



# MIAMIBEACH

OFFICE OF THE CITY MANAGER

LTC # 156-2009

LETTER TO COMMISSION

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

FROM: City Manager Jorge M. Gonzalez *JMG*

DATE: June 10, 2009

SUBJECT: CIP Bi-weekly Construction Project Update

Attached please find the bi-weekly update, through the end of May, for active City of Miami Beach construction projects under the purview of the CIP Office.

*JMG*  
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Attachment

c: Tim Hemstreet, Assistant City Manager  
Charles O. Carreno, P.E., CIP Director  
Jorge Cano, P.E., Assistant CIP Director

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**Capital Improvements Projects Office  
BI-WEEKLY CONSTRUCTION PROJECTS UPDATE**

**District: Citywide**

Name	Project Description	Status
12th St. Garage - Glass Block Repairs	Glass Block Repairs.	Contractor has mobilized to the project and work is in progress.
16th St. Garage - General Repairs	Replacement of post tension cables and relocation of electrical exit signs	Work has started in the upper floors of the garage. Anticipated three months duration.
17th Street Parking Garage Elevators	Renovation of the five elevators servicing the garage.	Contractor has completed the modernization of the elevators, and additional scope to include level indicators is being pursued. Elevators are currently being taken out of service to rectify water intrusion concerns.
17th Street Parking Garage Maintenance	Electrical upgrades in the first three floors of the garage.	Work in progress, contractor has completed the work on the express lane and spalling on the third and fourth floor slabs SW corner. Contractor scheduling additional drains on the roof and waterproofing of the fourth floor office. Anticipated completion by end of June, 2009.
Multi-Purpose Municipal Parking Facility	Construction of a fully functional seven (7) level parking facility having six hundred & fifty (650) parking spaces, approximately thirty two thousand (32,000) square feet of office space and associated site improvements. The project will replace the two surface parking lots located on the East side of Meridian Avenue between 17th. & 18th. Streets. The project has been divided into five (5) packages.	Main structure completed. On-going work includes block walls, electrical and fire protection systems, HVAC, and plumbing. Stairs and ground floor slab are being finalized. Substantial completion expected by end of July, 2009.
Surface Parking Lot 26A - 8000 Collins Ave.	In house project for the renovation of an existing surface lot. New layout, lighting, landscape, drainage (including drain trenches), pavement markings, signs, curbs & gutters. Demolition of concrete sidewalks, curbs & gutters, asphalt pavement, palms & trees, light poles ( including foundation). Regrade and pave parking area.	Opening of the lot was delayed because FPL needed to inspect and install the Electrical Meter. Lot was opened on May, 2009.
Surface Parking Lot 8D Pine Tree Dr.	Renovation of parking surface lots, improving electrical, landscape, irrigation, drainage and ADA compliance.	Contractor transmitted as-built and closeout package for review and comments.
Surface lot 8F @ 4141 Allon Rd	The lot is composed of two areas separate by SW Michigan Ave., the North sector has already been upgraded, and the South part of the lot needs milling and resurfacing, irrigation, landscaping, ADA ramps, striping, sidewalks, and lighting.	New sidewalk, asphalt, irrigation system, landscape, stripping and electrical system completed. Only working pending are curb & gutters. Project should be completed by end of June 2009.

