



MIAMI BEACH

City of Miami Beach, 1700 Convention Center Drive, Miami Beach, Florida 33139, www.miamibeachfl.gov

COMMISSION MEMORANDUM

TO: Mayor Matti Herrera Bower and Members of the City Commission

FROM: Jorge M. Gonzalez, City Manager

DATE: December 10, 2008

SUBJECT: **REPORT OF THE CAPITAL IMPROVEMENT PROJECTS OVERSIGHT COMMITTEE MEETING ON NOVEMBER 3, 2008**

The Capital Improvement Projects Oversight Committee ("Committee") met on November 3, 2008 at 5:30 pm in Commission Chambers.

At the meeting, the Committee considered the following issues:

The meeting was called to order at 5:34 p.m.

Note: Meeting conducted out of order from agenda. Please note times alongside each item.

PUBLIC COMMENTS

Taken according to agenda item, no additional items heard.

SPECIAL NOTE: *Chairperson, Commissioner Deede Weithorn announced her desire to see the Committee take the direction of overseeing a project from beginning to end. There are several projects coming on line to which the Committee could apply this.*

The Flamingo neighborhood project will be included on the December 1, 2008 CIPOC agenda and the Committee is expected to create a sub-committee to look closely at this project.

OLD BUSINESS

Procurement Options (7:00pm)

This information was included in the report of the Unit Pricing Sub-Committee (Item 5c)

Best Value Procurement Selection Process

TABLED

Review of Priority Basins (6:24pm)

This material to be included in sub-committee on flooding.

SUB-COMMITTEE MEETING REPORTS

South Pointe Master Booster Pump Station 7:39pm

Another sub-committee meeting will be held before the December 1, 2008 CIPOC meeting.

Sunset Islands I & II 6:59pm

The RFQ is on the City Commission agenda for November 5, 2008.

Unit Pricing Sub-Committee 7:00pm

The unit pricing sub-committee met on October 21, 2008.

Agenda Item C6A
Date 12-10-08

The Unit Pricing Sub-committee came to these conclusions:

- 1) New schedule of values sheet is an improvement over unit pricing sheet that was sent out with the South Pointe Phase II bid.
- 2) Bids are to remain Lump-sum bids to include a unit pricing listing of the top 20 (or so) items for informational purposes. The listing will include quantities of materials with consistent units of measure. Usually 80/20 (The top 20 +/- items to cover 80% of construction costs) included in the bid documents. The prices included on the unit prices sheet could be used when considering pricing for change orders, but are not binding. (This was clarified by Deputy City Attorney, Raul Aguila).

Overall, the Committee is moving in the direction of having the City prepare more than a standard format of scheduled values. This new pricing structure, tailor-made for each project, will first be included in the South Pointe Phase II RFQ. The bids remain as lump-sum bids, but the unit pricing will be used as a guideline for the bidders and can be taken into consideration when deciding on the award. The bid will still be based on lump sum.

All bids will come back to the CIPOC for review.

**ITEMS REFERRED TO CIPOC FROM OCTOBER 7, 2008 CITY COMMISSION MEETING
Sunset Island I & II Flooding**

6:59 pm

The RFQ is on the City Commission agenda for November 5, 2008.

Royal Palm and 44th Street Flooding Remediation

6:37pm

The consultant who was hired to look at the drainage systems outside of priority basins is expected to be engaged by November 17 and modeling should take an additional 3 weeks.

The information from this consultant will be presented at the January meeting.

STAFF ACTION: Bring preliminary findings from Millian Swain study to the CIPOC meeting in January (tentatively January 12, 2009).

**DISCUSSION ON HOW CITY IS TO ADDRESS ISOLATED FLOODING CONDITIONS IN
AREAS OUTSIDE OF IDENTIFIED PRIORITY BASINS**

6:26pm

The Committee wants to investigate, neighborhood by neighborhood, areas that experience spot flooding, in order to develop a uniform solution. Commissioner Weithorn asked that this be presented at this meeting, but taken up again at Mr. William Goldsmith's request, as he wishes to be involved.

Fred Beckmann, Director of Public Works explained that the City has a record of complaints that come in, recorded geographically. The Public Works Department is preparing material to bring to a sub-committee, but will also present this GIS map at the December meeting.

STAFF ACTION: Provide copy of the GIS flooding complaint map from PW to the Committee.

Global approach to all flooding includes accepting certain criteria. For example, how quickly should water drain and what type of flooding do we design for? (5- or 10-year floods).

MOTION ON FORMATION OF SUB-COMMITTEE: Sub-committee to address isolated flooding conditions in areas outside of identified priority basins and to suggest a citywide plan of action to address the issues.

STATUS OF STILLWATER DRIVE (BISCAYNE POINT ROW) ISSUES 5:54pm
The ROW project for Biscayne Point has completed design, but the residents of Stillwater Drive, one sub-neighborhood within the entire Biscayne Point project, protested some of the plans, asked that construction be halted while they ask for significant changes and that the CIPOC consider their requests.

