

### **Centennial Hall Renovation:**

#### **Milestones This Period**

- The Design Consultant Team is completing the 35% Schematic Design Documents, for submission to the Cost Estimator today. The cost estimate should be complete in two or three weeks.
- Focus Groups for specific areas of the design are being organized and early meetings scheduled February 18 and 19, 2014. This information will be published next week.
- FEMA has removed the existing structure from the flood zone.

#### **Future Milestones**

- Concept/Schematic Design and 35% Cost Estimate due February 2014.
- Assembly approval of 35% design and project budget March 2014.
- Design Development documents and 65% cost estimate due May 2014.
- Construction Documents and 95% cost estimate due August 2014.
- Project Bidding October 2014.
- Award construction contract December 2014.
- Begin construction winter/spring 2015.
- Complete construction summer/fall 2016.

#### **Background**

The current total estimated cost for this project is \$15.2 million including the new museum wing. Phase one estimated cost is \$11,421,000. Current grant funding allocated specifically to the project is only \$8,230,000. A \$2,000,000 FY10 Legislative Grant designated for a lightering facility visitor's center (previously planned for under the O'Connell Bridge), is eligible to be used for this project since Centennial Hall serves as a visitor center for the Crescent Harbor Lightering Facility.

A FY14 Legislative Priority Request was submitted consisting of \$4,200,000 for the Centennial Hall building improvements and \$3,341,000 for combined Library/Centennial Hall heating system improvements; however it does not appear that either request will be funded at this time. Additionally, approximately \$2,000,000 is available in the Marine Passenger Fee Fund that could be used for this project. If additional funds are not secured, the scope of the project will need to be scaled back or phased with additional museum and meeting space expansion planned for the future when funding becomes available.

### **Pacific High School:**

#### **Milestones This Period**

- Invitations are being sent out for the Pacific High School Dedication, which will be held February 17, 2014 from 5:00 pm to 7:00 pm at the school.
- Classes started at the improved school on January 7, 2014.

#### **Future Milestones**

- Contract closeout will require additional submittals from Sunland Development Company, LLC.

#### **Background**

The project budget is \$2,671,000.

### **Blatchley Middle School:**

#### **Milestones This Period**

- The door correction change order work is underway and should be complete by summer.
- The one year warranty is in effect and the contractors are addressing issues as required.

#### **Future Milestones**

- Sitka School District is working on prioritizing the list of uncompleted major maintenance items that may be completed with the remaining project funding.

#### **Background**

The projects (combined Fund 704 now closed out, and Fund 706) funding including the Assembly approved accumulated interest of \$12,863,000 for major maintenance is nearly complete. There remain encumbered funds for the remodel project and remaining funds for additional major maintenance needed at the school.

### **Ultra Violet (UV) Disinfection Facility:**

#### **Milestones This Period**

- The 95% design is underway

#### **Future Milestones**

- Submission to DEC February 2014
- The 95% design to CBS for review February 2014.
- The 100% design due April 2014.
- The project will be bid for construction in May 2014.
- The project construction will begin June 2014.

- The project construction will be complete November 2014.
- ADEC approval to operate December 2014.

## **Background**

The Blue Lake drinking water system is a surface water system, which must comply with the EPA Enhanced Surface Water Treatment Rules (ESWTRs). The subject UV Disinfection Facility will provide the additional microbial and disinfection controls required under the ESWTRs.

The current project cost estimate is \$8,966,000. Funding for this project is provided by State of Alaska Department of Environmental Conservation (ADEC) loans and grants:

- \$4,000,000 FY 2011 ADEC Loan. Includes \$2,500,000 financed with \$1,500,000 subsidized.
  - \$2,550,000 FY 2012 ADEC Loan (pending).
  - \$3,500,000 FY 2012 ADEC Grant (30% local match requirement).
  - \$2,061,000 FY 2013 ADEC Grant (pending - 30% local match requirement).
- \$12,111,000 Total Project Funding.

The grants and loans indicated as pending are grants and loans listed on the Alaska Drinking Water Fund intended use plans, for which CBS has submitted appropriate paper work to have the grant or loan finalized.

## **Library Development Planning:**

### **Milestones This Period**

- The project design is moving toward completion of the 65% design phase.
- FEMA has made a final determination that the existing finish floor is outside of the flood plain.

### **Future Milestones**

- Design completion May- June 2014.
- Advertisement for bids July 2014.
- Construction begins August 2014.
- Construction Complete August 2015.

