CITY OF MIAMI BEACH
Office of the City Manager
Letter to Commission No. 107-2005

To: Mayor David Dermer and Members of the City Commission

Date: April 25, 2005

From: Jorge M. Gonzalez
City Manager

Subject: **CIP BI-WEEKLY CONSTRUCTION PROJECT UPDATE**

Attached please find the bi-weekly update you have requested for active City of Miami Beach construction projects under the purview of CIP Office.

JMG\RECHARS\HKM

Attachment

c: Robert Middaugh, Assistant City Manager
Tim Hemstreet, Acting Assistant City Manager
Jorge Chartrand, Acting CIP Director

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CIP - PROJECTS UNDER CONSTRUCTION

DISTRICT	NAME	PROJECT DESCRIPTION	UPDATE WEEKS APRIL 11 - 21, 2005
SOUTH BEACH	COLONY THEATER (SOUTH BEACH, CITY CENTER)	The project entails renovations to the Colony Theater to improve theater operations and performance functions, and provide renovations to comply with ADA Title III requirements.	Ceiling and electrical work in progress. Lobby work progressing, storefront installed, auditorium lighting in progress, elevator installation in progress, inspections pending. Sidewalks poured, contractor completing exterior painting. Additional $1.03 million in appropriations were obtained during the March 16, 2005 Commission meeting to complete project. Substantial completion expected August 10, 2005
SOUTH BEACH	WASHINGTON AVENUE MASTER PLAN (SOUTH BEACH, FLAMINGO)	Design/Build Project. Streetscape improvements along Washington Avenue per Master Plan. Includes Phases I through V. Improvements include sidewalks, curb and gutter, sidewalk lighting, landscaping, median planting, irrigation and median design elements.	Project currently in permitting process. Partial NTP's have been issued for adjacent work on water mains and sanitary sewer crossings. Water main crossings began week of August 23, 2004. Water main work at 15th Street north to 16th Street commenced on 12/1/04. Affected properties advised. Water line work from 15th to 16th Street. 8th, 9th, 10th, 11th and 12th Streets side roads impacted by connections of new water mains complete. Storm water work began March 30, 2005 between 10th and 11th Streets on west side. Affected business community advised. Full MOT expected by May 2, 2005. Affected blocks notified; 16th-14th and 11th-8th on east side.
SOUTH BEACH	PUMP STATIONS (CITY WIDE)	The Water and Waste Water Pump Station Upgrades project consist of 24 different locations throughout the City of Miami Beach where different types of improvements (depending on the specific site needs), will be performed.	Construction mobilization complete. Ongoing construction in several locations such as pump stations 10, 29, 1, 11, 24, 28, etc. Pump station 1 on Jefferson and 11th on line. Pump Station 28 on Sheridan and 28th Street is now underway, partial closures of Pine Tree south bound will be expected. Pump station 21 in Normandy Isle started, City parking lot behind bank is temporarily closed. Affected community advised. Pump Station 15 on La Gorce Dr. near the intersection of Pine Tree Dr. work completed on La Gorce, work still to be done on 51 street. The HOA was notified prior to the start of the project. Work on Pump Station 10 on Belle Island will begin soon, no traffic disruptions are currently expected. Community meeting to present South Pointe booster pump station is scheduled for April 28, 2005.
SOUTH BEACH	PALM/HIBISCUS GUARDHOUSE	The project's scope of work includes the demolition of the existing guardhouse and construction of new accessible structure at the Palm/Hibiscus Island entrance, landscape, extension of the existing irrigation system and the installation of electrical conduits for future gated access system.	The substantial completion walk through was performed on 11/3/04, punch list items are complete. Final CO obtained January 11, 2005. At the HOA's request, the adjacent building that houses the FPL transformer was painted to match new Guardhouse. Placement of a regulatory sign "Trucks use Right Lane" (while the EDAW Island Enhancement Project is in design) was rejected by the HOA. CIP has presented a conceptual sketch for modification of the entrance to the County Traffic Engineering Division for review. The City awaits approval of modification in order to proceed.
SOUTH BEACH	BAY ROAD	Drainage, sidewalk, landscaping, parking, roadway improvements 1400-1600 Bay Rd.	FPL provided power to pump station week of 10/11/2004. Delayed due to hurricanes. FDEP permit received 11/3/04. Substantial completion walkthrough will be performed when Pump station is fully operational. Correspondence from Engineer of Record received on 12/27/04 presenting short and long term alternative solutions to operate the Pump station. Decision to use only 1 pump at a time agreed to, waiting to finalize costs with engineer. Expect completion by May 2005.

