



SMALL TOWN, BIG BEACH™

TO: Mayor Craft & Members of the City Council
THROUGH: Steve Griffin, City Administrator
FROM: Dan Bond, Environmental Grants Coordinator
SUBJECT: BUILD Restore Program
DATE: February 3, 2020

ISSUE: The City has recently been awarded two large transportation infrastructure grant projects, with a total program budget of approximately \$54M. These two projects, consisting of six separate components, will have a profound impact on transportation in the region. The two grant projects are:

2019 BUILD Grant - The Waterway Village Multi-Modal Access Project: This project is a network of roadway, intersection, and pedestrian access improvements that will improve traffic conditions, enhance regional connectivity, create economic opportunities, improve vehicular and pedestrian safety, and increase community resilience. The project will increase capacity along State HWY 59 from County Rd 8 to Fort Morgan Rd. by adding an additional southbound lane, constructing a new pedestrian bridge across the ICW to connect the north and south Waterway Village areas, adding pedestrian improvements and complete streets throughout the Waterway Village District, improving intersections at County Rd 6 and Cotton Creek Dr., and the construction of new HWY 59 medical facility access roads.

State HWY 59 is the main traffic artery from I-10 to the economic centers of Foley, Gulf Shores, and Orange Beach in Baldwin County, and traffic congestion is a growing problem in the region. This project will be designed in coordination with the \$21.7M RESTORE ALDOT Capacity project to increase efficiency from HWY 59 to the Foley Beach Express, improve access to the Aviation and Business Park, and improve traffic conditions on the north and south sides of the Holmes Bridge. The project will also improve traffic flow and access to the Jack Edwards Airport, the Foley Beach Express, and provide alternate routes for emergency vehicles.

RESTORE ALDOT Capacity Improvements Project: In 2018, The Alabama Gulf Coast Recovery Council (AGCRC) awarded \$41.8M in RESTORE funding for projects in the Gulf Shores area, including \$21.7M for the ALDOT Capacity Improvements Project, \$9.7M for the Gulf Coast Center for Ecotourism & Sustainability, \$4.4M for the Fort Morgan Trail Extension, and \$5.9M for the Little Lagoon Restoration Project.



The 'ALDOT Capacity Improvements Project' will increase capacity and enhance efficiency between HWY 59 and the Foley Beach Express (FBE) through the construction of an extension of Waterway East Blvd on the north side of the ICW that will connect with the FBE, and the construction of a new route for Canal Road East on the south side that will relieve congestion in the Waterway Village area.

Due to the complex nature of the project components, ALDOT has requested that the City manage the engineering and design process, including traffic studies, technical design development, and consideration of environmental, social, and economic impacts.

The City is currently conducting a corridor study to perform preliminary design work, including coordination with state and federal agencies, analysis of design alternatives, costing and budget development, public outreach, and feasibility studies.

In order to efficiently manage the design and construction of a program of this magnitude and complexity, City staff has requested proposals for professional services from a team of design firms led by Volkert, Inc. to provide engineering, program management, survey, design, environmental, geotechnical engineering, CE&I, and testing services. If approved by the Council, these professional services proposals will be structured as two separate master agreements; one for the BUILD Grant and one for the RESTORE Grant as defined below.

RECOMMENDATIONS: Select Volkert, Inc. from ALDOT's Prequalified Engineers list (attached) and accept their proposal for professional services for the City's grant-funded transportation projects. Authorize Mayor to execute two master agreements for the City's BUILD and RESTORE projects. The two master agreements will be structured as **cost-plus, not to exceed** the following amounts:

BUILD Grant Project:	\$3,787,404.00
RESTORE Project:	\$4,058,934.00
TOTAL	\$7,846,338.00

Each individual master agreement will be structured as follows:

MASTER AGREEMENT-BUILD GRANT

- COST PLUS CONTRACT NOT TO EXCEED \$3,787,404
 - DESIGN (SURVEY, ENGINEERING, ENVIRONMENTAL, GEOTECH) = \$1,559,519 (7%)
 - CE&I = \$1,782,309(8%)
 - TESTING = \$445,576(2%)

MASTER AGREEMENT-RESTORE GRANT

- COST PLUS CONTRACT NOT TO EXCEED \$4,058,934



- ENGINEERING (SURVEY, DESIGN, ENVIRONMENTAL, GEOTECH) = \$1,671,326 (7%)
- CE&I = \$1,910,087 (8%)
- TESTING = \$477,521 (2%)

Task orders will be issued for each project component, and no specific work will commence on a particular component until such a task order is issued. The scope of work for each component will include:

- PROJECT MANAGEMENT
- ENVIRONMENTAL PERMITTING
- SURVEY
- DESIGN (CIVIL, ROADWAY, STRUCTURAL, BRIDGE ARCHITECTURE, LANDSCAPE ARCHITECTURE)
- GEOTECHNICAL
- CE&I
- TESTING

The total program consists of six components as follows:

BUILD Grant Components (4):

MEDICAL VILLAGE ACCESS

CONSTRUCTION COSTS = \$3,721,028
DESIGN COSTS = \$260,471 (7%)
CE&I COSTS = \$297,682 (8%)
TESTING = \$74,420 (2%)
TOTAL COSTS = \$4,353,601