## **Background**

The design phase is expected to take 12 months at a minimum with the earliest advertisement for construction planned for late summer/fall 2014. The project construction may be completed in 2015, depending on the phasing plan that is developed.

The State funding of \$5.7 million awarded to CBS is a direct appropriation with no funding match requirements. A private donation of \$400,000 has also been given to the

project by the John J. and Eleanor Brust Family. \$350,000.00 of the budget was allocated to the Centennial Hall Parking Lot Project to relocate the Swan Lake storm drain, leaving a current project budget of \$5.75 million for the expansion and renovation of the Library.

### **Storm Water Management Plan:**

#### **Milestones This Period**

- Consultation with consultant to discuss scope.

#### **Future Milestones**

- Storm Water Ordinance is currently under development and due at the end of February.
- Work session with Planning Commission and local contractors planned for March
- Work session with Assembly Planned for April
- Approval of Storm Water Ordinance by Assembly Planned for May

#### **Background**

The first phase of the Storm Water Master Plan was completed in late June 2012 with Tetra Tech Alaska, LLC gathering existing infrastructure data and condition inventory to include in our GIS system along with precipitation analysis and drainage basin delineation as part of the first phase of the project. The second year grant funding (FY13) was approved by the Alaska Department of Environmental Conservation and the grant agreement was authorized by the Assembly in July 2012. The grant amount of \$43,388 requires a forty percent CBS match of \$28,925. This phase included collecting more field data, preparing the Storm Water Management plan, Sitka specific rainfall intensities, recommended Best Management Practices, Capital Improvement Plan and an example Storm Water Ordinance.

### **Alternative Water Source Investigation Filtration (Blue Lake Project):**

#### **Milestones This Period**

- Conditional Clean Water approval to construct has been approved by DEC.
- Conditional Drinking Water approval to construct has been approved by DEC.
- CBS, CH2MHill and the State of Alaska Department of Conservation Drinking Water team are working closely together to obtain condition approval to construct.
- Barnard Construction, McMillen, LLC and CH2MHill are working together to finalize the change order to incorporate the temporary filtration into the overall Blue Lake Dam Project.

#### **Future Milestones**

- The system is planned to be operational in July 2014.

## **Background**

The proposed schedule has the design completed in October 2013, Alaska Department of Environmental Conservation permitting completed in March of 2014, construction of the piping and pumping completed in April 2014 and final installation of the filter units in June 2014 for operation in July 2014. The preliminary design cost estimate has a projected design and construction cost of \$3,000,000. Due to the lack of well potential in the Indian River Valley, temporary surface water filtration will need to be utilized during the Blue Lake Project outage. Award of the design contract to CH2MHILL, was approved by the Assembly on February 12, 2013.

A temporary filtration system has been designed to treat Indian River water to serve the public during the Blue Lake penstock outage in 2014. We continue working closely with CH2MHill, the designer, reviewing details for the temporary filtration system and answering specific questions about the site and old facilities.

## **Centennial Hall & Library Site Parking Lot Development:**

### **Milestones This Period**

- Light sensor replaced to turn off lights during the day.

### **Future Milestones**

- Awaiting proposal from S&S to install supplemental lighting.
- Awaiting proposal from CBC to install 6-foot-square concrete squares adjacent to the planters for use by the vendors.
- Timeline for both projects is completion prior to the first scheduled cruise ship landing: May 7, 2014.

## **Background**

The project includes the complete reconstruction of the Centennial Hall Parking Lot and Crescent Harbor Parking lot. The improvements include storm drain, water, sewer, curb and gutter, paving, lighting, pedestrian plaza and landscaping. The project was accepted as substantially complete on September 30, 2013. S&S General Contractors was awarded the construction contract in the amount of \$2,613,651. The total project budget is \$3,950,000. There is an unencumbered balance of \$340,000.

## **Edgecumbe Drive Street Reconstruction:**

### **Milestones This Period**

- Further development of Request for Proposal (RFP) package.
- Decided to not require project completion by November 2014. Goal is to achieve as much value as possible from project funding, and requiring 2014 completion might not have achieved this goal.

## **Future Milestones**

- Will issue Request for Proposal in February 2014.
- Proposals due in March 2014.
- Anticipate award of design/build contract after April 8 Assembly meeting. Contractor will be responsible for design and will propose a schedule. Construction can begin before design is complete with CBS approval.
- Construction substantially complete by August 2015.

