



AGENDA
GULF SHORES CITY COUNCIL
RESCHEDULED COUNCIL WORK SESSION MEETING
JULY 5, 2016
4:00 PM

1. Councilmember Discussion Period

- A. Councilman Jones

2. Airport Authority

- A. Saunders Yacht Works Site Plan

Documents: [AA - 1 AGENDA MEMO - SAUNDERS DEV PLAN RATIFICATION.PDF](#), [AA - 1 SAUNDERS SITE PLAN.PDF](#)

- B. Gulf Air Center Site Plan

Documents: [AA - 2 AGENDA MEMO GAC PHASED DEV PLAN RATIFICATION.DOCX](#), [AA - 2 GULF AIR CENTER SITE PLAN.PDF](#)

3. Finance And Administrative Services Department

- A. Hurricane Re-Entry Decals - Fort Morgan Peninsula

Documents: [FIN - COUNCIL AGENDA SUMMARY FM HURRICANE DECAL RESOLUTION.WP.PDF](#), [FIN - RESO - FORT MORGAN HURRICANE REENTRY DECALS RESOLUTION.WP.PDF](#)

4. Planning And Zoning Department

- A. Unopened Gulf Avenue Right-Of-Way Vacation

Documents: [PAZ - UNOPENED GULF AVENUE RIGHT-OF-WAY VACATION.PDF](#)

5. Public Works Department

- A. Bodenhamer Recreation Center - Pool Filtration System Bid

Documents: [PWD - POOL FILTRATION SYSTEM BID - COUNCIL MEMO.PDF](#), [PWD - POOL FILTRATION SYSTEM BID TAB.PDF](#)

6. Recreation And Cultural Affairs

- A. Public Assembly Permit Application - St. Andrew By The Sea, A Community Church

Documents: [RAC - PUBLIC ASSEMBLY PERMIT APPLICATION - ST. ANDREW BY THE SEA.PDF](#)

- B. Change Order Request - Wayfinding Project

Documents: [RAC - CHANGE ORDER MEMO 6-27-16.WP.PDF](#)

7. Mayor
Updates

8. Adjourn



SMALL TOWN, BIG BEACH™

Date: Wednesday, June 29, 2016

To: Mayor and City Council

From: Scott B. Fuller, Airport Manager

Subject: Discussion of Saunders Yacht Works designs

Background: Saunders Yachtworks lease dated 2006 included future development of Parcels B and C upon approval of the Authority of plans submitted prior to construction. At the Authority's meeting on June 27, 2016, Saunders submitted the enclosed plans for construction of an auto parking facility on Parcel C and clearing of Parcel B for additional boat storage. All improvements require compliance with City Building and Planning codes. The Authority approved the site plans unanimously.

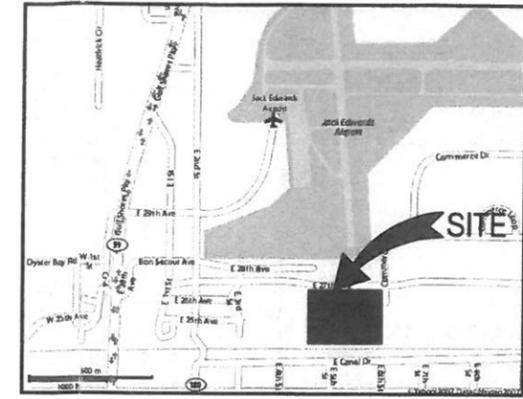
Recommendation: Ratify Authority approval of site plans for the development of Parcels B and C.

Previous Council Action: None

Budget Implications: None

Related Issues: None

Attachments: Proposed development drawings



VICINITY MAP
SCALE: 1"=1000'

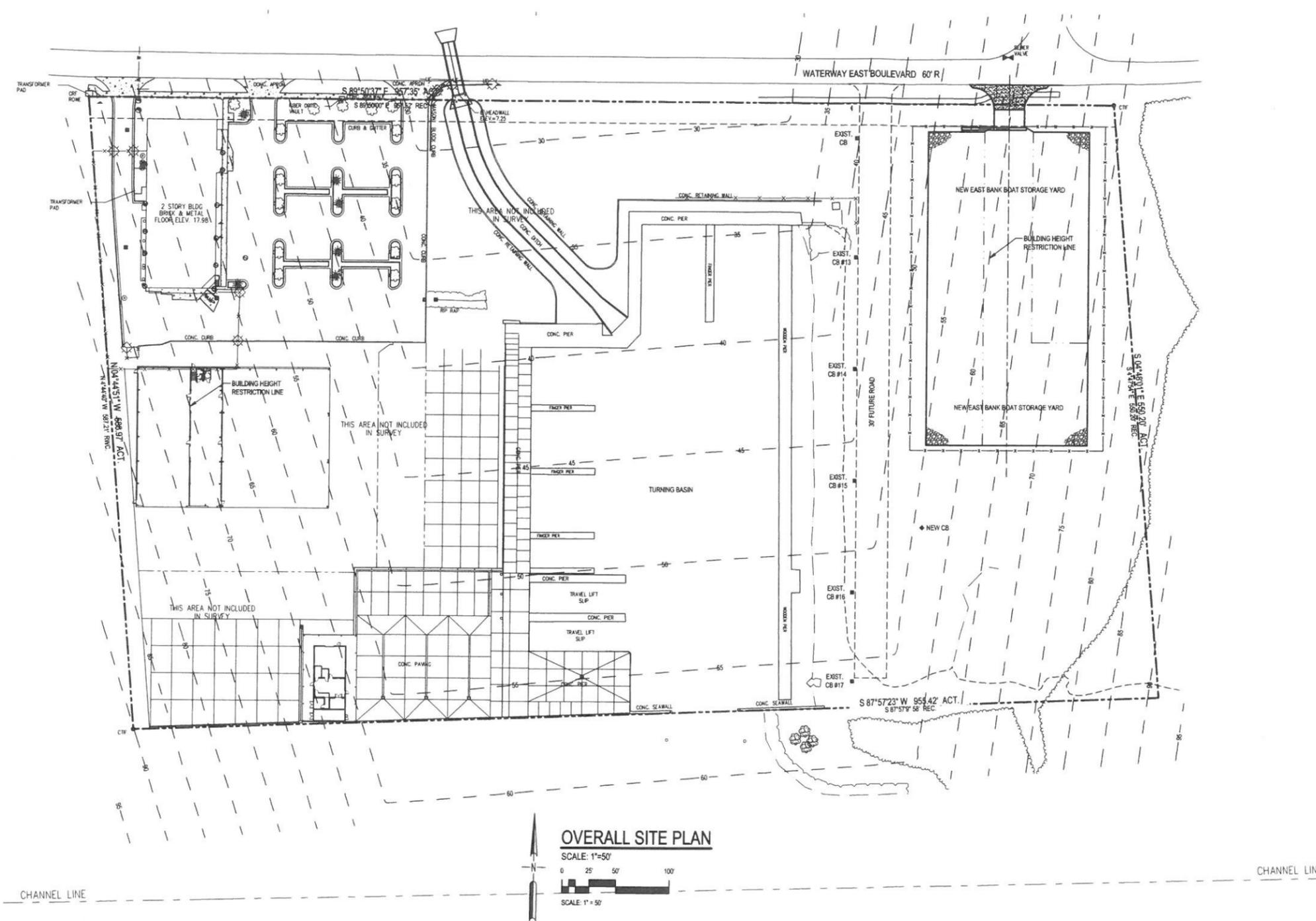
LEGEND	
EDGE OF ASPHALT	PROPERTY LIMITS
CURB LINES	DEPRESSIONS
OVERHEAD LINES	POWER POLE
UG TELEPHONE	GUY ANCHOR
UG LP GAS	CONIFEROUS TREES
WATER MAINS	DECIDUOUS TREES
DITCHES	TREE LINES
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BUILDINGS	TRANSFORMER
CULVERTS	MONUMENT
AREA LIGHTS	SURVEY MARK (HUB)
SIGNS	IRON PIN
MAN HOLES	FLOW LINE
GAS METERS	ASPHALT PAVING TYPE I
CATCH BASINS	ASPHALT PAVING TYPE II
EXISTING CONTOUR	EARTH BERM (SLOPE SIDES 2:1)
EXISTING SPOT ELEVATION	SEDIMENT BARRIER
NEW CONTOURS	SEE DETAIL
NEW SPOT ELEVATION	SILT FENCE BARRIER
FLOW DIRECTION	SEE DETAIL
EXISTING CONCRETE PADPAVING	LIMITS OF LAND CLEARING
NEW CONCRETE PADPAVING	