**Capital Improvements Projects Office  
BI-WEEKLY CONSTRUCTION PROJECTS UPDATE**

**District: Middle Beach**

Name	Project Description	Status
Collins Park / Collins Park Streetscape - Phase II /Rotunda	Renovation and redesign of Collins Park on the west side of Collins Avenue (approx. 4.5 acres) per Cultural Campus Master Plan after the demolition of the existing library. Does not include Collins Park improvements on the east side of Collins Avenue (approx. 3.3 acres), for which design and construction are to be coordinated with the streetscape improvements and beach walk improvements.	The work east of Collins Avenue and restoration of the Rotunda continues as planned. Construction anticipated to last approximately four months.
Nautilus BP 7 ROW Improvements	Improvements include streetscape, water, storm water, and lighting upgrades in the area from Surprise Lake south to 41st Street, and from Biscayne Bay east to the Indian Creek waterway.	Pump Station #3 force mains are under construction at Nautilus Drive and Nautilus Court as well as Pump Station #4 electrical wiring. Landscape removals and installation are on-going along North Bay Road, Nautilus Drive, Nautilus Court and all the side streets. Restoration and daily watering will also be on-going throughout the Nautilus West neighborhood. The contractor is anticipating commencing the milling and pavement operations throughout the Nautilus West and North Bay road neighborhood by end of June 2009. The Nautilus Project is approximately 85% complete and the project is expected to be finalized by October, 2009. The City is currently negotiating the additions of water mains along Adams and Jefferson Avenue and grade adjustments to driveways to treat minor floodings.
Oceanfront BP 6 ROW Improvements - Phase 1A - 41st Street & Collins Ave.	Improvements to improve pedestrian comfort and enjoyment for beach access at street end. Scope may include: street resurfacing; curb and gutter restoration or upgrades; repair, extension, or widening of sidewalks to provide continuous pedestrian ways; street lighting upgrades to correct deficiencies; enhanced landscaping within the street ROW; enhanced pedestrian access to the beach; pedestrian amenities and restrooms at select locations at the beach ends; enhanced pedestrian access to Indian Creek Waterway. Coordinated with Indian Creek Greenway and infrastructure upgrades to Collins Avenue and Indian Creek Drive, south of 43rd Street.	Work reached substantial completion on May 6th, 2009. Contractor working on punch list items (95% completed).

**Capital Improvements Projects Office  
BI-WEEKLY CONSTRUCTION PROJECTS UPDATE**

**District: North Beach**

Name	Project Description	Status
Normandy Isic & Normandie Sud Neighborhood ROW Improvements	Stormwater system improvements; enhanced landscaping and street lighting; repair, extension and widening of existing sidewalks; and street resurfacing/pavement markings.	Water main installation is now 100% complete on all four phases of the project. Meter transfers from rear easements are on-going in the last Phase (1) [clearance received from Health Department May 2009]. Final pavement restoration on Normandy Drive between Rue Notre Dame and Bay Drive West is scheduled to commence on June 15, 2009 and should be complete on June 18, 2009 weather permitting. Milling and resurfacing is on-going on Rue Notre Dame and Vichy Drive between 71st Street and Normandy Drive. Work on Maimonides Street will commence on June 10, 2009 in accordance with the completion schedule provided to the business community. The last two water main tie-ins will be done during the week of June 15, after which Biarritz Drive between Normandy and Calais Drive will be milled and resurfaced. Final lift on Verdun between Normandy and Calais will follow thereafter. The final design set for the additional lighting on Marseille Drive within Phase 4 was received June 9, 2009. The estimate provided by the current ROW Contractor was much higher than preliminary estimates, so the lighting plans will have to be distributed for pricing immediately. The landscape sub-contractor recently completed installation of the palms within the street ends at Rue Bordeaux and Rue Notre Dame. FP&L will energize load center control panels 1, 2, and 4 over the next two weeks. This will bring power to the Cobra Heads on Bay Drive between 71st Street and Rue Granville; on Verdun between Normandy and Calais Drive; and the acorn lights on Bay and Biarritz between Rue Bordeaux and Rue Granville. LCP 3 is pending installation of a new pole at Bay Drive and Rue Notre Dame. Anticipated completion in September, 2009.
Normandy Shores Neighborhood Improvements ROW BP3	Enhanced landscaping and lighting consistent with community preferences; repair, extension or widening of sidewalks to comply with ADA requirements; street resurfacing/pavement markings and improvement of dead end streets with street lighting, landscaping, and/or parking, where appropriate; bicycle paths and pedestrian access ways; incorporation of traffic calming features, consistent with the community preferences; improved storm water drainage collection and disposal infrastructure.	Biarritz Drive reconfiguration will be completed the week of June 15, 2009. Completion was delayed for a number of reasons, primarily bad weather over the last few weeks and a number of unforeseen underground conditions. The sewer main replacement is now complete, and valley gutter construction is now underway. Drainage structure and pipeline installation is on-going on North Shore Drive east of Mitchell Street. Discharge from the dewatering system will now be directed to the swale along Fairway Drive to comply with recent changes made by the Regulatory Agency. When complete, crews will mobilize to Vardon Street and continue westward to the mid-block high point. The Fairway Drive street end (adjacent to Avanti Condominium) is now prepared and ready for first lift of asphalt. Asphalt placement is scheduled for June 11th, 2009 weather permitting. As soon as Biarritz Drive is re-opened to traffic, work will commence on the last drainage section along the multi-family area on South Shore Drive. Despite these setbacks, the project remains on schedule for timely completion in August 2009.