## **Background**

The project includes drainage, sidewalk, curb and gutter, pavement and potentially traffic calming improvements on Edgecumbe Drive from Peterson Street to Cascade Creek Road. The total project budget is \$5.46 million. Public Works will pursue a design/build contract that would allow the contractor to fit a project into our budget that will best satisfy a priority list we will provide in the bid package.

### **Hollywood & New Archangel design:**

#### **Milestones This Period**

- Project design continuing toward 65% continuing.

#### **Future Milestones**

- 65% design drawings and cost estimate due February 2014.
- 95% design drawings and cost estimate due March 2014.
- Construction drawings and final cost estimate due April 2014.
- Bid the project during Winter 2014-2015 for Summer 2015 construction.

## **Background**

The project includes design for water, sewer, storm drain and pavement improvements, and potentially curb and gutter and sidewalk improvements on Hollywood Way and New Archangel Street from Halibut Point Road to Marine Street. Funding for design is available from ADEC Loans (Hollywood Water \$250,000, Hollywood & New Archangel Sewer \$500,000), General Fund budget for streets (\$5,000), and Enterprise Funds (Hollywood Water \$25,000, Hollywood Sewer \$25,000, New Archangel Sewer \$25,000). Project will require a minimum additional \$20,000 contribution from the general fund to address Hollywood Way road rebuilding and drainage.

### **Airport Baggage and TSA Area design:**

#### **Milestones This Period**

- Discussed draft scoping report for airport improvements with Alaska Airlines and Transportation Security Administration representatives. Decided to pursue modification of layout presented in draft report to better meet the needs of Airport Users.

### **Future Milestones**

- Incorporate Airport Users Group comments into final report in March 2014.
- Upon Assembly approval of project scope, award design contract for airport improvements in April 2014.
- 65% design drawings and cost estimate due June 2014.
- 95% design drawings and cost estimate due August 2014.
- Construction drawings and final cost estimate due September 2014.

### **Background**

The project includes design for expansion of the baggage makeup and TSA baggage screening areas. The project will also help establish a Passenger Facility Charges (PFC) program that will raise funds for the construction of the work. Funding collected from a previous PFC program amount to \$275,000 for the design project.

### **ANB Harbor Replacement (Project # 90674):**

#### **Milestones This Period**

- All Owner-furnished material is now on site.
- Installation of the marginal float and float 1 piling are complete. Installation of float 2 piling underway.
- Rock demolition is complete.
- Bedrock depths have been encountered consistently deeper than anticipated. Splicing has been required for several piling to date. Additional splice material has been procured by PW in the event that future splices are required. All additional work to date can be paid out of contingency funds built into the contract.
- New potable water connection to water main within Katlian Street has been made. Pressure testing and chlorination pending.
- New water meter vault installed and backfilled behind new concrete abutment.

#### **Future Milestones**

- Piling and float installation will continue for the next several months with float 2 followed by floats 3 and 4.
- Substantial completion is required by March 15, 2014.

## **Background**

CBS received a FY13 State of Alaska Municipal Harbor Facility Matching Grant, for the ANB Harbor Replacement Project, which will cover 50% of eligible construction costs not to exceed \$4,250,000 in match funding. CBS has received bond proceeds from the Alaska Municipal Bond Bank in the amount of \$4,300,000 for this project. On January 10, 2013, the Assembly awarded a Professional Services Contract to Moffatt & Nichol for the ANB Harbor Replacement Project. On June 25, 2013, the Assembly approved award of the Procurement Contract to Transpac Marinas, Inc. for \$2,698,870. On October 22, 2013, the Assembly approved award of the Installation Contract to Pacific Pile & Marine L.P. for \$3,639,319. The total project cost is currently estimated at \$7,720,000.

## **Sitka Community Hospital Roof Replacement (Project # 90737):**

### **Milestones This Period**

- New walkway pads were installed during the stretch of warm weather in mid-January.

## **Background**

The Assembly approved award of a construction contract to CBC Construction, Inc. in the amount of \$784,754.16 for the Sitka Community Hospital Roof Replacement project on April 23, 2013. Due to the very competitive bid received, a change order to the contract was approved to upgrade the insulation to a better product (polyiso instead of EPS). The project is funded through a \$1,200,000 FY2013 State Legislative Grant.

