p> <p>Design: Bill Horn</p> <p>Contractor: Sea Tech</p>	KWB	KB1302	<p>Bath House Renovations</p> <ul style="list-style-type: none"> • Tasks orders issued to Horn for \$19,000/\$12,000 • Major upgrade to interior both Margaret and Main bath house • Project estimated at \$789,000 • Construction drawings in house review • City review complete • Bids received March 15-all bids were well above budget and were rejected • Bight Board and CRA approval. • PO issued for work for Allied canceled PO lack of progress • Mobile bathroom has been delivered. • Tasking Sea Tech under general services contract with Margaret bathroom based on their original bid. Approved by Bight Board and CRA. \$300,445. • Have worked out FEMA issue and project is moving forward • Have submitted revised drawings with waterproofing option-waiting on Scott Frasier to approve. • Building permits have been issues. Coordinating schedule with Contractor. • Demo complete • Plumbing installed and concrete floor has been poured • Temporary bathrooms being used • Working continues on interior and ADA ramp • Work to be completed in about 3 weeks • Project Complete • Have issued notice to proceed on Harborwalk bathroom • Project to be complete October 2020
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/Ice house/Reef Relief • Cost estimate \$2,725,000 • Received proposal from K2M to develop concept drawings NTE \$20,000. PO has been issued • FL Keys Land Surveying has completed study • Meet with K2M for a kick-off meeting-Develop concept plans. • Concept plan reviewed with K2M. Looking at ways to possibly re-utilize old icehouse • Concept plan finalized and sent to K2M. Will present to Bight Board at next meeting • Project on-hold due to hardship caused by COVID-19
1	<p>PM: Karen</p> <p>Design: Artibus</p>	KWB	KB750220 01	<p>201 William Spalling Repair</p> <ul style="list-style-type: none"> • Replacement of 34 structural concrete columns and 222lf structural concrete tie-beams • Cost estimate \$750,000 - \$1,000,000 • Bid documents internally routing.

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	Contractor: TBD			<ul style="list-style-type: none"> Project to advertise in October 2020 Expected bid opening in November 2020
1	PM: Karen Design: Artibus Contractor: TBD	KWB	KB750219 01	Conch Republic <ul style="list-style-type: none"> Replacement of 10,800sf roof deck, 1,110sf of overhang and framing, 125lf wall cladding and framing and 180lf of header trach framing and cladding. Cost estimate \$250,000 - \$400,000 Project to advertise in April 2021 Expected bid opening in June 2021 Construction to occur August/ September 2021
1	PM: Karen Design: Stantec Contractor: Ebsary	KWB	KB1201	Trumbo Floating Docks <ul style="list-style-type: none"> Installation of 146lf of aluminum floating dock with 4 finger piers, gangway and utilities Pier to accommodate 35', 40', 50' vessels and 4 vessels up to 70' in length Ebsary Foundation Company awarded contract in the amount of \$643,520 through Resolution #20-167 Notice to Proceed issued for November 1, 2020 Expected completion on March 1, 2021

Other:

1. Replacement of generator at ferry terminal-Electrical contractor has finalized design. Plans call for a mobile generator. Four bids received. Bight Board has approved low bidder. CRA approved. Notice to proceed has been issued. Preconstruction meeting held.
All Equipment installed waiting for Manufacturer start-up and training
2. Installation of cameras at Mallory and Outer Mole-Bid advertised bid twice and rejected bids. Combining with Duval Street bid. Three bids received. Recommendation is to reject bids. Bids rejected, have received grant funding in the amount of \$83,484. Have meet with consultant. ITB has been advertised. Four bids received. \$215,340 to \$555,000. Bids are being reviewed. Initial analysis is low bid would be thrown out and second lowest bid of \$397,770 would be accepted. IFSS awarded bid. Notice to proceed has been issued. Contractor has until July 17 to complete project. Contractor is way behind schedule. Have brought in John Weston to help. Waiting on final agreement with Keys Energy. Continue to make slow progress. Antennas installed on range marker and Ocean Key. Continued progress. Keys Energy gave final approval of poles so contractor is installing cameras and antennas. Need to discuss viewing cameras on KWPD phones. Outer. **Mallory and Outer Mole-equipment installed.**
3. Port Security Trailer: trailer will be gutted and all new insulation and dry wall will be installed, new AC unit. Key West Bight staff have begun gutting and rebuilding interior.
Complete
4. Fire line: Bids received and staff reviewed making recommendation of low bidder. 2nd bidder questioned qualifications of low bidder at Bight Board. Vote was 3-3 motion failed.

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CRA approved. Building Official has provided email that contractor is qualified and City will issue a permit. **Complete**

5. Antennas mounted on City buildings. Legal has says it is a tenant issue. Does the City want to breach tenants for arranging internet services that causes a vendor to install an antenna on a City Building without permission?
6. Mooring Field Lease Agreement will be modified to address wet storage of boats and absent owners.