Jorge Chartrand, CIP Director, announced that some progress was made on two of the suggestions from residents that would not significantly affect the scope of the project.

EAC, the engineer of record, is looking at the possibility of increasing the number of pump stations in order to address spot flooding just east of the guard gate. Stillwater Drive is included in Priority Basin #194, although the flooding that occurs in that priority basin is outside of Stillwater Drive. There are two outfalls on the street, which run through easements between properties. Over the years, however, residents have planted material, sometimes at significant cost that would have to be removed in order to upsize the outfalls, which is the tactic approved in the BODR. Now the engineer is considering the less-invasive, albeit more expensive procedure of adding below-ground pump stations. The calculations and plan have not yet been completed. When this is done, it will be presented to the Committee as an alternative.

The area in front of the guard gate on the north side of the street was originally proposed to be one-way. The residents felt that they would be “trapped” in their driveways and cited other issues why changing the street direction would be a hardship for them. The CIP Office negotiated further with Miami-Dade County to re-design the new street as a two-way, and received approval. CIP is now waiting on the updated drawings from EAC.

The plans to build swales on the street, and to place pedestrian lighting in the swales are still considered the direction to CIP, because these plans are in the BODR. The residents on the street have asked that the City re-think the inclusion of swales in the design. The arguments against the swale are included below in the comments from residents who spoke at the meeting. The consultant is currently evaluating several alternatives:

- 1) Construct carport areas where swale would be that is comprised of open block (honeycomb) through which grass can grow, while cars sit on the block.
- 2) Create concrete strips in swale for parking.
- 3) As mentioned in the BODR, place special mesh fabric under the sod that allows for aeration, but combats some of the compression of the grass when vehicles are parked on the swale.

STAFF ACTION: Status Report of all projects to be presented at January meeting.

FORMATION OF SUB-COMMITTEE: To address those issues raised by Stillwater Drive residents concerning the Biscayne Point ROW project. Stacy Kilroy and Fred Karlton will Chair the sub-committee.

Residents of Stillwater Drive spoke to address their concerns.

STATUS REPORT: NORMANDY SHORES GOLF COURSE

Jorge E. Chartrand, CIP Director, described the improvements being made in the golf course to address water accumulation and flooding.

The pipe installation under the trench along the rear of the homes on South Shore Drive is now complete and the pipes have been connected to the drainage system within the course. The City is now waiting on the sign-off from the regulatory agencies in order to energize the pumps and have them operating on power.

Weep-holes have been bore into the pipes in the retention swale along Fairway Drive. These swales are tied in to the drainage system in the roadway, which is not yet operational during road construction. As road construction is completed, areas of the overall drainage system will come online, including the area connected to the Fairway Drive swale.

Finally, having already received the permit from South Florida Water Management District to operate the pumps in the interior of the course as well as enlarge the size of the weirs, the City is still waiting for the permit from Florida Department of Environmental Protection. There is no problem with this permit, but the agency is using its full allotted time to reply, which is well within the law.

All three items are expected to be resolved by the December 1, 2008 CIPOC meeting.

CONSTRUCTION UPDATE: NORMANDY SHORES NEIGHBORHOOD IMPROVEMENT PROJECT

Written report included in agenda packet.

STAFF ACTION REPORT

Written report included in agenda packet.

CALENDAR OF MEETINGS

Committee members did not object to proposed calendar. The date for the July meeting may be moved. This calendar will be finalized after the Commission decides on their calendar of meetings for 2009.

ADJOURNMENT: 8:06pm

The next meeting of the Capital Improvement Projects Oversight Committee will be held at 5:30pm, Monday, December 1, 2008


JMG/TM/JECh/JCC/shl
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**CAPITAL IMPROVEMENT PROJECT OVERSIGHT COMMITTEE
 ATTENDANCE SHEET
 2008**

| COMMITTEE MEMBERS | Discipline | 6/2 | 7/7 | 8/4 | 9/15 | 10/6 | 11/3 | 12/1 |
|---------------------|---|-------------------------------|-----|--------------------------|------|------|------|------|
| Hon. Deede Weithorn | Chair | Organizational Meeting | P | No August Meeting | P | P | P | |
| Erik Agazim | Capital Budget/ Finance/Citizen-at-large | | P | | P | A | P | |
| Elizabeth Camargo | Architect | | P | | P | P | P | |
| Christina Cuervo | Developer/ Citizen-at-Large | | P | | A | A | P | |
| William Goldsmith | Developer | | P | | N/A | | | |
| Fred Karlton | Developer | | N/A | | p | P | P | |
| Rick Kendle | Engineer/ Citizen-at-Large | | P | | p | P | P | |
| Stacey Kilroy | Construction/ General Contractor | | P | | P | P | P | |
| Dwight Kraai | Engineer | | P | | P | P | P | |
| Israel Magrisso | Citizen-at-Large/Engineer | | P | | P | P | P | |

X = PRESENT A = ABSENT