- GENERAL NOTES:**
- BOUNDARY AND TOPOGRAPHIC DATA TAKEN FROM SURVEY PREPARED BY LAWLER AND COMPANY, INC. DATED 02 SEPT., 2015.
 - CONTRACTOR TO NOTIFY ALL UNDERGROUND UTILITY COMPANIES AT LEAST 48 HOURS PRIOR TO CONSTRUCTION EXCAVATION. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH OSHA, FEDERAL, STATE AND LOCAL CODES.
 - CONTRACTOR TO COMPLY WITH ALL EROSION CONTROL STANDARDS AS SPECIFIED BY COUNTY AND STATE OFFICIALS.
 - DURING CONSTRUCTION, CONTRACTOR SHALL CHECK THE EROSION CONTROL FACILITIES DAILY, AND MAKE REPAIRS OR MODIFICATIONS AS NEEDED.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE STORM WATER FACILITIES DURING CONSTRUCTION. UPON COMPLETION OF PROJECT, THIS SHALL BECOME THE RESPONSIBILITY OF THE OWNER. THE CONTRACTOR/OWNER SHALL INSPECT ALL STORM DRAINS AND SWALES ON A MONTHLY BASIS AND REMOVE ANY SILTATION AS NEEDED.
 - ALL DISTURBED GRASSED AREAS SHALL BE SOLID SOO OR HYDROSEEDING UNLESS OTHERWISE NOTED ON LANDSCAPE PLAN AND/OR EROSION CONTROL PLAN.
 - THE CONTRACTOR SHALL CONTACT MARK ACREMAN, CITY OF GULF SHORES PUBLIC WORKS DIRECTOR, IN PERFORMING ANY CONSTRUCTION ACTIVITIES WITHIN THE CITY MAINTAINED RIGHT-OF-WAY TO DISCUSS THE CONDITIONS OF THE CITY MAINTAINED ROAD LEADING TO THE CONSTRUCTION SITE. THE CONTRACTOR SHALL IMPLEMENT AND MAINTAIN ALABAMA HANDBOOK FOR EROSION CONTROL, SEDIMENT CONTROL, AND STORMWATER MANAGEMENT ON CONSTRUCTION SITES AND URBAN AREAS BY THE ALABAMA SOIL AND WATER CONSERVATION COMMITTEE, VOLUMES I AND II, 2003 EDITION.
 - CONSTRUCTION PHASE DUST CONTROL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. WATER SITE AS NEEDED, OR AS DIRECTED BY ENGINEER TO MAINTAIN ADEQUATE DUST CONTROL.
 - CONTRACTOR SHALL PROVIDE A VIDEO OF ALL UNDERGROUND STORM SEWERS ILLUSTRATING THE SYSTEM IS FREE AND CLEAR OF SEDIMENT, AND FUNCTIONAL TO THE SATISFACTION OF THE OWNER AND ENGINEER PRIOR TO FINAL CLOSE OUT.
 - ANY AND ALL DESIGN, ERECTION, PERMIT FEES AND APPLICATION PERTAINING TO ANY AND ALL WORK ZONE TRAFFIC CONTROL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
 - CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NEEDED PERMITS AND LICENSES.
 - ALL WORKMANSHIP AND MATERIAL PROPOSED WITHIN COUNTY AND STATE RIGHTS-OF-WAY SHALL ADHERE TO ALDOT STANDARD SPECIFICATIONS, 2008 EDITION.

SITE DATA:

GENERAL:	CONSTRUCTION OF A STONE PAVED BOAT YARD.
ZONING:	ICW-EAST
TOTAL LAND AREA:	473,035 Sq. Ft. (10.86 Ac.)
BLDG. SETBACK:	20'-0" FRONT 7'-0" SIDE

FLOOD ZONE:
FEMA NFIP FLOOD INSURANCE RATE MAP 01003C0819K AND 01003C0819K, DATED JUNE 17, 2002, SHOWS THIS PROPERTY IN ZONES X, X SHADED AND AE, BASE FLOOD ELEVATION 8.0' NAVD 1988
FLOOD ZONE DETERMINATION MADE FROM GRAPHIC PLOTTING ONLY.



OVERALL SITE PLAN
SCALE: 1"=50'

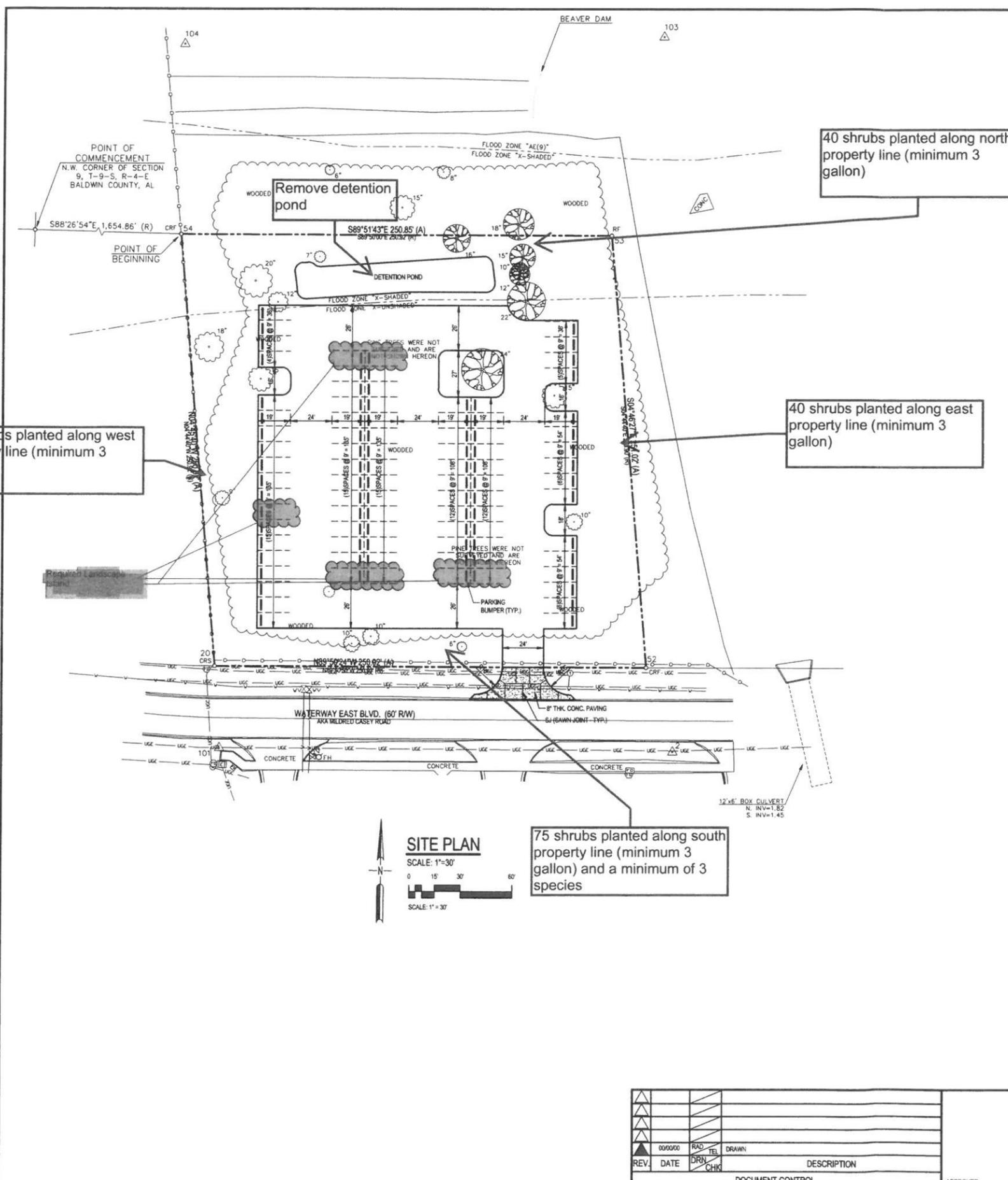
REV.	DATE	DRN	CHK	DESCRIPTION

APPROVED _____



CLARK, GEER, LATHAM & Associates, Inc.
ENGINEERS ARCHITECTS
3901 Spring Hill Avenue
Ph. No. (251) 344-7073
Mobile, Alabama 36608
Mobile, Alabama 36608
FAX No. (251) 343-9179

yachtworks SAUNDERS YACHTWORKS
GULF SHORES, ALABAMA
EAST BANK BOAT STORAGE YARD
OVERALL SITE PLAN
PROJ. NO. 1594 DWG. NO. C1.0



LEGAL DESCRIPTION:
STATE OF ALABAMA
COUNTY OF BALDWIN

A PARCEL OF LAND LOCATED IN SECTION 9, TOWNSHIP 9 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 9; THENCE RUN SOUTH 88°26'54" EAST A DISTANCE OF 1,654.86 FEET TO A CAPPED REBAR (BWS) AT THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE RUN SOUTH 89°51'43" EAST A DISTANCE OF 250.85 FEET TO A 5/8" REBAR; THENCE RUN SOUTH 04°46'27" EAST A DISTANCE OF 251.02 FEET TO A CAPPED REBAR (BWS) ON THE NORTH RIGHT-OF-WAY LINE OF WATERWAY EAST BLVD (AKA MILDRED CASEY ROAD) (60' RW); THENCE RUN NORTH 89°50'24" WEST ALONG SAID NORTH RIGHT-OF-WAY LINE A DISTANCE OF 250.92 FEET TO A CAPPED REBAR (WATTER); THENCE RUN NORTH 04°45'40" WEST A DISTANCE OF 250.92 FEET TO THE POINT OF BEGINNING. THE DESCRIBED PARCEL CONTAINS 1.44 ACRES, MORE OR LESS.

