



# CITY OF APPLETON

Department of Parks & Recreation

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TO: Finance Committee

FROM: Dean R. Gazza

DATE: 2/24/2024

RE: **Action: Award the “2025 Pierce Pavilion Renovation Project” contract to RJM Construction, LLC. in the amount of \$391,300 with a contingency of 15% for a project total not to exceed \$449,995**

**Approve Budget Amendment: Transfer \$38,867 from the 2024 Telulah Pavilion Renovation CIP to the 2025 Pierce Pavilion Renovation CIP.**

## BACKGROUND

The 2025 Capital Improvement Plan includes \$375,000 to Renovate the Pierce Pavilion and \$50,000 to make ADA Upgrades within the park. This project includes both the pavilion upgrades project and part of the ADA upgrades project to gain economy of scale and reduction of efforts in both design and construction. This project consists of pavilion siding repair, lead paint remediation and painting, bathroom renovation, window replacement, roof repairs, ADA upgrades to the kitchen, ADA upgrades to the bathrooms, and ADA Upgrades to the sidewalks around the pavilion. The Pierce Pavilion is over 80 years old, and this project is needed to keep the pavilion in a good state of repair. During the 2021 city wide ADA audit, several deficiencies were noted at the Pierce pavilion. Those items will be addressed in this project to make the Pavilion ADA compliant.

## PUBLIC BID RESULTS

The bids were received as follows:

- |                                           |                  |
|-------------------------------------------|------------------|
| • <b>RJM Construction, LLC. (Low Bid)</b> | <b>\$391,300</b> |
| • Milbach Construction, Co.               | \$392,376        |
| • Cardinal Construction Co., Inc.         | \$521,000        |
| • Elite Builds, Inc.                      | \$540,385        |

## FUNDING

The low bid submitted for this project was over the allocated project cost of \$375,000 because lead paint that was discovered during the design process. The lead paint will be

addressed as part of this project. The 2024 Telulah Pavilion Renovation Project came in under budget and currently has a positive balance of \$38,867. We request funding the 2025 Pierce Pavilion Renovation Project deficit with the positive project balance of \$38,867 in the 2024 Telulah Pavilion Renovation Project. Although this project includes money from the 2025 ADA project, not all of it can be spent at Pierce as it is also allocated for making repairs at other city properties.

## **RECOMMENDATION**

We are requesting a \$38,867 budget transfer from the 2024 Telulah Pavilion Renovation Project to the 2025 Pierce Pavilion Renovation Project.

Our consulting engineer has written the City of Appleton a formal letter of recommendation to award the contract to RJM Construction, LLC. The Parks and Recreation Department has also reviewed the bids and are in agreement with the engineer's recommendation. Therefore, we recommend awarding the contract to RJM Construction, LLC. in the amount of \$391,300 plus a contingency of 15% only to be utilized as needed.

Please contact me at 832-5572 or at [dean.gazza@appleton.org](mailto:dean.gazza@appleton.org) with any questions.