Ivins City Staff Report
City Council Meeting 3/4/2021

Agenda Item: Discuss and consider approval of an additional expenditure of $4,444 for storm drain pump and parking lot modification for the new City Hall.

Submitted by: Thomas Jorgensen, P.E., Assistant Public Works Director

Recommended City Council Action:
Approve expenditure of $4,444 for additional expenditure for storm drain pump and parking lot modification for the new City Hall.

BACKGROUND:

There are a couple items that staff feel need to be addressed as part of the City Hall project.

First, the storm drain detention basin that's being installed under the parking lot to attenuate storm drain flows from the site needs a pump. The initial design and geotechnical findings showed that the detention basin would discharge into the ground through infiltration. The final geotechnical report showed that a rock layer is about 1-3 feet below the detention basin, which would prevent infiltration. After looking at many options, it was decided that a small pump installed in the basin that discharges into the storm drain is the most economical option for discharging storm water from the basin. The estimate from Hughes was for $3,175. This includes power installation from the City Hall to the storm drain basin, the pump, miscellaneous fittings and materials, and the labor.

Second, the existing parking lot has a curb "bump out" on the north side of the lot. The original plans called for it being removed but didn't call for any asphalt on either side to be removed to transition the asphalt more smoothly. To create a better transition staff is recommending a little more asphalt be removed and replaced to make a better transition. The estimate from Hughes was for $1,269. This includes demolition of the asphalt, grading, road base and asphalt.

FINDINGS AND ANALYSIS:

Staff and VCBO have both reviewed the change order are recommending that Council approve the additional $4,444 for the storm drain pump and parking lot modification.

SUPPORT MATERIALS:

Storm System Pump w/ Electrical – Change Order Proposal – Hughes General Contractors
Parking Lot Grade Modification – Change Order Proposal – Hughes General Contractors

FINANCIAL IMPACT:

These fees will be added to the total cost of the New City Hall project costs.

Respectfully Submitted:

Thomas Jorgensen, P.E., Assistant Public Works Director

Content Review:

Dale Coulam, City Manager

HUGHES
GENERAL CONTRACTORS, INC.

Corporate Office:
900 North Redwood Road
P O Box 540700
North Salt Lake, UT 84054
Phone: (801) 292-1411
Fax: (801) 295-0530

Southern Utah Division:
62 W Washington Ind. Drive
Washington, UT 84780
Phone: (435) 628-0047
Fax: (435) 628-0047

Proposed CO

To: Pablo Gotay
VCBO Architects
524 S 600 E
Salt Lake City, UT 84102
Ph: (801)575-8800 Fax: (801)531-9850

Number: 05
Date: 2/15/21
Job: 10004 Ivins City Hall
Phone: 1-435-862-6412

Description: PR 004 storm system pump w/electrical

We are pleased to offer the following specifications and pricing to make the following changes:

Nuwave Electric - power to storm pump	$ 1,885.00
Toms Mechanical - sump pump, lbr & mat	$ 1,139.00

Subtotal	$ 3,024.00
Overhead @ 5 %	$ 151.00

* If there are any issues, concerns, etc., which need to be addressed in this proposal, but which may not have been reviewed or outlined above, and/or if you have any further questions with the above stated proposal and/or cost breakdowns, associated attachments, etc., please call.

Thank you,
Tim Sobotka

The total amount to provide this work is $3,175.00

If you have any questions, please contact me at (801)292-1411.

Submitted by: Tim Sobotka
Hughes General Contractors Inc

Approved by: _____
Date: _____

VCBO ARCHITECTURE

PROPOSAL REQUEST 004

Nuwave Elect. ✓
Tom's Mech.

project	Ivins City Hall	**project no**	19620
date	2021-01-28	**no. pages**	
owner	Ivins City		
contractor	Hughes General Contractors		
reference	PR 004 - Ivins City Hall		

attention	Paul Callister	**firm(s)**	Hughes General Contractors
	Jeff Horrocks		Hughes General Contractors
	Eugene Madsen		Hughes General Contractors
	Greg Robinson		Hughes General Contractors
	Tim Sobotka		Hughes General Contractors
	Tom Jorgensen		Ivins City
	Cody Mitchell		Ivins City
	Mike Rodriguez		Ivins City
	Pablo Gotay		VCBO Architecture
	Nathan Leavitt		VCBO Architecture
	David Schmucker		VCBO Architecture
	Tyler Froelich		VCBO Architecture, LLC

This is a proposal request for an estimate or cost for the following item(s) of work and is not an authorization or order for changes or additional work and does not revise the contract price.

