

DATE: *April 29, 2021*
TO: Mayor and City Council
FROM: *[Signature]* Assistant City Manager
SUBJECT: 21-005 Goldmine Park Construction
Contract Award



RECOMMENDED ACTION

Award the construction contract for project 21-005 Goldmine Park Construction to TriScapes, Inc. (TSI) of Alpharetta in the amount of \$928,877.64.

BUDGET IMPACT

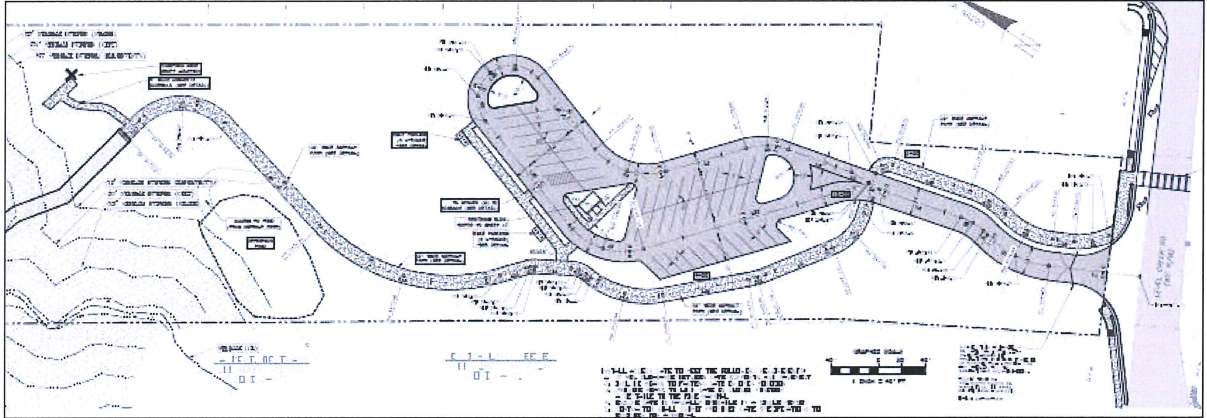
The capital improvement program budget for 2021 includes \$1,075,000 for completion of the project and covers the construction plus any remaining design, materials testing, FF&E and other additional contingency items for the park. Funds in the amount of \$1,063,000 are currently available for the completion of the work. Therefore, adequate funds are available for the completion of the construction and to award the contract.

DISCUSSION & BACKGROUND

One of the recent acquisitions in our park development strategy is a 9-plus acre tract at 440 Level Creek Road, formerly the site of a single-family residential structure as well as a portion of the old Simmons Gold Mine with an access tunnel at the back of the parcel. The acquisition sought to provide a location for a new passive park, commemorating the gold mining history in Sugar Hill, as well as providing a trailhead for the city's new greenway trail aligned to wind its way through this property. The trail will extend through the 9-acre parcel and be an integral part of the park itself connecting ultimately with the Georgia Department of Transportation's old "Northern Arc" right-of-way. The story of the gold mining history in Sugar Hill will be an important part of the project as well as this park's future.

Plans for the project were prepared by the city's design consultant, which includes a parking lot for 52 vehicles, restrooms, bicycle racks, 970 feet of new greenway trail, an overlook to the mine entrance, storm drainage, landscaping and driveway improvements on Level Creek Road.

Plan excerpt showing project layout:



The project, while on 9 acres of property, will only include 2.4 acres of disturbed area, leaving much of the environmentally sensitive areas natural. Landscape material has been added to the contract to address concerns from recently completed residential properties to the south, not present when the project was originally contemplated. In addition, during the design phase of the project, staff had identified a number of discarded headstones on the tract that were fully researched and confirmed as such. A letter indicating clearance on these cultural resource matters was provided by our cultural resource management consultant, R.S. Webb.

After completing the design and pre-construction phase of the process, the project was advertised for bid in March on the city's website continuously as well as posted on the Georgia Procurement Registry. Five plan holders and two plan rooms picked up plans and expressed interest in the project. The following two bids were received on April 28:

#	Bidder	Total Base Bid Amount
1	TriScapes, Inc.	\$928,877.64
2	Reeves + Young	\$996,999.00

The low-bidder was determined to be TriScapes, Inc. (TSI) from Alpharetta. TSI is currently the city's contractor on the greenway project and is already mobilized in the area, having successfully completed a significant portion of that project. City staff recommends awarding the project to TriScapes in the amount of \$928,877,64 and authorizing the mayor to sign the contract documents.