FLOOD ZONE:
THE PROPERTY DESCRIBED HEREON IS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP NO. 010302041 L, DATED 07/17/2007, AND IS SHOWN TO BE IN FLOOD ZONES "X-UNSHADED", "X-SHADED" & "AE8".

- GENERAL NOTES:**
- BOUNDARY AND TOPOGRAPHIC DATA TAKEN FROM SURVEY PREPARED BY WATTIER SURVEYING, INC., DATED APRIL 14, 2016.
 - CONTRACTOR TO NOTIFY ALL UNDERGROUND UTILITY COMPANIES AT LEAST 48 HOURS PRIOR TO CONSTRUCTION EXCAVATION. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH OSHA, FEDERAL, STATE AND LOCAL CODES.
 - CONTRACTOR TO COMPLY WITH ALL EROSION CONTROL STANDARDS AS SPECIFIED BY COUNTY AND STATE OFFICIALS.
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SITE DATA:

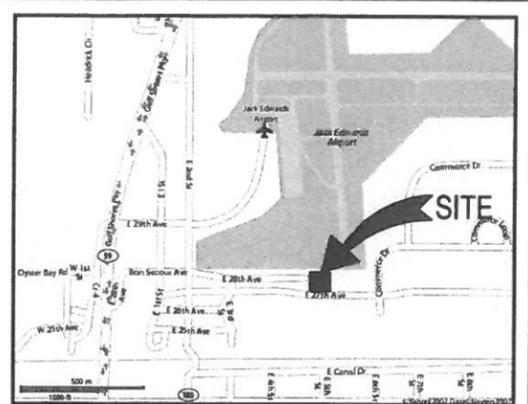
GENERAL: CONSTRUCTION OF A STONE PAVED PARKING LOT.

ZONING: ICM-EAST

TOTAL LAND AREA: 62,726 Sq.Ft. (1.44 Ac.)

BLDG. SETBACK: 20'-0" FRONT
7'-0" SIDE

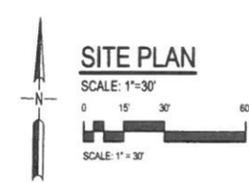
PARKING: 86 SPACES PROVIDED



VICINITY MAP
SCALE: 1"=1000'

LEGEND

EDGE OF ASPHALT	PROPERTY LIMITS
CURB LINES	DEPRESSIONS
OVERHEAD LINES	POWER POLE
UG TELEPHONE	GUY ANCHOR
UG LP GAS	CONIFEROUS TREES
WATER MAINS	DECIDUOUS TREES
DITCHES	TREE LINES
FENCES	SHRUBS
BUILDINGS	TRANSFORMER
CULVERTS	MONUMENT
AREA LIGHTS	SURVEY MARK (HUB)
MAN HOLES	IRON PIN
GAS METERS	FLOW LINE
CATCH BASINS	ASPHALT PAVING TYPE I
EXISTING CONTOUR	ASPHALT PAVING TYPE II
ELEVATION	EARTH BERM (SLOPE SIDES 2:1)
NEW CONTOURS	SEDIMENT BARRIER
NEW SPOT ELEVATION	SEE DETAIL
FLOW DIRECTION	SILT FENCE BARRIER
EXISTING CONCRETE PAVING	SEE DETAIL
NEW CONCRETE PAVING	LIMITS OF LAND CLEARING



REV.	DATE	DRN	CHK	DESCRIPTION
000000		RAD	TEL	DRAWN

DOCUMENT CONTROL



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ENGINEERS ARCHITECTS

3901 Spring Hill Avenue
Ph. No. (251) 344-7073

Mobile, Alabama 36608
FAX No. (251) 343-9179

Yachtworks SAUNDERS YACHTWORKS
GULF SHORES, ALABAMA

PARCEL "C" PARKING LOT
SITE PLAN

PROJ. NO. 1655 DWG. NO. C1.0



SMALL TOWN, BIG BEACH™

Date: Wednesday, June 29, 2016

To: Mayor and City Council

From: Scott B. Fuller, Airport Manager

Subject: Discussion of Gulf Air Center Project

Background: The Authority approved a lease amendment, which was ratified by the City as required by Authority lease, with Gulf Air Center in July 2015 for construction an additional hangar facility. Due to a number of additional operators on the airport with and pending hangar developments, Gulf Air has asked the Authority to allow for a phased construction to allow demand to catch up with new supply. The Authority approved the phased construction adding 24 months to the completion requirement for phase 2 (drawings attached). No change to existing lease agreement terms were requested or approved.

Recommendation: Ratify the Authority's approval of lease site plans.

Previous Council Action: Ratified Lease Amendment 1, in August 2015.

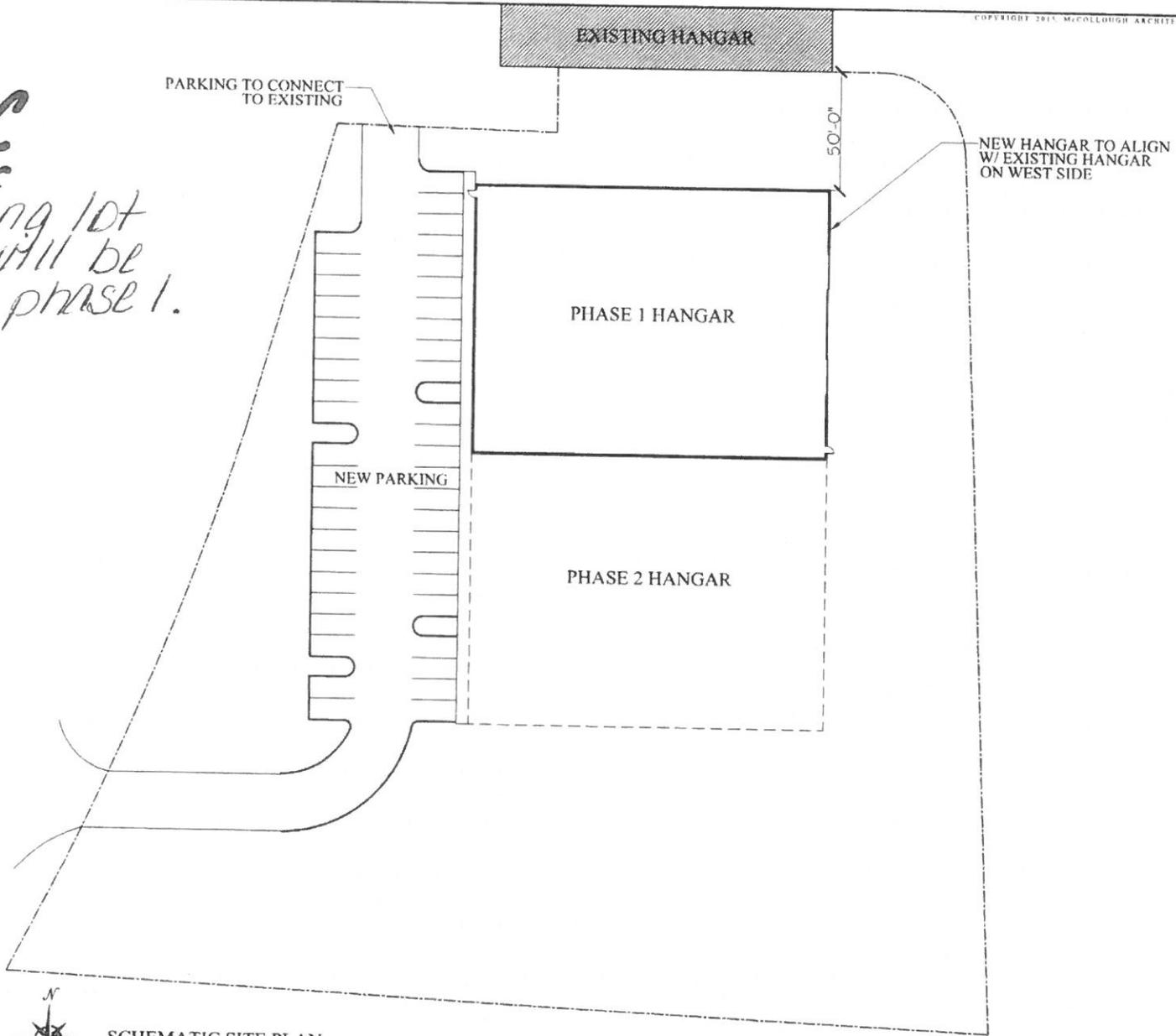
Budget Implications: None

Related Issues: None

Attachments: Phased development drawings

GAC

The parking lot & fencing will be included in phase 1.