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SOUTH BEACH	LUMMUS PARK & FACILITY IMPROVEMENT	The overall Scope of Work includes the widening of the existing 5' wide sidewalks to 10' wide along Ocean drive from 5th Street to 14th Lane, Curb and Gutter replacement, Irrigation, Landscaping, and utilities adjustment, demolition of the existing, and construction of a new restroom facility at 14th Street. The sidewalk work will be built in two Phases, Phase I will be 5th to 10th Street, Phase II - 11th Street to 14th Lane. Within the phases, the work will be limited to two (2) block segments with beach access at each street end. The restroom construction is isolated and will run concurrently with both phases.	The Contractor was issued a Notice to Proceed on 9-7-04, and mobilized on 9-20-04. The first 7 blocks (5th to 12th) are complete and open to pedestrian traffic. A Certificate of Appropriateness for Demolition of the 14th Street Restroom Facility was obtained at the 12-08-04 Commission meeting. Temporary restrooms are provided. The existing restroom structure has been demolished and the site is being prepared for the new facility. The sidewalk construction from 14th Lane to 14th Street is complete and the sidewalk from 14th to 13th Street started on 4-06-05. The Ocean Drive Association and affected parties have been advised and are in agreement. The sidewalk portion of the work is 90% complete.
SOUTH BEACH	NEW 20-INCH WATER MAIN ON MACARTHUR CAUSEWAY & TERMINAL ISLAND WATER BOOSTER PUMP STATION (SOUTH BEACH, TERMINAL ISLAND)	The Scope of Work includes the construction of a new water booster pump station with two (2) 250-HP pumps, motors, variable frequency drives, electrical controls, emergency generator connections, control panels, HVAC system, all housed in a two-story structure with aluminum framed storefront window system, and remote connections through SCADA circuits to the Central Office Control Room at the Public Works Operations Yard, located at 450 Dade Blvd. The Project also includes installation of approximately 325 linear feet of 30-inch pipe, site landscaping; a 20-inch diameter water main, to be suspended along the north side of the MacArthur Causeway for an approximate distance of 2,600 linear feet, where it will connect to the City's existing water distribution system at the intersection of West Avenue.	Contractor working on the mezzanine slab and will begin work at night time under the MacArthur Causeway bridge in order to add the new water line; this work involves closures of the McArthur Causeway at night.
SOUTH BEACH	JACKIE GLEASON THEATRE OF THE PERFORMING ARTS	ADA and Interior Improvements. Renovation of restrooms, dressing rooms, main lobby galleries and entranceways including extension of balcony . Installation of ADA compliant doors & hardware, ADA lift, and exterior ADA ramp. Box Office renovations (ADA compliant ticket window, media desk, brochure rack, poster displays, storefront interior doors at entrance, wall and ceiling treatments). Patrons Lounge renovations. Electrical and lighting improvements .	This phase of project is 99% complete. Phase I - TCC was obtained prior to ribbon cutting ceremony on December 10, 2004. Final CC expected during April 2005. This week the Contractor continued punch list items. Minor ADA compliance issues remain to be completed.
SOUTH BEACH	CONVENTION CENTER IMPROVEMENTS (CITY CENTER)	Renovation and ADA improvements to restrooms, doors, door hardware, and box offices.	Group A of project is 99% complete. Final CC expected in April 2005. Group B restrooms commenced renovation during February 2005 with work progressing on Halls B and C and lobby restrooms. Tentative completion is expected during Spring 2005. Substantial completion of Hall C by July 2, 2005.
MIDDLE BEACH	MIAMI BEACH GOLF CLUBHOUSE & MAINTENANCE BLDG (RESTROOM)	New construction of 10,000 square foot clubhouse, 3,000 square foot maintenance building, two free standing restrooms with rain shelters.	Contractor has passed several final inspections, and is in the process of applying for a Temporary Certificate of Occupancy, which may be attained in the first or second week of May. The new patio slab is scheduled to be constructed 04/25/05. Final completion of the maintenance building is currently delayed due to State environmental permitting requirements related to the on-site drainage well, however, the contractor is moving forward with all other work with the exception of the well. This week the contractor is filling the site in preparation to construct the asphalt parking lot. North restroom is in operation. Contractor is completing electrical work to power the South restroom, which is expected to be completed shortly after the Clubhouse building.