4.1 **Pump at Storm Drain**

-Add pump with required electrical work to storm drain at curb inlet box at Southeast corner of site.
-See attached memo from BNA outlining electrical and pump size requirements.
-See attached drawings from Alpha Engineering showing location of inlet box and details.

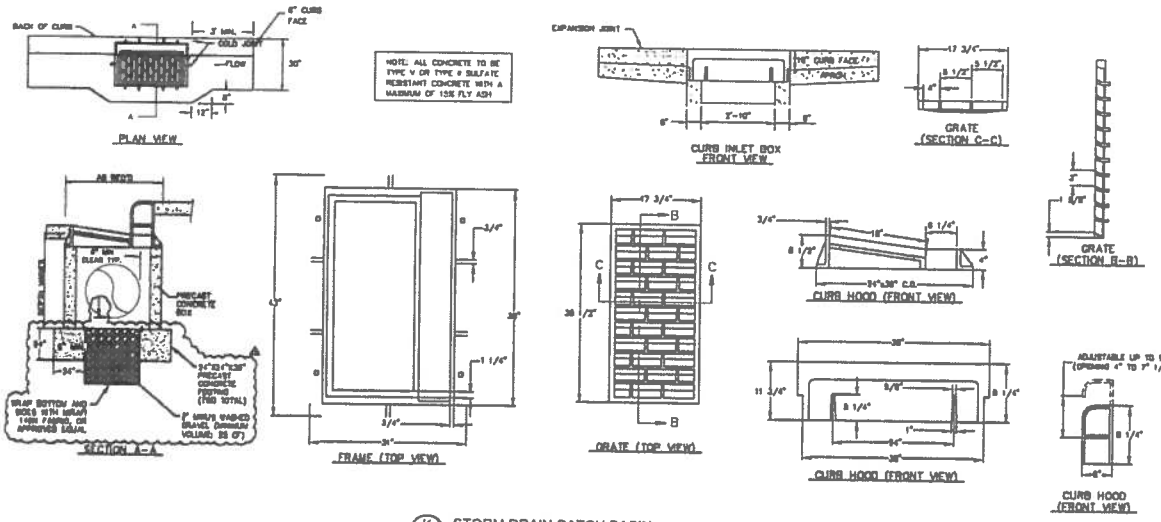
VCBO Architecture

Pablo Gotay

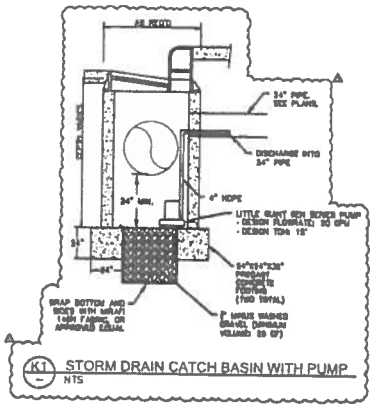
IVINS CITY HALL REPLACEMENT

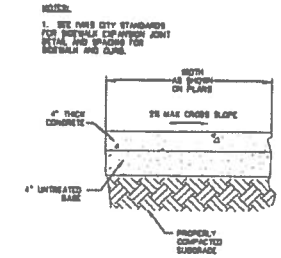
IVINS CITY
65 NORTH MAIN STREET, IVINS, UT 84738