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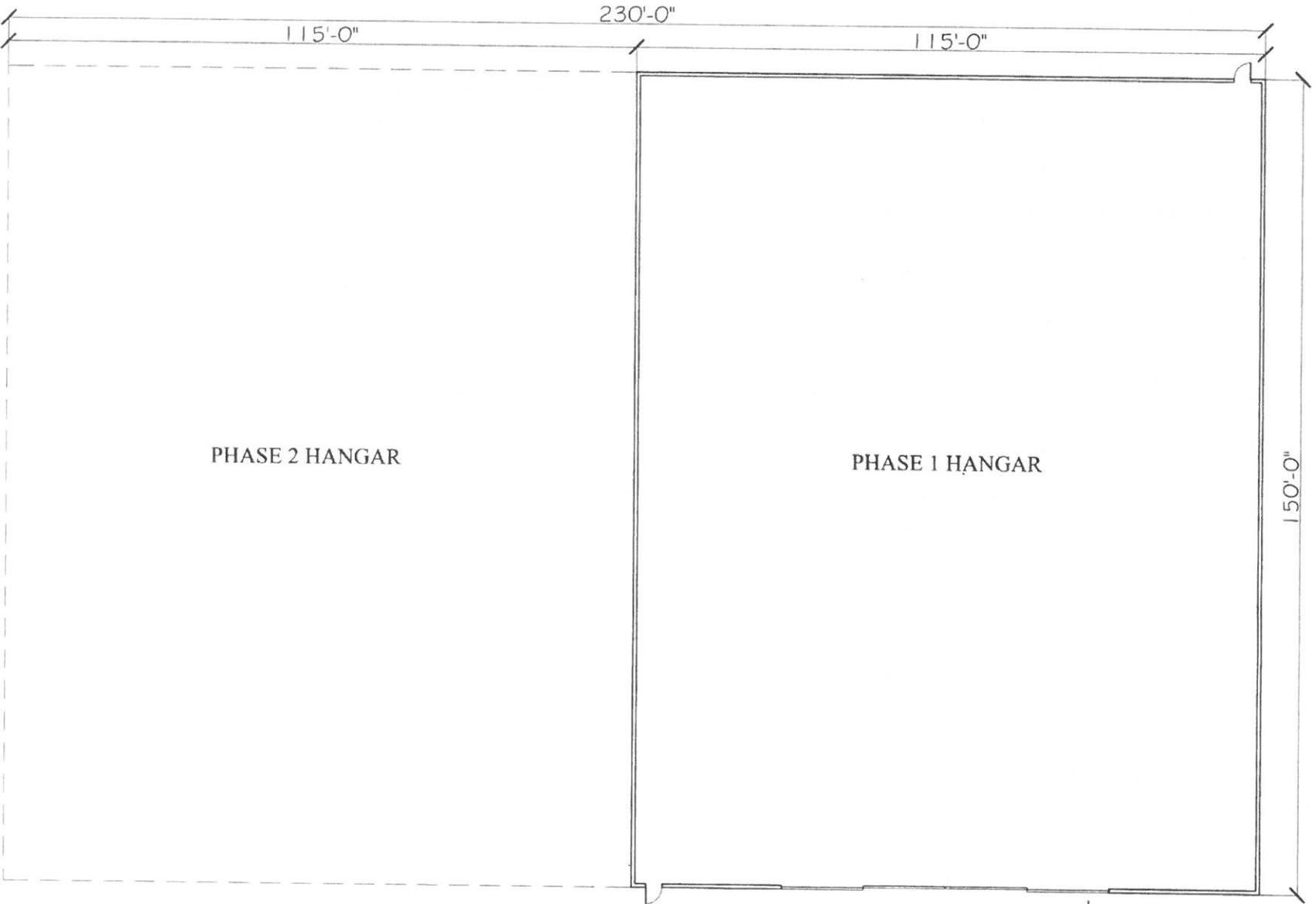
NOT FOR
CONSTRUCTION

A NEW HANGAR
PB-14
GULF SHORES
ORANGE BEACH, ALABAMA

JOB NO.	
DRAWN	SBM
CHECKED	
DATE	06.17.2016
REVISION	
SCALE	1"=20'-0"
SHEET NO.	A1.1
SCHEMATIC SITE PLAN	



SCHEMATIC SITE PLAN
1"=20'-0"



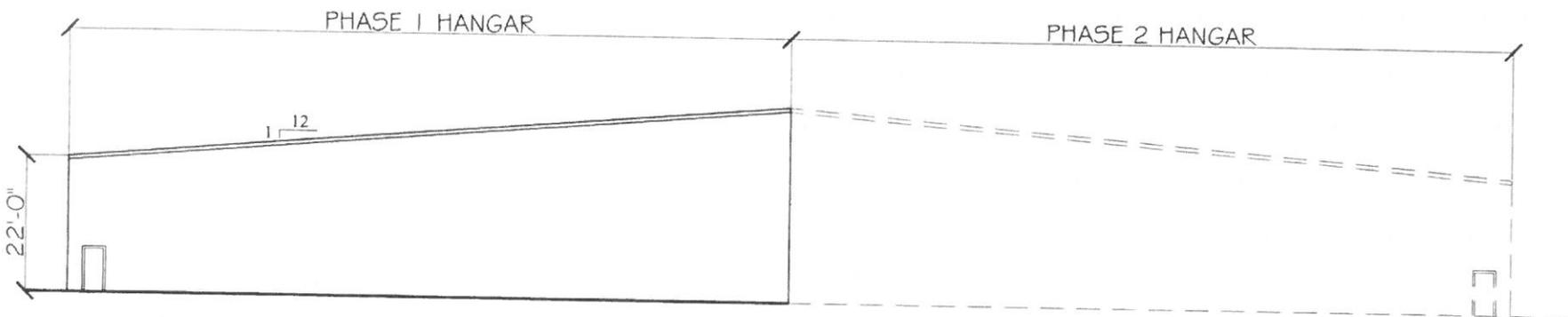
NOT FOR
CONSTRUCTION

A NEW HANGAR
PB-14
GULF SHORES
ORANGE BEACH, ALABAMA

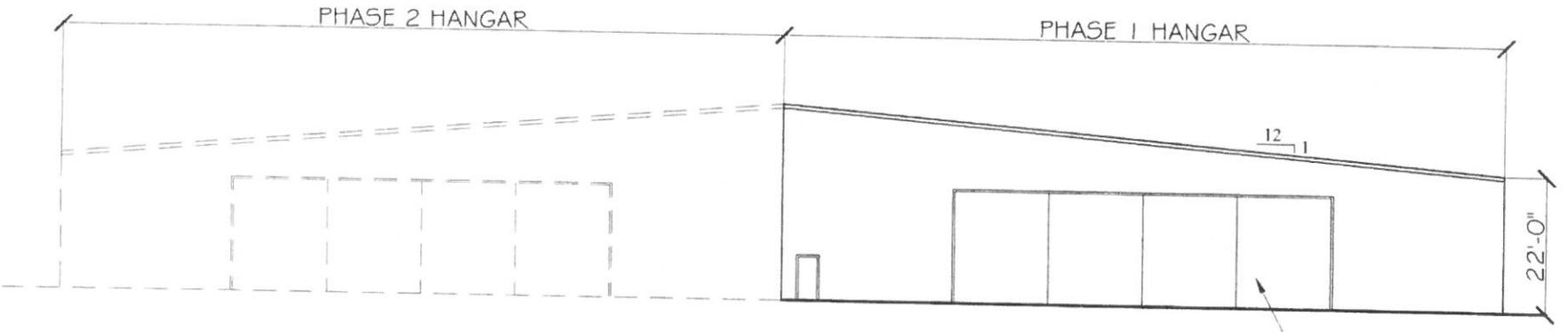
JOB NO.	
DRAWN	SBM
CHECKED	
DATE:	06.17.2014
REVISION:	
SCALE: 1/8" = 1'-0"	
SHEET NO.	
A1.2	
FLOOR PLAN	

FLOOR PLAN
1/8"=1'-0"





WEST ELEVATION
1/8"=1'-0"



EAST ELEVATION
1/8"=1'-0"



NOT FOR
CONSTRUCTION

A NEW HANGAR
PB-14
GULF SHORES
ORANGE BEACH, ALABAMA

JOB NO.	SBM
DRAWN	SBM
CHECKED	
DATE	06.17.2016
REVISION	
SCALE	1/8" = 1'-0"
SHEET NO.	A1.3
ELEVATIONS	

COUNCIL AGENDA SUMMARY

TO: Mayor Craft & Members of the City Council
FROM: Marcy Kichler, Revenue Supervisor
SUBJECT: Hurricane Re-Entry Decals/Placards for Fort Morgan Peninsula
DATE: July 5, 2016

ISSUE: Baldwin County Commission has decided not to issue hurricane re-entry decals to residents and businesses on the Fort Morgan Peninsula. The City needs an established policy for the distribution of resident decals for the 2017-2018 season and business re-entry placards for the current 2016 season.