## **Swan Lake Restoration / Dredging Project (Project # 90747):**

### **Milestones This Period**

- None.

### **Future Milestones**

- The Contractor is planning to complete all of the dredging in 2014.
- Purchase of a refurbished aquatic weed harvester was included in the grant funding. These floating machines cut and remove the vegetation to improve recreational opportunities and water flow through the lake. The search for a suitable harvester is on-going with several suppliers.

## **Background**

The Assembly approved award of a construction contract to Island Enterprises, Inc. in the amount of \$399,806 for the Swan Lake Restoration – Lake Dredging project on April 23, 2013. The project includes dredging prioritized selected locations to improve water flow through the lake, winter habitat for fish, access and recreation in general. The City and Borough of Sitka received \$771,236 in Federal funds through the Coastal Impact Assistance Program (CIAP) for this restoration project on Swan Lake. The grant is administered through the Wildlife and Sport Fish Restoration Program, CIAP Branch and runs through December 2015.



## **Federal Land Access Program (FLAP) Grant:**

### **Milestones This Period**

- Corps Permit has submitted for the review process.
- National Environmental Protection Act (NEPA) process has been initiated and sent on to Western Federal Lands for finalizing.

### **Future Milestones**

- Completed review of the Corps permit February 1, 2014
- Completed NEPA report from Western Federal Lands March 1, 2014
- Compensatory Mitigation negotiated with a restrictive covenant (conservation easement) on a tract of City land located near the cross trail project April 1, 2014
- Start Construction of first section of Cross trail from Indian River to end of Yaw Drive May 1, 2014

### **Background**

The City and Borough of Sitka has been awarded a \$916,897 MAP-21 Federal Lands Access Program (FLAP) Grant for Phase 5 Cross Trail multimodal pathway (Cross TMP), Baranof Street and Yaw Drive connectors, by Western Federal Lands (WFL). The Assembly approved submission of the grant in Resolution 2013 - 03 in February 2013.

Phase 4 of the project, a \$926,000 STIP Grant for a multimodal pathway reconstruction and re-routing from Yaw Drive to the CBS property was funded by the Department of Transportation in the 2009 STIP. DOT planners, with the concurrence of Western Federal Lands (WFL) and CBS, initiated action to combine the two projects as a single \$1.8 million grant and have the project managed by Western Federal Lands for greater efficiency and cost savings.

## **Solid Waste Management Plan:**

### **Milestones This Period**

- A Request for Qualifications (RFQ) for a consultant to develop a Solid Waste Management Plan began advertisement September 16, 2013 with submittals due October 14, 2013. Three proposals were received and are under review with the Municipal Solid Waste (MSW) team.
- Received three Request for Qualification submittals. The Municipal Solid Waste Team met and selected CB&I unanimously. In the process of negotiating a contract and securing a scope and schedule. Once this has been completed, the contract will come back to the Assembly for approval to move forward with the project.

## Future Milestones

- Submit Memo to Assembly for the approval to move forward on a contract award to hire CB&I to develop a Municipal Solid Waste Management Plan February 11, 2014

## Background

The City and Borough of Sitka (CBS) currently does not have a Solid Waste Management Plan to address the current or future needs of the Solid Waste Fund and general operations. As we approach the end of the current collection and off-island disposal contracts in 2015, we believe it is in the best interest of the CBS to be better prepared with a plan that details the goals and direction of our solid waste management backed with data and a financial plan.

At the June 6, 2013 Assembly Meeting, the Assembly approved advertising for a Request of Qualifications and select a consultant to assist Public Works in developing a Solid Waste Management Plan.

The funding for a Solid Waste Management Plan would come from the working capital of the Solid Waste Fund which is approximately \$1.5 million. It is projected that a Solid Waste Management Plan would cost between \$150,000 to \$250,000 depending on the complexity of future goals and the amount of public process exploring options. This cost estimate is based from other master planning we have accomplished for Water, Wastewater, and Harbors.

## Sawmill Cove Industrial Park DOCK (Project #90748):

### Milestones this period:

- The City & Borough of Sitka, Department of Public Works, has added a temporary Project Manager to staff. This employee is now handling the Project Management duties for the SCIP Dock project, along with other projects and tasks related to the SCIP.
- A Request for Statements of Qualifications (RFQ) for Engineering Services has been published. This initiates the process of selection a professional engineering firm to work with the CBS on the planning, permitting, engineering design and preparation of construction documents for a Bulkhead-type Docking Facility at SCIP.