ARCHITEC

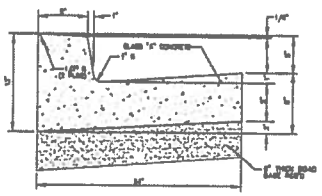


K STORM DRAIN CATCH BASIN
NTS
D&L MODEL I-3517

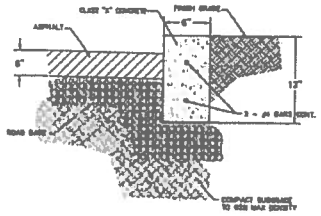




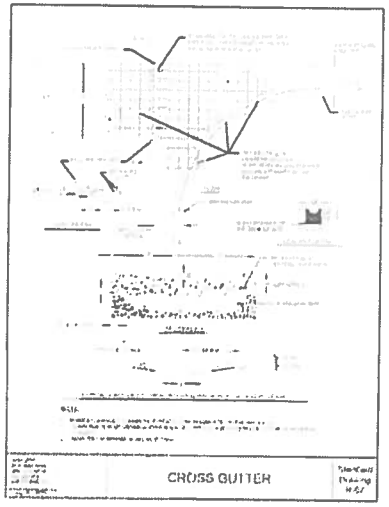
L CONCRETE SIDEWALK SECTION
N.T.S.



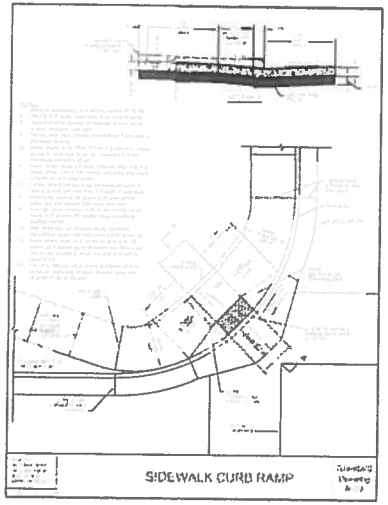
M ON-SITE COLLECTING CURB
N.T.S.



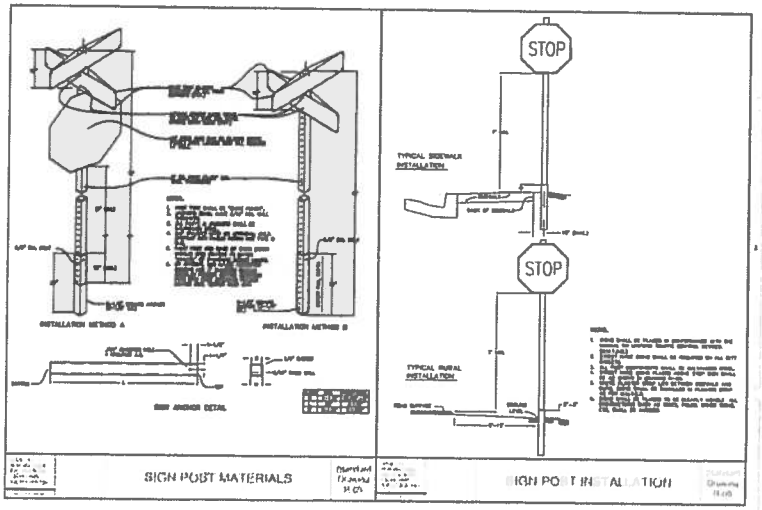
N A-CURB
NTS



O CROSS GUTTER
N.T.S.



P ADA ACCESS RAMP DETAIL
N.T.S.



Q SIGN DETAIL
N.T.S.

IVINS CITY HALL REPLACEMENT
IVINS CITY
85 NORTH MAIN STREET, IVINS, UT 84738

C50

BNACONSULTING

Memorandum

To: Nathan Leavitt
VCBO Architecture

From: Ian Madison

Date: 27 January 2021

Re: Ivins City Hall Replacement PCO for Curb Inlet Pump

Nathan,

Below is description of changes to add power to new pump for curb inlet.

Sheet E101

- The curb inlet at Sta:82+54 will have a 1/3HP pump inside the box. Provide pump with a weatherproof thermal disconnect and 120V dedicated circuit from Panel 'P1' utilizing spare 20A breaker. Coordinate exact curb inlet and pump location with civil drawings.

  As necessary, contractor may utilize spare conduit for future pathway lights that is located South of the East entrance in order to avoid surface mounted conduit on exterior of building. See markup below. Provide breakdown of costs associated with change order.