BACKGROUND: Previously the placards and decals were initially distributed by the County. As a courtesy, we issued decals for new residents after the initial distribution and collected an administrative fee of \$5.00 per decal.

PREVIOUS COUNCIL ACTION: Resolution 5642-16 adopted March 14, 2016 established policy for Re-Entry Decals inside the city limits.

BUDGET IMPLICATIONS: The cost of decals for Fort Morgan was not included in the 2016 budget, since we were not made aware of the county's decision until May 2016. Cost to print decals is \$523.

RECOMMENDATION: Approve the resolution for re-entry decals for Fort Morgan

RELATED ISSUES:

ATTACHMENTS: None

DEPARTMENT: Finance and Admin

STAFF CONTACT: Marcy Kichler

RESOLUTION NO. – 16

**A RESOLUTION ESTABLISHING A POLICY
FOR ISSUANCE OF HURRICANE RE-ENTRY PASSES
FOR FORT MORGAN RESIDENTS, CONTRACTORS,
BUSINESSES AND PROPERTY MANAGEMENT COMPANIES**

WHEREAS, the Baldwin County Commission has made the decision not to issue re-entry decals to citizens of Fort Morgan, that the City of Gulf Shores will issue two (2) hurricane re-entry decals at a cost of \$5.00 each to residents and property owners within the Fort Morgan Peninsula that are located outside the City of Gulf Shores corporate limits and the police jurisdiction. All fees will double if a Hurricane/Tropical Storm Watch is issued for our area.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GULF SHORES, ALABAMA, WHILE IN REGULAR SESSION ON JULY 11, 2016, as follows:

Section 1. Passes will be issued at City Hall in Gulf Shores, in person only. No passes or decals will be mailed. That strict proof of residency or property ownership will be required for the purchase of hurricane re-entry decals in the form of a deed, lease, utility bill, etc., that bears the street address of the property for which the decal is being purchased, along with proof of identity.

Section 2. That up to ten (10) Property Management Company Hurricane Passes will be sold at a cost of \$10.00 each plus a \$25.00 administrative fee. All fees will double if a Hurricane/Tropical Storm Watch is issued for our area.

Section 3. That up to ten (10) *Contractor Hurricane Passes will be sold at a cost of \$10.00 each plus a \$25.00 administrative fee. All fees will double if a Hurricane/Tropical Storm Watch is issued for our area.

*Contractor shall be defined as:

- 1) General Contractor
- 2) Homebuilder
- 3) Electrician
- 4) Plumber
- 5) Mechanical Contractor
- 6) Roofing Contractor.

Section 4. That up to *ten (10) Business Passes will be sold for businesses, **excluding licenses for residential properties** at a cost of \$10.00 each plus a \$25.00 administrative fee. All fees will double if a Hurricane/Tropical Storm Watch is issued for our area.

***Supermarkets, Grocery Stores, and Hardware/Building Supply Stores may receive additional passes upon written request to the Emergency Manager.**

Section 5. That once a Hurricane Warning has been issued, No hurricane passes of any type will be available.

Section 6. That all other Resolutions or parts of Resolutions of the City of Gulf Shores in conflict herewith shall be and the same are, to the extent of such conflict, hereby repealed.

Section 7. That this Resolution shall become effective upon its adoption.

ADOPTED this 11th day of July, 2016.

Robert Craft, Mayor

ATTEST:

Wanda Parris, MMC
City Clerk

C E R T I F I C A T I O N

I, Wanda Parris, MMC, City Clerk of the City of Gulf Shores, Alabama, do hereby certify that the foregoing is a true and correct copy of Resolution No. -16 (prepared by City Clerk), which Resolution was duly and legally adopted at a regular meeting of the City Council on July 11, 2016.

City Clerk



TO: Mayor Craft & Members of the City Council

FROM: Andy Bauer, Director of Planning & Zoning

SUBJECT: Unopened Gulf Avenue Right-of-Way Vacation

DATE: July 5, 2016

ISSUE: Vacation and conveyance of a portion of the unopened Gulf Avenue for the future construction of a Circle K.

RECOMMENDATION: If the City Council deems the total consideration of \$374,580 and the donation of 530 square feet of land adequate consideration for the vacation and quitclaim conveyance of 29,082 square feet of the unopened Gulf Avenue right-of-way, then staff recommends approval.

BACKGROUND: Circle K Stores Inc. requests the vacation, in accordance with Ala. Code § 23-4-1, and the quitclaim conveyance by the City of 29,082 square feet of a portion of the unopened Gulf Avenue public right-of-way located between West 19th and West 20th Avenue. Circle K Stores Inc. proposes to provide a total consideration, including a fair market value vacation of right-of-way fee under Ala. Code § 11-49-6, in the amount of \$374,580.00 together with a donation 530 square feet of land at the corner of West 20th Avenue and Highway 59 for the use of future right-of-way. The \$374,580 is based on the Baldwin County Revenue Commissioner's most recent appraisal of the adjacent land at \$12.88 per square foot. The maximum vacation of right of way fee that could be required with respect to the portion of the vacated right of way that would inure to Circle K as an abutting property owner is capped by statute at that value. While not subject to the statutory cap, the same value is proposed to be applied in computing the compensation to be paid for the quitclaim conveyance of the portion of the right of way that would inure to the City based on its abutting ownership of West 1st Street. The donation of 530 square feet for the use of right-of-way is needed for the possible addition of a 3rd southbound lane to Highway 59. Staff has confirmed no other land for additional right-of-way is needed for this project. There are three (3) steps to this vacation process:

1. After 30 days public notice and a public hearing, by resolution the City Council would agree to vacate the public rights in a portion of Gulf Avenue in accordance with Ala. Code § 23-4-1. Upon vacation the right-of-way title passes to the two directly abutting property owners, Circle K and the City of Gulf Shores. (As noted above, West 1st Street is located directly west of Gulf Avenue and is owned by the City; therefore half of the vacated right-of-way passes to the City.)
2. By separate resolution after public notice and a public hearing the City would establish a vacation fee in accordance with Ala. Code § 11-49-6 for the half of the vacated right-of-way which is to pass to Circle K.
3. By another resolution the City Council would approve a separate contract providing for the quitclaim conveyance of the City's portion of the vacated Gulf Avenue to Circle K, the conveyance by Circle K of the 530 square feet to the City, and a requirement that the Circle K site plan be designed to the satisfaction of the City to incorporate the drainage

characteristics of the existing swale within Gulf Avenue so proper drainage of the area is continued.

The site plan indicates Circle K will build a 4,920 square foot building with a 12 pump gas canopy. The site plan shows the required 8 foot wide sidewalk along Highway 59 and 6 foot wide sidewalks along West 19th Avenue, West 20th Avenue, and West 1st Street. There is an existing drainage swale within the unopened Gulf Avenue right-of-way. Circle K will need to incorporate the drainage characteristics of the swale into their site design so proper drainage of the area is continued.

PREVIOUS COUNCIL ACTION: Not Applicable

ATTACHMENTS: Circle K Right-of-Way Vacation Request, Boundary Survey of the Right-of-way, Aerial of the proposed Vacation, and Conceptual Site Plan



June 16th, 2016

Andy Bauer, AICP
Director of Planning and Zoning
P.O. Box 299
205 Clubhouse Drive Suite B
Gulf Shores, Alabama 36542

Re: Vacation of Right-of-Way, Alabama Code 11-49-6, Westerly portion of City Property located near 2021 Gulf Shores Parkway.

Dear Mr. Bauer,

This letter is being generated to satisfy the requirement dictated in Alabama Code 11-49-6 for Vacation of Right-of-Way Fee. Circle K Stores, Inc. petitions the City of Gulf Shores to vacate 29,082 Square Feet of the Gulf Avenue right-of-way for a proposed fee of \$12.88/per foot or \$374,580.00 (Three Hundred Seventy Four Thousand Five Hundred Eighty) Dollars. This fee is based upon the most recent appraisal of the adjacent properties as determined by the Baldwin County Revenue Commission.

We would like to thank you for the opportunity and hope to hear from you soon. If you have any questions or concerns, please feel free to contact me directly.

Respectfully,

Chris Moates
Real Estate Development Manager
Circle K Stores, Inc. | Gulf Coast Business Unit
205.999.1955 m
Cmoates@circlek.com

Property to be donated as Public ROW 530 sq. ft.

Unopened Gulf Avenue ROW To be Vacated 29,082 sq. ft.

