

Should this item be pulled from the Consent Agenda the following motion is suggested:

POSSIBLE MOTION

I MOVE TO authorize awarding a sole source contract with WS Construction on an emergency basis for a lump sum of \$84,800 for replacement of failing floatation at the West Transient Dock.

MEMORANDUM

To: Mayor McConnell and Members of the Assembly
Cc: Mark Gorman, Administrator
From: Stan Eliason, Harbormaster
Subject: Funding Approval - Eliason Harbor, West Transient Dock Floatation Upgrades
Date: August 4, 2015

Background

Eliason Harbor, once referred to as New Thomsen Harbor, was designed by the State of Alaska, Department of Transportation and Public Facilities (ADOT&PF) and constructed in two phases. Phase I construction began in 1996 and Phase II construction was completed in 1999.

Eliason Harbor was evaluated as a part of the Harbor System Master Plan in late 2011. While the overall harbor facility was deemed in good condition with a remaining safe and useable life of 20 years, at that time the consultants noted issues with freeboard on the main floats and the log reinforced breakwater floats (5, 6 and West Transient).

The term "freeboard" in relation to float design refers to the height of the top of the deck boards above the water surface. Eliason Harbor design freeboard under dead loading was approximately 17.5 - 18 inches. For perspective, design freeboard for more recent projects at Thomsen Harbor (2006) and ANB Harbor (2013) under dead load was 20 inches and 22 inches respectively. Freeboard measurements obtained by Harbor Staff at Eliason Harbor prior to any floatation upgrades ranged from 14 - 18 inches. A freeboard measurement of just 15 inches places the lower timber sill at the water surface.

Analysis

Floatation upgrades at Eliason Harbor have been budgeted as Capital Projects under the Harbor Fund in FY12, FY13 and again in FY14 and FY15. CBS attempted to secure State of Alaska Municipal Matching Grant Funding for this project in 2013; however the project was not selected for funding. It is imperative to get the timber elements out of the water in an effort to prevent rapid deterioration and ensure that the floats last another 20+ years.

CBS Harbor Department wishes to award a sole source contract with WS Construction on an emergency basis to complete the necessary repairs before the float deterioration rapidly accelerates. WS Construction is very familiar with the infrastructure, and is the only locally available marine contractor at this time.

Final phase for this harbor (\$84,800.00) consists of removing and replacing failing floatation at the West Transient Dock.

The old floatation will be replaced with encapsulated foam tubs; this floatation system has been used successfully for both Thomsen Harbor and ANB Harbor rebuilds.

Fiscal Note

The floatation upgrades at Eliason Harbor were not a scheduled improvement contained within the Sitka Harbor Master Plan CIP (2012). Despite this absence, upgrading the floatation at Eliason has been a high priority for the Harbor Department since the issue was first discovered in late 2010. The Harbor Department has spent nearly \$500,000 since 2011 adding floatation tubs to the floats at Eliason Harbor.

\$125,000 has been budgeted in FY16 for floatation upgrades to the West Transient Dock.

Recommendation

Authorize awarding a sole source contract with WS Construction on an emergency basis for lump sum of \$84,800.00 for replacement of failing floatation at the West Transient Dock.