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MIDDLE BEACH	SCOTT RAKOW YOUTH CENTER (MID-BEACH, BAYSHORE)	Improvements to the community center per the City of Miami Beach Parks Master Plan, 1996. Phase I - New ice rink and exterior bathroom renovation. Phase II - Reconfigured main entrance to the Youth Center, interior renovation and redesign on first floor and mezzanine, new ADA-required elevator, and a gymnastics center.	Phase I – City is currently working to achieve final completion of remaining items and issuance of a final certificate of occupancy. The Contractor is continuing the technical process of troubleshooting and testing the HVAC system inside the Ice Rink to improve humidity levels. A notice to proceed for construction of the architectural fins on the face of the new building was issued on 01/20/05, contractor has prepared shop drawings for installation, and these were reviewed by the engineer and given back to the contractor this week. This will allow fabrication of the fins to begin. Staff is coordinating Phase II, which includes the renovation of the youth center, a new play field and possible parking lot expansion. Staff is also currently evaluating several options to bring a new A/E on board for Phase II.
MIDDLE BEACH	42ND STREET STREETSCAPE (MID-BEACH, NAUTILUS)	42nd Street Streetscape Project is to provide a buffer between the residential area to the North and the commercial uses to the South. It includes a new water main, construction of traffic calming structures, grading of swales, repaving, pavement re-striping, installation of planters, sod and landscaping.	Project is in its final stages of completion. A few minor punch list items remain to be completed. If the Contractor is unable to complete these items, the City may utilize funds retained to complete the work with another contractor.
MIDDLE BEACH	MIAMI BEACH REGIONAL LIBRARY (MID-BEACH, CITY CENTER)	Construction of a new state of the art 42,000 s.f.. regional library on 22nd Street in the Collins Park Cultural Area.	A final Certificate of Occupancy for the new Library was issued on November 8, 2004. City turned over the facility to the Miami-Dade County Public Library System on December 6, 2004. CIP staff is coordinating a few remaining improvements required by the County, consisting of modifications to the front entrance roof drain, and the addition of two handrails. CIP Office is also in the process of reviewing a request for additional compensation submitted by the Contractor at the end of the job. A recommendation of this request is expected to be ready in June 2005.
MIDDLE BEACH	FIRE STATION #2 (MID-BEACH, BAYSHORE)	Fire Station No. 2 consists of the construction of a new 3-bay Fire Station, with living quarters, and the City Emergency Operations Center. The full historic restoration of the existing Fire Station Building for use as Fire Department Administrative Offices. The Fire Station and Public Works Yard entrance is also being redesigned.	Notice to proceed was issued on January 20, 2005, allowing the contractor to mobilize and commence construction activities. Construction of the temporary parking lot is nearly complete. Demolition of asphalt and other infrastructure within building footprint is complete. Pile foundation construction had been delayed due to a conflict with existing building foundation, however, this has been resolved and the foundation work is scheduled to resume on 04/25/05. Last week the drainage sub-contractor began installation of the drainage wells. The first well is nearly complete, and two more will be installed in the coming weeks.
MIDDLE BEACH	25TH STREET WATER STORAGE TANKS AND PUMPING STATION	Replace existing water storage tanks and pumping station.	Contractor has finished all physical work, and is closing out all permits and calling final inspections to obtain a CO for this portion of the project.

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NORTH BEACH	**NORMANDY ISLE PARK & POOL (NORTH BEACH, NORMANDY ISLE)**	Renovation of the 3.60-acre park per 1996 City of Miami Beach Parks Master Plan, including: new pool facility, locker rooms; new recreation center on first floor; shade pavilions; field renovation; multi-purpose court; gated park entries; promenade; court, field, and security lighting; new tot lot; furnishings and signage; landscaping; and irrigation. On-street parking reconfiguration on Trouville Esplanade and Rue Granville to be coordinated with the Normandy Isle Streetscape Phase II project.	On January 21, 2005, the Surety answered the City's second demand letter stating they will honor the contract and the warranty. A site meeting was held on February 3, 2005 to coordinate efforts to create new invitation to bid package for construction. The park and pool projects are being separated and project timelines for each are being developed. JOC Contractor mobilized on April 4, 2005 to commence with site grading scope on the park portion. The Administration is negotiating final pricing with the Contractor to immediately initiate site drainage, irrigation and underground electrical conduits installation while the rest of the park portion scope is being priced. On 4/20/05, the City Commission approved two resolutions: 1.) Appropriation of different funds to continue with the construction of the park portion and 2.) Authorization to complete the pool portion independently from the claim to the Surety company with the appropriation of different funds.
NORTH BEACH	**NORTH SHORE PARK & YOUTH CENTER (NORTH BEACH, NORTH SHORE)**	Renovation of the 17.22-acre park per 1996 City of Miami Beach Parks Master Plan, including: new recreation center; new tennis center; community center; tennis court replacement; new basketball courts; new shuffleboard courts; new ball field and dugouts; new park entries; security lighting; new playground equipment; signs; furnishings; fencing; landscape; and irrigation.	Youth Center work completed. Addressing ADA compliant punch list items. JOC Contractor is in process of applying for permit at the City's Building Department to complete the scope included in the punch list with the purpose to obtain final Certificate of Occupancy. Mobilization is scheduled for the end of April 2005.
NORTH BEACH	**NORTH SHORE OPEN SPACE PARK & NATURE CENTER (NORTH BEACH, NORTH SHORE)**	Renovation of the 34.61-acre passive park per 1996 City of Miami Beach Parks Master Plan. Project is divided into 5 phases. Phase I includes selective clearing of exotic vegetation; landscaping with new native vegetation species between the back dune and coastal hammock areas; and irrigation. Phase II includes: 15' wide paved pathway, entry walls, pavers at the entrance at 79th and 85th Streets, security lighting, vita course replacement/restoration, and park furnishings. Phase III includes: restroom renovations (3), renovation of 2 existing shade pavilions, concession restoration, North and South wall sign, new tot lot, and signage. Phase IV includes: construction of the combined Miami-Dade and CMB Parks and Recreation Maintenance Facility. Phase V includes: construction of new recreation and interpretive nature center to provide facilities to support the Sea Turtle Hatchery Program and other program components; plaza at the nature center; and renovation of the south parking lot. Phases IV and V remain unfunded.	Phases I and II Improvements are complete. As of August, 2004 permit review by building department complete. Phase III demolition completed on November 18, 2004 and new construction price proposal received on January 5, 2005. Proposal was evaluated by A/E and Program Manager and accepted by the City. Notice to Proceed with pre-construction activities was issued on 3/11/05. Construction commenced on April 11, 2005 with the removal of invasive planting species in preparation of all work in Phase II.
NORTH BEACH	**ALTOS DEL MAR PARK**	Demolition of two existing structures.	HPB approved the Certificate of Appropriateness for Demolition at its October 12, 2004 meeting. The City Commission approved the demolition at the December 8, 2004 public hearing. Demolition pricing was submitted by JOC and accepted by the City on 3/23/05. Demolition permit is being processed. Mobilization to start demolition is scheduled for the end of April 2005. Currently the City is negotiating the Planning/Design/Construction Administration agreement with the consultant.