West 1st Street R/W Varies

Gulf Avenue (Unopened Roadway) 130' R/W

2 LANES (SOUTH BOUND)

Alabama Highway 59 A.K.A Gulf Shores Parkway

PARCEL A

PARCEL B

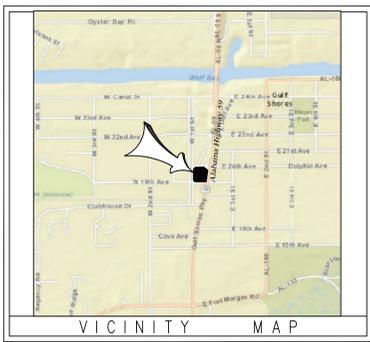
West 19th Avenue 70' R/W

CURVE	DELTA ANGLE	ARC LENGTH	RADIUS	TANGENT	CHORD BEARING	CHORD LENGTH
C-1	09°13'17"	294.34'	1828.82'	147.49'	N 14°53'23" E	294.02'
C-2	01°58'37"	255.50'	7405.09'	127.76'	S 10°51'31" W	255.49'

ON FEBRUARY 18, 2016 AN ORDER WAS PLACED FOR ALABAMA "ONE - CALL" (TICKET NO'S. 160491723, 160491743, 160491727 AND 160491730) TO LOCATE UTILITIES IN THE WORK AREA. ALL VISIBLE MARKINGS WERE LOCATED BY THIS COMPANY ON FEBRUARY 23, 2016.

NOTES:

- THE CURRENT OWNERS OF PARCEL A, ARE HERNDON OIL CORPORATION AND THE PANTRY, INC. AND THE OWNERS OF PARCEL B, IS CITY OF GULF SHORES.
- AREA OF PARCEL A IS 42,389 SQUARE FEET OR 0.97 ACRES, MORE OR LESS AND AREA OF PARCEL B IS 28,873 SQUARE FEET OR 0.66 ACRES, MORE OR LESS
- PARKING: 8 REGULAR STRIPED SPACES PROVIDED
PARKING REQUIRED : 25 SPACES (1 SPACE PER 200 S.F. NFA)
- ALL STREETS ARE OWNED AND MAINTAINED THE CITY OF GULF SHORES AND THE STATE OF ALABAMA.
- THIS PROPERTY IS ZONED BG (GENERAL BUSINESS) :
FRONT SETBACK = 20'
REAR SETBACK = 20'
SIDE SETBACK = N/A
MAXIMUM IMPERVIOUS SURFACE COVERAGE = 85%
- THE PROPERTY ADDRESS IS 2021 GULF SHORES PARKWAY, GULF SHORES ALABAMA.
- I HAVE CONSULTED THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD BOUNDARY MAP # 015005 L, AND FOUND THAT THE ABOVE DESCRIBED PROPERTY IS SHOWN IN FLOOD ZONES X (UNSHADED) AND X (SHADED) ON PANEL 939 (THE FLOOD INSURANCE RATE MAP DESCRIBES ZONE X (UNSHADED) AS AREAS DETERMINED TO BE OUTSIDE 500 YEAR FLOODPLAIN.
- BEARINGS BASED ON ALABAMA STATE PLANE COORDINATES (WEST ZONE - NAD 83, NAVD 88 - ALDOD CORS).
- THIS DRAWING DOES NOT REFLECT ANY TITLE OR EASEMENT RESEARCH BY THIS COMPANY.
- FIELD DATA TAKEN - FEBRUARY 23, 26, 27 & MARCH 23, 2016
- FURNISHED DESCRIPTION FROM CLIENT
- TYPE OF SURVEY - ALTA / ACSM, BOUNDARY & TOPOGRAPHIC SURVEY
- ALL PROPERTY CORNERS ARE 5/8" B.S.I. CAPPED REBARS UNLESS OTHERWISE NOTED.
- EASEMENT REFERRED TO IN NOTE 15 IS AN EXCEPTION IN TITLE COMMITMENT FILE NO. 167786 ISSUED BY SURETY LAND TITLE, INC. - MAIN OFFICE WITH AN EFFECTIVE DATE OF DECEMBER 18, 2015. THERE ARE NO EXCEPTIONS LISTED IN TITLE COMMITMENT FILE NO. 168013 ISSUED BY SURETY LAND TITLE, INC. - MAIN OFFICE WITH AN EFFECTIVE DATE OF FEBRUARY 5, 2016. THIS APPLIES TO PARCEL A.
- EXCEPTION NUMBER 7 : ACCESS EASEMENT AGREEMENT RECORDED IN INSTRUMENT NO. 1185807 IS SHOWN ON SURVEY.
- DRAWING SHOULD NOT BE SCALED. THE LOCATION OF SOME FEATURES ARE EXAGGERATED FOR CLARITY (I.E. FENCES, CURBS, ETC.



PARCEL A:

LEGAL DESCRIPTION
ALL THAT PART OF BLOCK 5, DIVISION 2 OF GULF PINES UNIT OF GULF SHORES AS RECORDED IN MAP BOOK 4 PAGE 71 PROBATE COURT RECORDS, BALDWIN COUNTY, ALABAMA DESCRIBED AS FOLLOWS : BEGINNING AT THE NORTHWEST INTERSECTION OF ALABAMA HIGHWAY 59 (GULF SHORES PARKWAY) AND WEST 19 TH AVENUE, BEING ON THE SOUTH LINE OF BLOCK 5, DIVISION 2 OF GULF PINES UNIT OF GULF SHORES, THENCE NORTH 89° - 47' - 19" WEST ALONG THE NORTH LINE OF WEST 19TH AVENUE 156.72 FEET TO THE SOUTHWEST CORNER OF BLOCK 5, SAID POINT BEING ON THE EAST LINE OF GULF AVENUE (AN UNOPENED ROADWAY) AND ON A CURVE HAVING A RADIUS OF 1828.82 FEET; THENCE NORTHEASTWARDLY ALONG THE ARC OF SAID CURVE TO THE RIGHT 294.34 FEET TO A POINT ON THE SOUTH LINE OF WEST 20TH AVENUE (CHORD BEARS : NORTH 14° - 53' - 23" EAST 294.02 FEET) ; THENCE NORTH 89° - 49' - 17" EAST ALONG THE SOUTH LINE OF WEST 20TH AVENUE 100.46 FEET TO A POINT ON THE WEST LINE OF ALABAMA HIGHWAY 59; THENCE SOUTH 40° - 12' - 05" EAST 44.68 FEET; THENCE SOUTHWESTWARDLY AND CONTINUING ALONG THE WEST LINE OF ALABAMA HIGHWAY 59 AND ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 7405.09 FEET A DISTANCE OF 255.50 FEET TO THE POINT OF BEGINNING.

PARCEL B:

ALL THAT PART OF BLOCK 5, DIVISION 2 OF GULF PINES UNIT OF GULF SHORES AS RECORDED IN MAP BOOK 4 PAGE 71 PROBATE COURT RECORDS, BALDWIN COUNTY, ALABAMA DESCRIBED AS FOLLOWS : COMMENCING AT THE NORTHWEST INTERSECTION OF ALABAMA HIGHWAY 59 (GULF SHORES PARKWAY) AND WEST 19 TH AVENUE, BEING ON THE SOUTH LINE OF BLOCK 5, DIVISION 2 OF GULF PINES UNIT OF GULF SHORES, THENCE NORTH 89° - 47' - 19" WEST ALONG THE NORTH LINE OF WEST 19TH AVENUE 156.72 FEET TO THE SOUTHWEST CORNER OF BLOCK 5, AND THE POINT OF BEGINNING OF THE PROPERTY HEREIN DESCRIBED, SAID POINT BEING ON THE EAST LINE OF GULF AVENUE (AN UNOPENED ROADWAY) AND ON A CURVE HAVING A RADIUS OF 1828.82 FEET; THENCE NORTHEASTWARDLY ALONG THE ARC OF SAID CURVE TO THE RIGHT 294.34 FEET TO A POINT ON THE SOUTH LINE OF WEST 20TH AVENUE (CHORD BEARS : NORTH 14° - 53' - 23" EAST 294.02 FEET) ; THENCE NORTH 89° - 49' - 17" WEST 106.61 FEET; THENCE SOUTH 46° - 40' - 47" WEST 60.44 FEET; THENCE SOUTH 00° - 34' - 10" EAST 202.63 FEET; THENCE SOUTH 44° - 59' - 19" EAST 56.00 FEET; THENCE SOUTH 89° - 47' - 19" EAST A DISTANCE OF 33.42 FEET TO THE POINT OF BEGINNING.

TO: CIRCLE K STORES, INC. - MAIN OFFICE
SURETY LAND TITLE, INC. - MAIN OFFICE

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 3, 4, 5, 6(c), 7(a), 8, 11(c), 13 & 14 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON JUNE 21, 2011. AND I HEREBY STATE THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE OF LAND SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

WITNESS MY HAND THIS 29 TH DAY OF MARCH, 2016.