SALT LAKE ST. GEORGE

BNA Consulting, Inc.
393 East Riverside Drive, Ste. 202
St. George, Utah 84790
P 435.628.3670
F 435.628.3680
www.bnaconsulting.com

10004 - IVCH - 1600 S (PR 004)

Company	Project	Date
NUWAVE ELECTRIC	**Ivan's City Hall**	2/16/2021
	Description PR004 Power to Strom Drain Pump	**Change Order #** 7

Direct Labor Hours	$ 12.71	**Hourly Rate**	$ 85.00	$	1,080.35
Non-Quoted Material				$	359.25
Supplier Quotes					
Sales Tax			6.75%	$	24.25
Total Material				$	383.50
Subcontracts				$	-
Direct Job Expenses				$	-
Equipment Rental				$	250.00
Job Subtotal (Prime Cost)				$	1,713.85
Overhead			10.00%	$	171.38
Profit				$	-
Job Total				$	1,885.23
Actual Bid Price				$	1,885.00

Job Notes:

See PR004.

	Item #	Item Name	Quantity	Book Price	U	P/Adj 1	L	Price 1	U	Ext Price 1	Bid Lbr	U	Bid Lbr Ext
2	Label Set: Combined, Combined, Combined, Combined, Combined									**$359.25**			**12.71**
3	CCode: Branch Rough									$53.52			2.80
4	7,865	3/4 PVC 40	60.00	$44.33	C	0.60		$26.60	C	$15.96	3.00	C	1.80
5	8,049	3/4 PVC BEND	2.00	$0.00	X	0.60		$0.00	X	$0.00	0.10	E	0.20
6	8,724	1/2 LIQUIDTIGHT FLEX	6.00	$297.00	C	0.60		$178.20	C	$10.69	2.00	C	0.12
7	8,736	1/2 LIQUIDTIGHT FLEX CONN	1.00	$1,096.74	C	0.60		$658.04	C	$6.58	8.00	C	0.08
8	8,784	1/2 LIQUIDTIGHT 90 FLEX CONN	1.00	$1,791.43	C	0.60		$1,074.86	C	$10.75	10.00	C	0.10
9	25,044	1G BELL 5320-0 BOX 3HUBS 1/2"	1.00	$1,589.92	C	0.60		$953.95	C	$9.54	50.00	C	0.50
10	CCode: Trim Devices/Plates									$7.39			0.12
11	25,232	COVER, FS SWITCH 1G	1.00	$7.28	E	0.60		$4.37	E	$4.37	0.06	E	0.06
12	26,312	GROUND SCREW/#12 PIGTAIL	1.00	$503.57	C	0.60		$302.14	C	$3.02	6.00	C	0.06
13	CCode: Underground/Civil Work									$0.00			5.40
14	27,521	12X24 TRENCH QUOTED W/STANDBY TIME	60.00	$0.00	Q	0.60		$0.00	Q	$0.00	4.60	C	2.76
15	27,578	12X24 BACKFILL-COMPACT	60.00	$0.00	X	0.60		$0.00	X	$0.00	4.40	C	2.64
16	CCode: Lugs/Termination/Ground									$0.72			0.59
17	9,479	20A WIRE TERMINATION	4.00	$0.00	X	0.60		$0.00	X	$0.00	0.10	E	0.40
18	9,552	O/B ORANGE/BLUE 3M WIRE NUT	4.00	$0.15	E	0.60		$9.00	C	$0.36	3.20	C	0.13
19	9,565	IDEAL 452 RED WIRE NUT	3.00	$199.41	M	0.60		$119.65	M	$0.36	20.00	M	0.06
20	CCode: MCC/Controls									$163.14			0.67
21	20,820	M-0 MAN STARTER 2P,N1	1.00	$271.90	E	0.60		$163.14	E	$163.14	0.67	E	0.67
22	CCode: Branch Wire									$134.48			3.13
23	11	12 THHN CU STRANDED	32.00	$273.14	M	0.52		**$130.00**	M	$4.16	4.00	M	0.13
24	12	10 THHN CU STRANDED	600.00	$417.70	M	0.52		$217.20	M	$130.32	5.00	M	3.00
25										**$359.25**			**12.71**

10004 - IVCH - 1500 S (PR 004)

Tom's Mechanical
4241 S. River Road Suite B.
St. George, UT 84790

CHANGE ORDER

DATE	CHANGE OR...
2/16/2021	9130

NAME / ADDRESS
HUGHES GENERAL CONTRACTOR 62 W. WASHINGTON CITY IND. DRIVE WASHINGTON CITY, UT 84780

PROJECT
200900 - IVINS CIT...