### Future Milestones:

- The due date for submittal of Statements of Qualifications is Tuesday, February 4, 2014, at 2:00 PM. During the next two weeks following that, selected Staff from CBS/DPW will review, evaluate and rank the submittals. Top-scoring firms will be interviewed before a final selection is made.

## Background

The project is funded by a Designated Legislative Grant, administered by the State of Alaska, Department of Commerce, Community & Economic Development, Division of

Community & Regional Affairs. The total amount of the Grant is \$7.5 MM. On the local level, the project is administered by Public Works and the Sawmill Cove Industrial Park Director (Mr. Garry White).

This Project was designated the “Highest Priority” in the FY2011 CBS Legislative Capital Project Request.

### **Water Service Calls; Leaks/Locates/Routine Repairs & Maintenance:**

- During the last month, the Water Division responded to 18 callouts; eight for locates, two for turning water on/off, three leak investigations – all were ground water (as determined by testing for fluoride), three inspections and two dirty water complaints.
- Water operators repaired two fire hydrants during January.
- Water operators inspected the hot tap (connection to existing main done without turning off the water in the main) and installation of new service line to ANB Harbor. Additionally, a new vault is being installed that will house a new back flow preventer and water meter for the harbor. A backflow preventer only allows flow in one direction even during a negative pressure situation; this device will ensure that water from the harbor system cannot be back siphoned into out municipal system. Installation of the vault components should be complete in early February.
- The rainstorm of January 14, 2014 washed some glacial silt into Blue Lake. That afternoon the turbidity – a measure of the cloudiness of the water – began to rise. Since that time the turbidity has been higher than normal; remaining over one of our “trigger values” of 1.5 NTUs. Regulations require us to sample the raw and treated water for coliform bacteria every day the water is 1.5 NTU or above. We normally sample three days per week. So operators have been working a couple hours a day to collect and test these samples. Bacteria concentrations in the raw water remain low and normal. This glacial flour (finely ground-up rock) is so small it settles very slowly, it is inorganic in nature causing no additional demand for chlorine disinfectant.

### **Wastewater (WW) Operations:**

- Other than the high flows caused by the downpour on January 14, 2014, WWTP operations have been smooth. That day we recorded seven inches of rain at our Old Sitka Rocks Lift Station (LS) rain gauge! Two operators were called in between 4-5 o'clock am for high levels in various LSs. When the streets flood, flows from rain water enter the system through the older manhole covers and any other place there's a way into the sanitary sewer. These higher than normal flows often move foreign objects that have been sitting in the pipes or wet wells into the pumps causing pumping problems right when you need the pumps the most. This flood did we did not see many instances of pump plugging; perhaps since we had just completed our semi-annual wet well cleaning.

- Number 2 pump at the Granite Creek LS plugged 3 times last month; each time operators pulled the pump and cleaned the rag like material from the impeller. This pump is scheduled to be replaced in this FY. Over the years this LS has been notorious for rags in pumps. Number 1 was replaced a few years ago with a new vortex style impeller that is less susceptible to plugging. Unfortunately, this same pump that has operated great for several years is no longer manufactured
- Number 3 clarifier was drained, cleaned and inspected during January. Annually, we remove each clarifier from service to inspect the underwater workings. Things looked good – the only maintenance activity was to replace three of the zincs that are welded to the large shafts as sacrificial anodes for corrosion protection.
- Operators completed the cleanup and reorganization of the WW maintenance shop; a very noticeable improvement.

#### **Sawmill Cove Industrial Site – Wastewater (WW) Update:**

- Operators completed pressure testing to confirm no leaks in the repaired six inch HDPE force main from the site to the municipal sewer system. The flows in the park have been split between the small extended aeration secondary treatment plant at the site and the LS pumping WW to the municipal system. We will keep the extended aeration plant operational = keep the bugs alive, so that it is ready to again take on the full load of the park when DOT's contractor returns to complete the SMC Rd phase III work; just in case the contractor needs to remove another section of the force main for installation of retaining walls.

#### **Blue Lake Water Quality: (Water Division/Electric Department)**

- The Water Division continues working with the Electric Department to evaluate background water quality data out in the lake and around the construction activity as required during the project. This background data from out in the lake and at different depths will help us understand water quality changes in the future as the lake fills to greater depths and as the water moves through the lake towards the intake. Very limited sampling is planned during the winter.