PEDESTRIAN BRIDGE

CONSTRUCTION COSTS = \$8,250,000
DESIGN COSTS = \$577,500 (7%)
CE&I COSTS = \$660,000 (8%)
TESTING = \$165,000 (2%)
TOTAL COSTS = \$9,652,500

HWY 59 CAPACITY IMPROVEMENTS

CONSTRUCTION COSTS = \$6,032,754
DESIGN COSTS = \$422,292 (7%)
CE&I COSTS = \$482,620 (8%)
TESTING = \$120,655 (2%)
TOTAL COSTS = \$7,058,321

COUNTY ROAD 6 IMPROVEMENTS

CONSTRUCTION COSTS = \$4,275,097



DESIGN COSTS = \$299,256 (7%)
CE&I COSTS = \$342,007 (8%)
TESTING = \$85,501 (2%)
TOTAL COSTS = \$5,001,861

RESTORE Grant Components (2):

WATERWAY EAST BLVD

CONSTRUCTION COSTS = \$12,761,991
DESIGN COSTS = \$893,339 (7%)
CE&I COSTS = \$1,020,959 (8%)
TESTING = \$255,239 (2%)
TOTAL COSTS = \$14,931,528

CANAL ROAD

CONSTRUCTION COSTS = \$11,114,103
DESIGN COSTS = \$777,987 (7%)
CE&I COSTS = \$889,128 (8%)
TESTING = \$222,282 (2%)
TOTAL COSTS = \$13,003,500

BACKGROUND: As part of the Vision 2025 Plan for Sustainability, the City of Gulf Shores is committed to providing the infrastructure necessary to support a sustainable, vibrant economy. The area has experienced tremendous growth over the last decade, leading to increased traffic volumes resulting in a need to enhance the capacity and efficiency of the City's transportation infrastructure.

One area of particular concern is the east-west corridor from HWY 59 along SR 180 (Canal Rd.) to Orange Beach. A recent traffic study estimated that 22% of the vehicles crossing the Holmes Bridge on HWY 59 are traveling to Orange Beach, exceeding the reasonable capacity of the roadway and associated intersections. The City has therefore worked with ADCNR, ALDOT, and Baldwin County to secure \$21.7M in funding for construction through the RESTORE process to increase the capacity and enhance the efficiency of this corridor.

The 'Better Utilizing Investments to Leverage Development' (BUILD) Transportation Discretionary Grant Program provides an opportunity for the U.S. Department of Transportation to invest in road, rail, transit and port projects that promise to achieve national objectives. Previously known as Transportation Investment Generating Economic Recovery, or TIGER Discretionary Grants, Congress has dedicated nearly \$5.6 billion for nine rounds of National Infrastructure Investments to fund projects that have a significant local or regional impact. The eligibility requirements of BUILD allow project sponsors at the state and local levels to obtain funding for multi-modal, multi-jurisdictional projects that are more difficult to support through traditional DOT



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programs. In 2019, the City applied for and received \$14.4M in federal funding for construction of the **Waterway Village Multi-Modal Access Project**.

PREVIOUS COUNCIL ACTION: Waterway Village Project, Traffic Analysis – Origin and Destination Study, Gulf Shores Major Streets Plan, City School Infrastructure Improvements, TIGER/BUILD Grant Project, Aviation and Business Park Improvements.

BUDGET IMPLICATIONS: Improvements to County Road 6 (\$4.6M) and the Medical Facility Access Roads (\$2.1M) and the RESTORE projects (\$3M) are already included in the City's 10 Year Capital Plan. The City has also secured commitments from private partners totaling \$1.9M. These funds, along with an additional \$6.2M in matching funds, will be used to leverage \$36.1M in federal funds for a total program budget of \$54M.

TRANSPORTATION GRANT PROGRAM BUDGET SUMMARY

RESTORE GRANT - \$27,935,028

- \$21,700,000 FEDERAL RESTORE FUNDS
- \$1,215,000 PRIVATE FUNDS
- \$5,020,028 MATCHING FUNDS

BUILD GRANT - \$26,066,283

- \$14,400,000 FEDERAL FUNDS
- \$694,220 PRIVATE FUNDS
- \$10,972,063 MATCHING FUNDS

TOTAL PROGRAM BUDGET = \$54,001,311

TOTAL FEDERAL FUNDS = \$36,100,000 (67%)

TOTAL PRIVATE FUNDS = \$1,909,220 (3%)

TOTAL MATCHING FUNDS = \$15,992,091 (30%)

RELATED ISSUES: RESTORE ALDOT Capacity Project, State ICW Bridge Project, TIGER Grant, BUILD Grant, HWY 59 Signal Improvements, County Road 8 Improvements, County Road 6 Improvements, Jack Edward Airport Master Plan, Waterway Village District, future Medical Complex, Bicycle Sidewalk Master Plan.

ATTACHMENTS: Project Map, ALDOT Prequalified Consultants List

DEPARTMENTS: Engineering, Executive

STAFF CONTACT: Steve Griffin, Mark Acreman, Dan Bond