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NORTH BEACH	**BEATLES MANDALA**	Art-in Public places Mosaic.	Request for Proposal to JOC Contractor issued on August 28, 2004. Preparing budget and scope of work to provide structure for mosaic. Project awaiting coordination with the North Beach Master Plan projects.
NORTH BEACH	**FIRE STATION 4 & SEAWALL**	Construction of new 3 bay fire station with living quarters for 12 people and repair of existing seawall.	Demolition of existing structure completed. Seawall construction mobilized on September 23, 2004; delayed due to hurricanes. Seawall repairs are ongoing with rip rap installation being the last activity. Scope scheduled to be completed by May 2005. Second Notice to Proceed for the Fire Station was issued on November 15, 2004. Contractor has completed the concrete pour on grade beams and stem walls and initiated compaction of soil to prepare the concrete pour of the grade slab. Civil work, including water, irrigation and fire line connections is well underway. Due to non conforming work, some corrections were required and addressed, affecting the schedule of the construction of building by approximately 45 days. Contractor submitted a recovery plan/schedule for the City and it's Consultants to review and is already working extended hours and on Saturdays.
NORTH BEACH	**NORTH SHORE PARK- CONCESSION STAND**	Construction of new structure.	Permit review by Building Department complete. Construction documents completed by Consultant. JOC Program Contractor submitted price proposal on 12/9/04. City and it's Consultants are in the process of reviewing the price proposal. Contractor is to review price to adjust to available budget. Due to insufficient funding compared to the construction price proposal, this Project has stopped.
CITYWIDE/ PARKING	**17TH STREET PARKING GARAGE (STRUCTURAL REPAIRS & MAINTENANCE)**	Structural repairs and maintenance through-out parking garage. Roof membrane and drainage repairs. Also includes electrical and railing reinforcement.	Painting is progressing on the west side of the 3rd and 4th floors. Permitting is in progress for the exterior repairs, this will affect the perimeter streets adjacent to the Parking Garage. Second floor perimeter chain link fence will be replace for a post tension barrier, work will begin soon, partial closures of the second floor are expected.
MIDDLE BEACH	**MAURICE GIBB MEMORIAL PARK**	A memorial dedicated to Maurice Gibb. Consists of a signage structure made of granite with the lettering "Maurice Gibb Memorial Park" on it. Also a Mosaic flooring made of three different colors (blue, red and yellow) with a bronze plaque imbedded in the center.	Concrete plaza poured, concrete curing before mosaic tile can be placed.
CITYWIDE/ PARKING	**1679 LENOX AVENUE, SURFACE LOT 10A**	Surface lot upgrades including exfiltration trench, planters, landscaping, electrical, new striping and asphalt.	Surface parking lot is closed. Exfiltration trench almost complete, electrical work in progress.