QTY	DESCRIPTION	COST	TOTAL
	IVINS CITY HALL		
	IVINS, UTAH		
	PR -004		
	MATERIAL & LABOR TO ADD PUMP IN STORM DRAIN BOX AS PER PR #004. EXCLUDES ELECTRICAL		
	SUMP PUMP (SEE FERGUSON QUOTE)	282.75	282.75
	MISC. PLUMBING MATERIAL	78.00	78.00
	CORE DRILL	75.00	75.00
8	JOURNEYMAN LABOR	75.00	600.00
	PROFIT & OVERHEAD	103.25	103.25

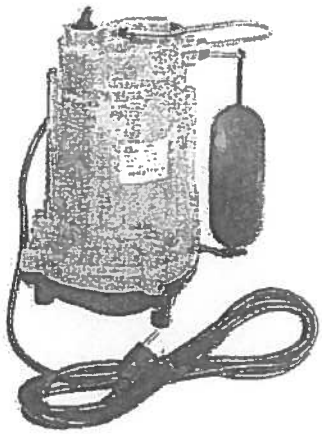
TOTAL $1,139.00

Phone #	Fax #	E-mail
435-673-3300	435-673-9439	sara@tomsmech.com

FERGUSON

Home › Pumps › Sump & Sewage Pumps › Sump Pumps

LittleGIANT



Little Giant Pump
53 gpm Polypropylene Sump Pump

Part #L506807 | Item #7048269 Manufacturer Part #506807

$282.75 EACH

Quantity − 1 +

Add to Cart

FLOW RATE:

45 gpm

Packaging Info:
Quantity Per Each: -1

IN STORE AVAILABILITY
0 Available for pick-up in St George, UT - E
Check Other Stores >

SHIPPING INFORMATION
Available for immediate shipment

Product Details

- Heavy-duty Cast Iron construction
- Permanent split capacitor (PSC) motor with thermal overload protection
- Designed for continuous duty
- Energy-saving low amp draw
- 1-1/2" FNPT discharge (38 mm)
- Handles up to 1/2" (12.7 mm) solids
- Multiple switch options for automatic operation
- 140 °F (60 °C) liquid temperature rating
- CCSAus listed

Documents

Specification

Specifications

AMP: 5	**Cord Length:** 10 ft	**Corded Cordless:** Corded
Discharge: 1-1/2 in	**Discharge Pressure:** 12.1	**End Connection 1:** FNPT
End Connections: FNPT	**Flow Rate:** 45 gpm	**Height:** 11-7/25 in
Horsepower: 1/3 hp	**Impeller:** Nylon	**Length:** 10-33/50 in
Material: [Plastic, Cast Iron]	**Material Type:** Polypropylene	**Maximum Feet of Head:** 28
Maximum Pressure: 12.1 psi	**NSF Certified:** No	**Phase:** Single Phase

HUGHES
GENERAL CONTRACTORS, INC.

Corporate Office:
900 North Redwood Road
P O Box 540700
North Salt Lake, UT 84054
Phone: (801) 292-1411
Fax: (801) 295-0530

Southern Utah Division:
62 W Washington Ind. Drive
Washington, UT 84780
Phone: (435) 628-0047
Fax: (435) 628-0047

Proposed CO

To: Pablo Gotay
VCBO Architects
524 S 600 E
Salt Lake City, UT 84102
Ph: (801)575-8800 Fax: (801)531-9850

Number: 04
Date: 2/15/21
Job: 10004 Ivins City Hall
Phone: 1-435-862-6412

Description: ASI 017 parking lot grade modification

We are pleased to offer the following specifications and pricing to make the following changes:

Prime Excavating - demo,haul, roadbase, grade and asphalt ..... $ 1,209.00

Overhead @ 5 % (subcontractor) $ 60.00

* If there are any issues, concerns, etc., which need to be addressed in this proposal, but which may not have been reviewed or outlined above, and/or if you have any further questions with the above stated proposal and/or cost breakdowns, associated attachments, etc., please call.