PRELIMINARY
GERALD D. BYRD, AL. LICENSE NO. 9425

ALTA / ACSM LAND TITLE SURVEY

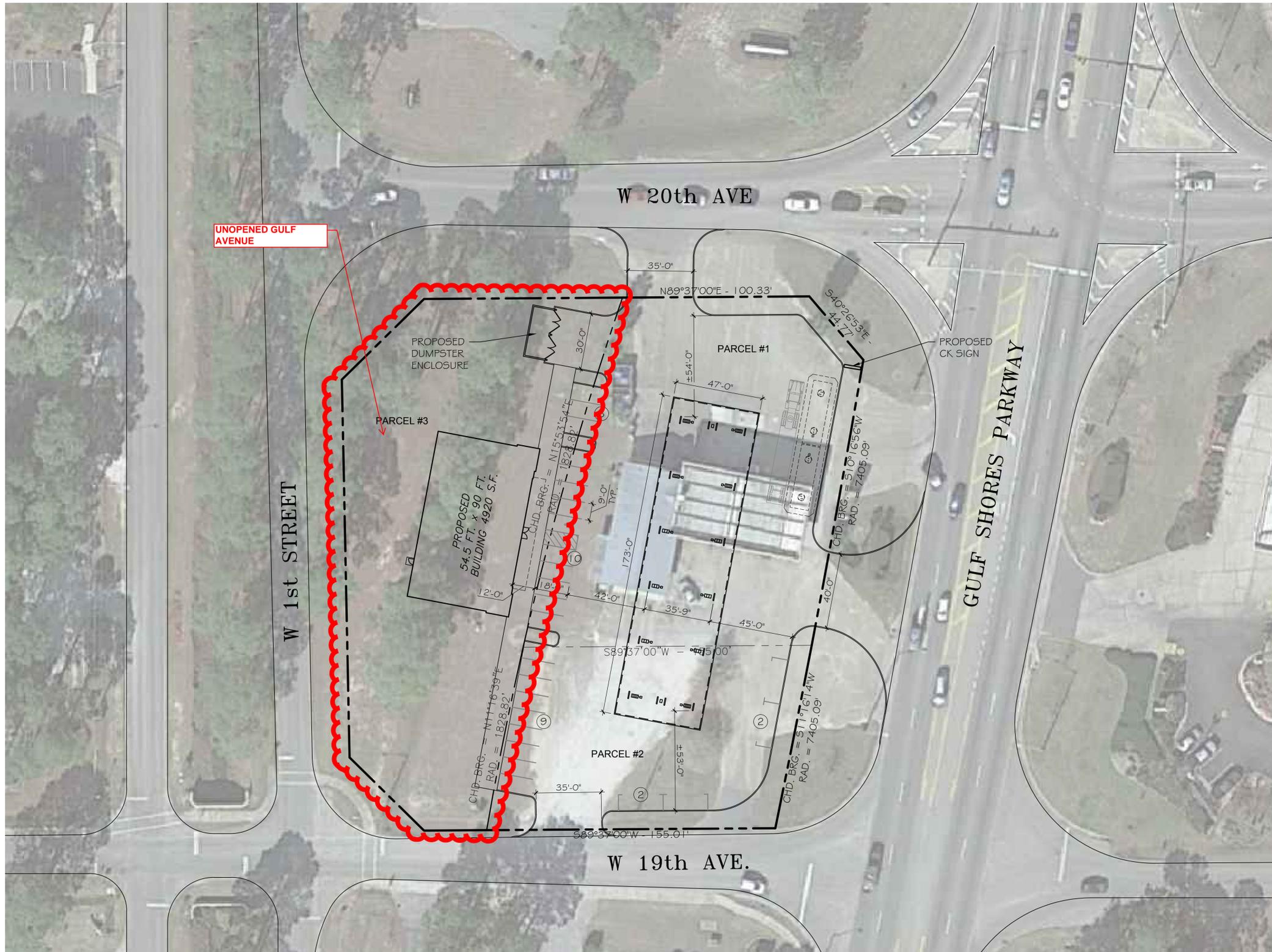
STATE HIGHWAY 59
GULF SHORES, AL

BYRD SURVEYING, INC.

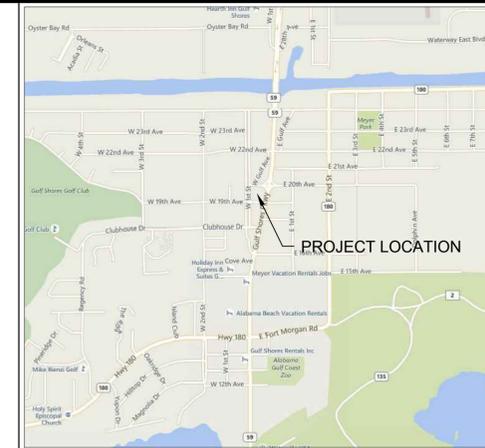
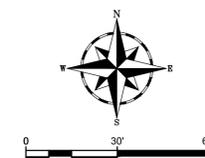
2609 HALLS MILL ROAD MOBILE, ALABAMA
(251) 476-5010 FAX: (251) 476-5033
BYRD@BYRDSURVEYING.BIZ MARCH 29, 2016
SCALE : 1" = 20'

TP = TELEPHONE PEDESTAL
WM = WATER METER
WV = WATER VALVE
FH = FIRE HYDRANT
SM = SEWER METER
GV = GAS VALVE
843 = SPOT ELEVATIONS
C.O. = CLEANOUT
S.V. = SERVICE VALVE
A/C = AIR CONDITIONER
LP = LIGHT POLE
ASPH. = ASPHALT
CONC. = CONCRETE
C.W. = CUP WIRE
UP. = UTILITY POLE
H & T = HUB & TACK
R/R = RAILROAD SPIKE
NO. = NAIL
O.P. = OPEN PORCH
S/W = RIGHT OF WAY
DB = DEED BOOK
MB = MAP BOOK
RR = REAL PROPERTY BOOK

(R) = RECORD MEASUREMENT FROM DEEDS, PLATS, OR OTHER RECORDED INSTRUMENTS
(C) = CALCULATED BEARINGS AND/OR DISTANCES BASED ON FIELD MEASUREMENTS
+ = SPOT TOP IRON FOUND
- = CRIMP TOP IRON FOUND
U.S. = UNABLE TO SET CORNER
F.F.E. = FINISH FLOOR ELEVATION
C.U. = OVERHEAD UTILITIES
N & B.C. = NAIL & BOTTLE CAP
"C" = "C" IN CONCRETE
REF. = REFERENCE IRON
- = IRON
□ = CONCRETE MONUMENT
ASPH. = ASPHALT
CONC. = CONCRETE
C.W. = CUP WIRE
UP. = UTILITY POLE
H & T = HUB & TACK
R/R = RAILROAD SPIKE
NO. = NAIL
O.P. = OPEN PORCH
S/W = RIGHT OF WAY
DB = DEED BOOK
MB = MAP BOOK
RR = REAL PROPERTY BOOK



CONCEPTUAL SITE PLAN
SCALE: 1"=30'-0"



VICINITY MAP: NTS

PARCELS:

EXISTING PARCELS:

PARCEL #1: 26,956.751 SF / 43,560 SF = .619 ACRES

PARCEL #2: 15,238.304 SF / 43,560 SF = .350 ACRES

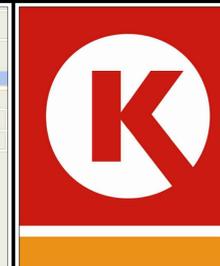
NEW PARCEL:

PARCEL #3: ±29,082 SF / 43,560 SF = .668 ACRES

TOTAL = ±1.637 ACRES

PARKING:

1/200 SF / 4,920/200 = 25 SPACES REQUIRED (9'x18').
26 TOTAL SPACES PROVIDED INCLUDING 1 HC SPACE.



CIRCLE K STORES, INC.
GULF COAST BUSINESS UNIT
25 W CEDAR STREET, STE M
PENSACOLA, FL 32502

APPROVED BY

DATE

PROJECT NUMBER:
#2721558 RnR
DATE:
DECEMBER 11, 2015
DESIGN: DRAWN:
RH PB

PROJECT NAME:
CIRCLE K - #2721558 RnR

PROJECT ADDRESS:
2021 GULF SHORES PARKWAY - GULF SHORES, AL.

SHEET NAME:
CONCEPTUAL SITE PLAN

SHEET NO.

CK-1



SMALL TOWN, BIG BEACH™

DATE: June 30, 2016

ISSUE: Recreation Center – Pool Filtration System Bid

RECOMMENDATIONS: Award bid to Aqua Design Systems, Inc. to install a pool filtration system in an amount not to exceed \$71,725.00.

BACKGROUND: On Thursday, June 30, 2016, bids were opened for installing a pool filtration system for the Bodenhamer Center indoor pool including an additive alternate for glass filter media. Aqua Design Systems, Inc. was the lowest, responsive bidder with a base bid and additive alternate amount of \$71,725.00.

The glass filter media is 100% recycled glass that has a superior contaminant removal rate. In addition, the media does not have to be replaced as frequently as sand and will therefore save thousands of dollars over the life of the filtration system

PREVIOUS COUNCIL ACTION: Council rejected a non-conforming bid.

BUDGET IMPLICATIONS: There is currently \$600,000 budgeted in Account #40-553-80874 for the Bodenhamer Pool Renovations. The original estimate for the filtration system was \$80,000.

RELATED ISSUES: None.