**Capital Improvements Projects Office  
BI-WEEKLY CONSTRUCTION PROJECTS UPDATE**

**District: South Beach**

Name	Project Description	Status
6th and Lennox ROW Improvements (Flamingo BP-1A)	The project, known as "Fifth and Alton", is currently under construction by Berkowitz Development Group, Inc. (Developer), one of the principals of AR&J Sobc, LLC. The City has approved and is planning to perform drainage improvements, utility upgrades, road improvements, sidewalk, landscaping and streetscape work in the neighborhood around the project, including work on Sixth Street and on Lenox Avenue adjacent to the project site. The work for these streets is contained in the Basis of Design Report (BODR) for the Flamingo Neighborhood Right of Way (ROW) Improvements. Since this project is scheduled to commence after the Fifth and Alton Project is complete, the Developer expressed an interest to the City to construct these improvements during the Fifth and Alton construction. The Developer is interested in performing the work concurrently with the project, so that its development is not adversely impacted by the Flamingo Neighborhood project when it is built.	On-going work on drainage system on 6th Street and Lenox. Construction at approximately 50% stage and should be completed by July 2009.
Convention Center Improvements - C & D Phases	ADA improvements to restrooms, doors, door hardware, and box offices. Project completed in Phases / Groups (A, B, C, & D).	The restroom projects are all substantially completed. Completion of punch list items and final inspection is pending. The door replacement work is approximately 65% complete. The construction progress continues to be impacted by ongoing events at the facility.
Luminus Park / 10th Street Auditorium & Beach Patrol Headquarters	Project scope entails the restoration of the existing Beach Patrol Headquarters, and the western portion of the existing 10th Street Auditorium (the primary structures of historical significance). The remaining portion of the Auditorium building will be demolished to accommodate a new 2-story addition to the retained and preserved western portion, which will service the needs and requirements of both the Beach Patrol Headquarters and the Miami Design Preservation League (MDPL). The new Auditorium addition will be detached from the Beach Patrol Headquarters, allowing for its substantial restoration, including the West elevation. The design restores the historic North-South pedestrian connection within Luminus Park, which was lost when the two buildings were attached, as part of the Auditorium construction. Landscape, irrigation, and site lighting in the immediate vicinity are also included.	Site: Rerouting of utility lines along Ocean Drive in preparation for the construction of the planters and entry steps in progress. Beach Patrol Building: Application of final paint coat on exterior walls in progress. Coral rock facing on the exterior side of accessible ramps is 90% complete. Exterior doors have been installed, and installation of interior doors and hardware is in progress. Ceramic tile installation is 90% complete. Plumbing fixtures installation is in progress. Auditorium Building: Installation of coral rock stone veneer is complete on north wall, and in progress on south wall. Primer application on exterior and interior walls in progress. Ceramic tile installation in locker rooms is 90% complete. Grinding and sanding of terrazzo flooring continues. The project is approximately 80% complete.
South Pointe Park	Improvements to the 17-acre regional park per the City of Miami Beach Parks Master Plan, 1996. Proposed elements include: redesigned park entrance, new restroom building, pedestrian paving, site lighting, playgrounds, signage, landscaping and irrigation. Funding	Adjustments to Washington Ave. water feature continues. The work will be inspected and tested on June 17, 2009. Project at 98% completion.

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**BI-WEEKLY CONSTRUCTION PROJECTS UPDATE**

District: South Beach

Name	Project Description	Status
South Pointe RDA Improvements - Ph. II	Include South Pointe RDA, South Pointe Capital and South Pointe CDT Agreement Revenues / Municipal Resort Tax. South Pointe Park shoreline stabilization (450 ft. of living seawall, \$157,500) to be scheduled and funded through the GO Bond Neighborhoods Shoreline and Seawall Restoration Program.	Horizon Contractors has completed the installation of storm water structures and piping on Euclid Avenue, and 4th Street, between Washington and Euclid Court. Gravity wells on Lenox Avenue have been installed. Water mains have been installed on Euclid Court between 3rd and 5th Street, and on Meridian Court between 3rd and 5th Street. They are currently working on stormwater drainage on 4th Street between Euclid Court and Meridian Avenue, on Lenox Avenue between 4th and 5th Streets, and water main installation on Meridian Court between 2nd and 3rd Streets. Gravity well #2 has been installed and #3 is currently being installed. Euclid Avenue and Euclid Court will be cleaned and prepared for clearing and grubbing, and roadway reconstruction activities (pending the DERM tree removal permit which is being expedited by Project Team).