

SYCAMORE CITY COUNCIL
AGENDA
March 17, 2010

SPECIAL CITY COUNCIL MEETING
7:00 P.M.

1. **CALL TO ORDER**
2. **APPROVAL OF AGENDA**
3. **RESOLUTIONS**

A. Resolution No. 533—A Resolution Authorizing the City Manager to Execute a Contract with Harbour Contractors, Inc. of Plainfield, IL to Complete the Construction Of An Addition to the Existing Police Facility At 535 Dekalb Avenue.

Sealed bids were opened on Friday, February 26 for the Police addition. Twenty-three general contracting firms submitted bids for the project, which involves the construction of a 17,992 square foot addition along with the partial remodeling of the 3,095 square foot existing Police facility at 535 DeKalb Avenue. At the March 1 meeting, the City Manager asked for further time to review the bids and the varying prices on 12 alternates in the bid packet, and promised a report at the March 15 meeting.

As reported at the regular meeting of March 15, the City manager, representatives of the architectural firm Studio GC, consulting engineer John Brady and Chief Don Thomas have had a series of meetings with the apparent low bidder, Harbour Contractors, Inc. The firm's total bid of \$3,619,842 was about \$420,000 over the City's estimate of \$3.2 million. The 2009 G.O. Bond raised \$3.57 million for the addition and remodeling in the fall of 2009, which also has to finance about \$250,000 to \$300,000 in site improvements including paving, sidewalks, etc. Harbour Contractors has considered a number of City suggestions to eliminate cost. The largest single deduction is approximately \$200,000 relating to the security and surveillance equipment identified in Alternate No. 6 in the bid documents. As a result of this value engineering, the lowest responsible total bid has been reduced to \$3,228,692.75 with another \$36,655.95 in possible deductions. These adjustments have been memorialized in the attached value engineering spreadsheet to confirm the understanding reached with the general contractor.

The City Manager recommends the Council's approval of the attached resolution, which would authorize the City Manager to enter a contract with Harbour Contractors for their total bid, less itemized deductions that will bring the final total price comfortably under \$3,225,000. The City

Manager believes a construction bid price of \$3,225,000 or less will leave adequate funds (about \$281,000) in the 2009 Bond Fund (Fund 34) to complete the site work for the project and provide a small contingency for unforeseen costs.

4. CONSIDERATIONS

A. Consideration of the Preliminary FY2010-2011 City Budget.

The City Manager has distributed copies of the proposed FY2010-2011 City Budget to the City Council. Copies have been distributed to the local media and a copy has been placed in the reference section of the Sycamore Public Library where it is on record for interested citizens to review. Copies may also be purchased at cost from the City Clerk.

Because the entire Council will be present to consider Resolution No. 533, the Council will convene in Committee of the Whole to review the budget document. As in previous years, the General Fund departments will be reviewed as well as the Water and Sewer Fund budgets. The City's department heads will be on hand to assist the City Manager in this review. If these department budgets are covered to the Council's satisfaction on March 17, the Committee will be asked to review the special, capital, and bond funds as well. If time does not permit the full review of the special, capital, and bond funds on March 17, the Committee will continue its work on Thursday, March 18. A public hearing on the proposed budget, which may be revised following the Finance Committee workshops, will be held on Monday, April 5 and action on the budget will be recommended on Monday, April 19.

5. ADJOURNMENT