ATTACHMENTS: Bid Tab

DEPARTMENT: Public Works

STAFF CONTACT: Mark Acreman



BID TABULATION SHEET

Project Name: **RECREATION CENTER - POOL FILTRATION**
 Requisition No. **2016-0630**

Bid Date: **June 30, 2016**
 Bid Opening Time: **2:00 PM**

Bidder's Name	Aqua Design Systems	Cox Pools			
Alabama Contractor License No.	43126	19701			
Bond	✓	✓			
Affidavits	✓	✓			
Addenda Received	N/A	N/A	N/A	N/A	N/A
Notes					
Bid Amount BASE BID TOTAL	\$69,990.00	\$ 87,750.00			
ALTERNATE #1	\$1,735.00	\$ 15,750.00			
BASE & ALT 1 TOTAL	\$71,725.00	\$103,500.00			

OPENED BY:

[Handwritten Signature]

TABULATED BY:

[Handwritten Signature]

WITNESS BY:

[Handwritten Signatures]

**Application for a Public Assembly Permit must be submitted to the
City Clerk at least thirty (30) days prior to the
date of the proposed assembly.**

**APPLICATION FOR PUBLIC ASSEMBLY PERMIT
AS REQUIRED BY SECTION 11-20 ET SEQ. OF
THE CODE OF ORDINANCES OF
THE CITY OF GULF SHORES, ALABAMA**

Date: 2 June 2016

ORGANIZATION/SPONSOR St. Andrew by the Sea, a community church

ADDRESS P.O. Box 2385, Gulf Shores 36547

AGENT OR REPRESENTATIVE Rev. Larry Wood

TELEPHONE NUMBER (home) _____ (business) _____

Email ADDRESS wood.pastor@gmail.com

It is respectfully requested that a Public Assembly Permit be issued to the above named organization or sponsor.

The following required information is submitted for the review and approval of the appropriate City Departments and the City Council:

- a. Purpose of the Public Assembly: a brief Sunday evening worship service
and box-dinner picnic
- b. Dates of the Assembly: Sunday, August 21
- c. Time of the Assembly: from 5:00 p.m. to 6:00 p.m.
- d. Estimated number of Participants/Attendees: 75-80
- e. Estimated number of Vendors: 0
- f. Location of Assembly (legal description of property if known): viewing platform at the end of Highway 59, to the southwest of the Hangout
- g. Owner of Property: City of Gulf Shores

Supply to Clerk a letter from owner of property permitting use for activity, if not owned by applicant.

- h. If applicant will need to use City employees for any part of the preparation and clean-up of the site, a separate agreement with the City will be required before issuance of the Permit.
- i. Applicant shall guarantee payment of business licenses and sales tax, if applicable to function.
- k. **Required attachments -- detailed explanation, including drawings and diagrams where applicable, of the prospective plan of the Permittee to provide for the following, as appropriate:**
 - (1) Police and fire protection (describe on-site security; Gulf Shores Police will do routine patrol and will respond to calls.)
 - (2) Food and water supply and facilities
 - (3) Health and sanitation facilities (specify number of portable toilet facilities to be furnished)
 - (4) Medical facilities and services including emergency vehicles and equipment
 - (5) Vehicle access and parking facilities (If the proposed public assembly is expected to require more parking than can be provided at the location of the assembly, the applicant must submit plans showing where additional parking will be provided and a letter from the owner of the property granting approval for such use.)
 - (6) Camping and trailer facilities
 - (7) Illumination facilities
 - (8) Communications facilities
 - (9) **Signage - Signage placement must be shown on diagram, comply with the City's Zoning Ordinance (Ordinance #1584, Chapter 18, Article XVI, Signs) and be approved by the Recreation and Cultural Affairs Director (or his agent) prior to the issuance of the Permit.**
 - (10) Noise control and abatement
 - (11) Facilities for daily clean up and waste disposal; final cleanup will be done within 24 hours after close (grease or oil disposal shall be monitored)
 - (12) Insurance and bonding arrangements -- Binder or other proof of coverage in proper amount shall be in the hands of the Clerk no later than five (5) days before the first day of the event.

The undersigned has authority to execute this application; and the requesting organized group, unincorporated association of persons, or corporation promises and agrees to abide by all the terms and conditions of Section 11-26, Code of Ordinances, under which a Public Assembly Permit is issued, and to abide by all rules and regulations of the City of Gulf Shores, Alabama.

SIGNATURE OF AGENT

By authority of Section 11-24 of the Code of Ordinances of the City of Gulf Shores, the requirement of an Assembly Permit shall not apply to any activity sponsored by the City, County or State.

The Permit shall be issued only after approval by the appropriate City Officials, as indicated below:

- a. Police Chief: _____ Date: _____
- b. Fire Chief: _____ Date: _____
- c. Public Works Director: _____ Date: _____
- d. Building Official: _____ Date: _____
- e. Planning & Zoning: _____ Date: _____
- f. Recreation & Cultural Affairs: _____ Date: _____
- g. City Administrator: _____ Date: _____

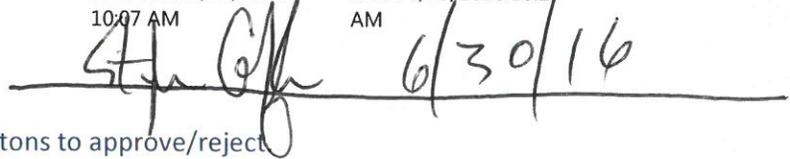
=====

Emily Tidwell

From: Emily Tidwell
Sent: Wednesday, June 29, 2016 10:07 AM
To: Edward J. Delmore; Hartly Brokenshaw; Andy Bauer; Mark Acreman; Brandan Franklin; Grant Brown
Cc: Wanda Parris; Alicia Talley; Matt Young
Subject: FW: Message from KM_C224e
Attachments: SKM_C224e16062909160.pdf

Tracking:	Recipient	Delivery	Read	Response
	Edward J. Delmore	Delivered: 6/29/2016 10:07 AM	Read: 6/29/2016 3:30 PM	Approve: 6/30/2016 10:16 AM
	Hartly Brokenshaw	Delivered: 6/29/2016 10:07 AM	Read: 6/29/2016 12:31 PM	Approve: 6/30/2016 9:15 AM
	Andy Bauer	Delivered: 6/29/2016 10:07 AM	Read: 6/29/2016 10:20 AM	Approve: 6/29/2016 10:21 AM
	Mark Acreman	Delivered: 6/29/2016 10:07 AM	Read: 6/29/2016 10:57 AM	Approve: 6/30/2016 1:48 PM
	Brandan Franklin	Delivered: 6/29/2016 10:07 AM	Read: 6/29/2016 10:08 AM	Approve: 6/30/2016 8:15 AM
	Grant Brown	Delivered: 6/29/2016 10:07 AM		Approve: 6/29/2016 12:10 PM
	Wanda Parris	Delivered: 6/29/2016 10:07 AM	Read: 6/29/2016 11:17 AM	Approve: 6/29/2016 11:17 AM
	Alicia Talley	Delivered: 6/29/2016 10:07 AM	Read: 6/29/2016 10:34 AM	
	Matt Young	Delivered: 6/29/2016 10:07 AM	Read: 6/29/2016 10:17 AM	

City Administrator



Please review assembly permit and use your buttons to approve/reject
Grant and Matt have talked with the Church and are for approving this event.

Thanks
Emily ☺

Emily Tidwell

Executive Office
Administrative Assistant II
PO Box 299
203 Clubhouse Drive, Suite B
Gulf Shores, AL 36542
www.gulfshoresal.gov

Phone (251) 968.1126
Fax (251) 968.4459



SMALL TOWN, BIG BEACH™

Memorandum

Date: June 27, 2016
To: Mayor Craft
City Council
From: Grant Brown
Subject: Change Order request to close out the Wayfinding Project

BACKGROUND: In 2013, the City Council adopted resolution 13-5187 accepting the bid of Color-ad Signs and Exhibits for wayfinding signage in the amount of \$1,046,145. During the past three years of the construction and installation over the phases of the project, a number of changes to our community have occurred requiring us to modify the original order, deleting and adding various signs to accurately reflect the needs of the City. The substantive changes include the de-annexation of Fort Morgan, the decision by the State Park to exclude our signs, the purchase of the Cultural Center, the relationship with the University of South Alabama, the expansion of the paid parking program, and the need to include internal wayfinding at the Sportsplex along with other various sign needs. The combined net effect of the changes and modifications incurred additional expenses of \$47,926.60 or an increase of 4.6% over the original contract value which was budgeted for in 2016 in anticipation of closing out the project.

RECOMMENDATION: Authorize a Change Order to the Wayfinding and Sign Project in the amount of \$47,926.60

PREVIOUS COUNCIL ACTION: Adoption of Resolution 5187 - 13

BUDGET IMPLICATIONS: The Change Order is budgeted in the 2016 Fund 40-Branding/Wayfinding Signage Budget.

ATTACHMENTS: None

DEPARTMENT: Recreation and Cultural Affairs

STAFF CONTACT: Grant Brown