Thank you,
Tim Sobotka

The total amount to provide this work is $1,269.00

If you have any questions, please contact me at (801)292-1411.

Submitted by: Tim Sobotka
Hughes General Contractors Inc

Approved by: _____
Date: _____

VCBO ARCHITECTURE

ARCHITECT'S SUPPLEMENTAL INSTRUCTIONS 017

Prime ✓

project	Ivins City Hall	**project no**	19620
date	2021-02-11	**no. pages**	
owner	Ivins City		
contractor	Hughes General Contractors		
reference	Parking Lot Grading		

attention	Paul Callister	**firm(s)**	Hughes General Contractors
	Jeff Horrocks		Hughes General Contractors
	Eugene Madsen		Hughes General Contractors
	Greg Robinson		Hughes General Contractors
	Tim Sobotka		Hughes General Contractors
	Tom Jorgensen		Ivins City
	Cody Mitchell		Ivins City
	Mike Rodriguez		Ivins City
	Pablo Gotay		VCBO Architecture
	Nathan Leavitt		VCBO Architecture
	David Schmucker		VCBO Architecture
	Tyler Froelich		VCBO Architecture, LLC

The work shall be carried out in accordance with the following supplemental instructions issued in accordance with the Contract Documents without change in the Contract Sum or Contract Time. Proceeding with the Work in accordance with these instructions indicates your acknowledgement that there will be no change in the Contract Sum or Contract Time.

17.1 Parking Lot Grading

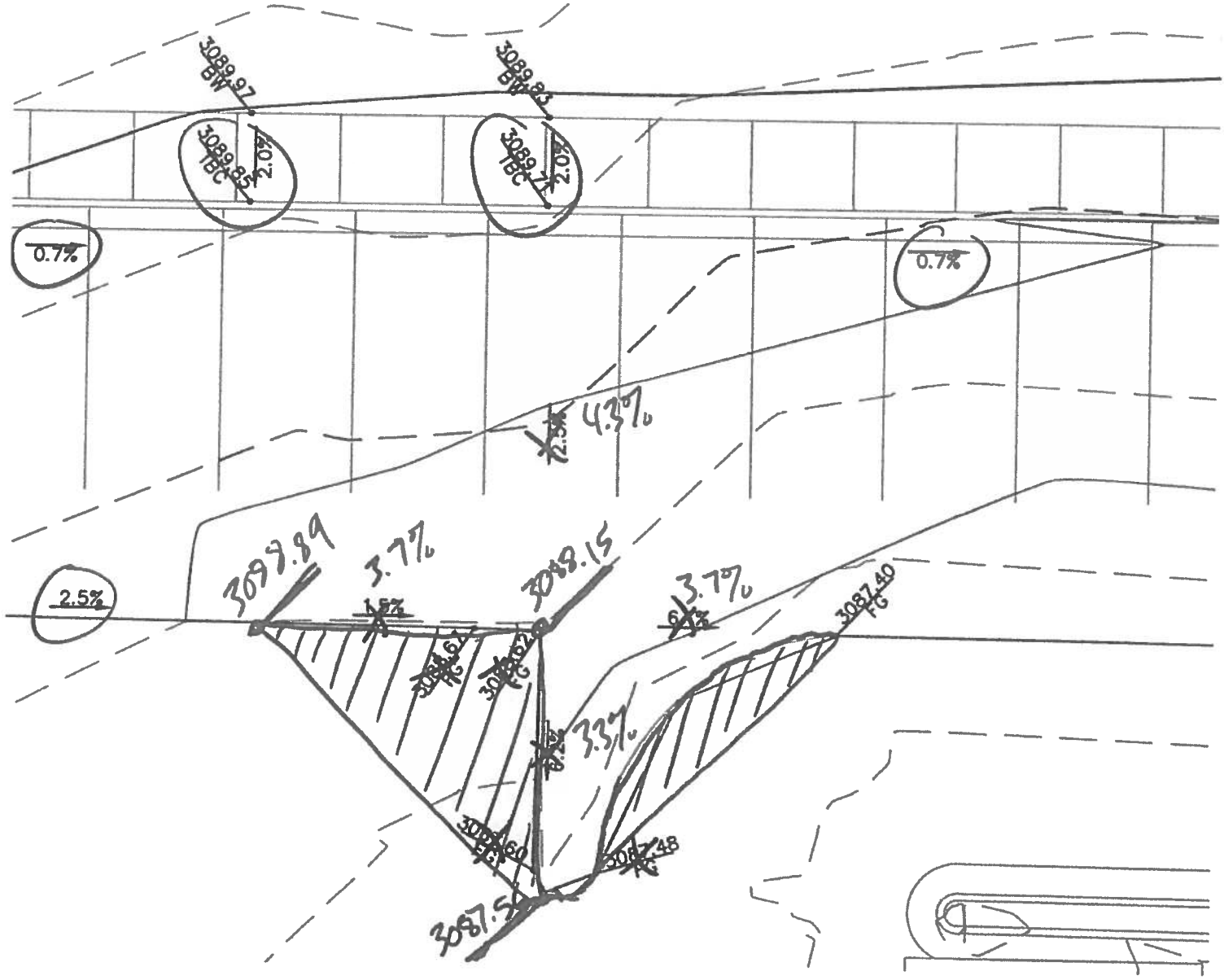
- Remove asphalt at South parking lot where existing curb protrudes into parking area as indicated in attached sketch. Grade existing subsurface to meet indicated elevations. Replace asphalt.

If the Contractor believes the ASI warrants a change in the Contract Time or the Contract Sum, notify the Architect and Owner in writing within 10 calendar days of receipt of the ASI.

VCBO Architecture



Pablo Gotay


3089.97 BW
3089.85 TBC
2.0%
3089.85 BW
3089.71 TBC
0.7%
0.7%
4.3%
2.5%
3089.89
3.7%
1.5%
3088.15
3.7%
6.1%
3087.40 FG
3084.67 FG
3085.62 FG
3.3%
3087.60 FG
3087.48 FG
3087.5

10004 - IVCH - 204 S (ASI 017)

Estimate

PO Box 911494
St. George, UT 84791

Date	Estimate #
2/11/2021	1713

Name / Address	Project	Ivins City Hall Replacement
Hughes General Contractors	Phone #	Fax #
	435-705-0232	435-986-1294

Item	Description	Rate	Qty	Total
	CHANGE ORDER ESTIMATE -Curb demo, grade and pave in south parking lot (Reference ASI-017)			
~~Demolition~~	~~Demo and haul off existing curb~~	~~500.00~~	~~1~~	~~500.00~~ ts
Excavation	Grade area for new asphalt	0.85	290	246.50
Excavation	Import and place 6" road base for added asphalt area	1.40	290	406.00
Asphalt	Pave added asphalt area with 3" asphalt	1.92	290	556.80
	This estimate does not include, engineering, compaction testing, survey, layout of job, removal of solid rock, ground water, or permits.			
		Total		~~$1,709.30~~ $1,209.30 ✓ ts

CONDITIONS OF AGREEMENT: 1. We hereby propose to do the outlined items of work, subject to all terms and conditions as set forth herein. 2. All agreements are contingent upon any unforeseen delays beyond our control. 3. Agreement may be withdrawn if not accepted within 30 days. 4. PAYMENTS ARE TO BE MADE AS FOLLOWS: All invoices are due upon receipt. In the event payment is not made in full within 15 days of receipt, I or we agree to pay if collection is made by suit or otherwise a reasonable attorney's fee, plus a FINANCE CHARGE OF 1 ½% per month (APR 18%) and hereby waive all rights to claim exemption under state laws. Signature by owner or agent constitutes acceptance of the above. 6. In the event of any damage on jobsite, notification must be given to Prime via email within 5 days of project completion. 7. If Prime accepts responsibility for said damage, Prime retains 1st rights to repair. 8. All changes are to be requested and agreed upon via email.

ACCEPTED ESTIMATE
The prices, terms, and specifications listed are hereby accepted.
BUYER _____

Signature _____
Date of Acceptance _____

CONFIRMED: Prime Excavating

Authorized
Signature _____

Estimator _____