



KENAI PENINSULA BOROUGH


Maintenance Department
47140 East Poppy Lane, Soldotna Alaska
phone (907) 262-4011 fax (907) 262-5882
www.borough.kenai.ak.us

**DAVID R. CAREY
BOROUGH MAYOR**

MEMORANDUM

April 30, 2009

TO: Hugh Chumley
Chief of Staff

FROM: Pat Malone 
Projects Manager
Maintenance Department

Subject: Cost estimate and plans, Borough Administration Building Parking
Expansion Project

Attached please find the Project Manager's estimate for the above project.

As you can see, the final number for the additional funding request is slightly revised (some\$16 less) from the original estimate, largely due to some plan revisions made during the final design process.

Also attached, as back-up for the estimate, please find the design engineer's estimate and the estimate of costs that will be incurred either in-house by the Maintenance Department, or independently by Borough Maintenance in order to accomplish the job.

If you have any questions, please feel free to contact me.

cc: Loran Maggi, Maintenance Director
file

Parking Lot Expansion

Project Manager's Cost Estimate 4-30-09

Engineer's Construction Estimate **\$178,280**
(see attached spreadsheet)

**Electrical & Striping (in-house) and
Gas Line Relocation (Enstar)** **\$32,550**
(see attached spreadsheet)

Sub - Total 1 **\$210,830**

In-House project management / inspection (3%) \$6,325

Contingency (10%) **\$21,083**

Sub Total 2 **\$238,238**

Administrative costs

Printing, publishing, advertising, clerical \$2,400
City review & permitting \$200

Total **\$240,838**

Funds previously appropriated by Borough Assembly \$125,000

Funds expended/encumbered (design & consulting fees) **\$8,900**

Funds currently available **\$116,100**

Funds required to complete project **\$124,738**

Additional funding needed **\$124,738**

Note: Due to design revisions, the current project estimate and funding request is slightly less (-\$16) than the original funding request.

BASIC BID

PROJECT NO: 09-004

FILE NAME: ENGINEERS ESTIMATE 4-30-09

PROJECT NAME:

KENAI PENINSULA BOROUGH

DATE: 4/30/09

ADMINISTRATION BUILDING PARKING LOT EXPANSION

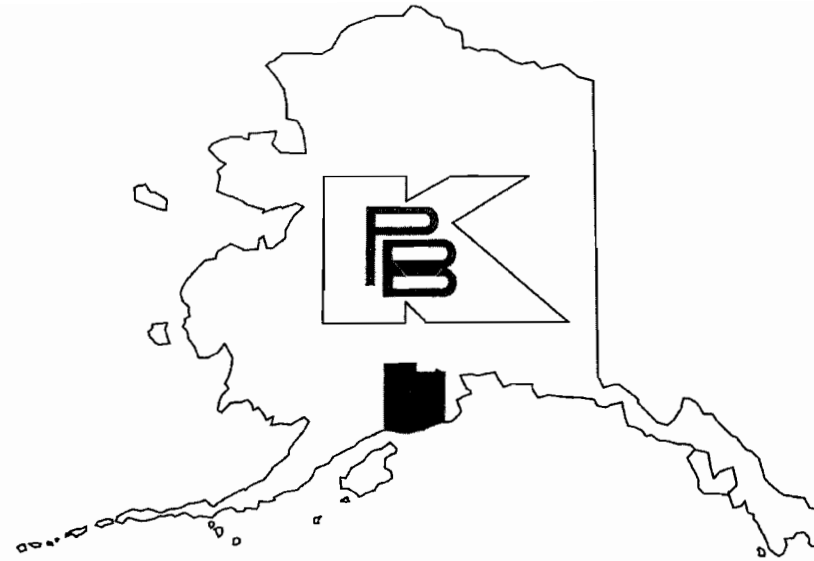
ITEM NO.	DESCRIPTION	UNITS	NO. UNITS	UNIT COST	TOTAL
201(1B)	CLEARING	L.S.	1	1,000.00	1,000.00
203(1)	COMMON EXCAVATION	C.Y.	100	7.50	750.00
203(4)	MUCK EXCAVATION	C.Y.	1,520	4.00	6,080.00
203(19)	GRAVEL FROM EXCAVATION	C.Y.	6,440	4.00	25,760.00
301(1)	AGGREGATE BASE COURSE, GRADING D-1	TON	360	35.00	12,600.00
304(1)	SUBBASE, GRADING "B"	TON	1,030	10.00	10,300.00
401(1)	ASPHALT CONCRETE, TYPE II, CLASS B	TON	360	110.00	39,600.00
505(12)	FURNISH AND DRIVE STRUCTURAL STEEL PILES	EACH	2	1,500.00	3,000.00
603 (1-12)	12 INCH CSP	L.F.	20	100.00	2,000.00
603 (1-24)	24 INCH CSP	L.F.	40	100.00	4,000.00
603(3-12)	END SECTION FOR 12 INCH CSP	EACH	1	500.00	500.00
603(3-24)	END SECTION FOR 24 INCH CSP	EACH	1	500.00	500.00
606 (1)	W-BEAM GUARDRAIL	L.F.	188	30.00	5,640.00
606 (13)	WOOD GUARDRAIL	L.F.	310	30.00	9,300.00
618(2)	SEEDING	POUND	58	75.00	4,350.00
620(1)	TOPSOIL	S.Y.	6,500	4.00	26,000.00
640(1)	MOBILIZATION/DEMOBILIZATION	L.S.	1	13,000.00	13,000.00
641(3)	TEMPORARY EROSION & POLLUTION CONTROL	L.S.	1	5,000.00	5,000.00
642(1)	CONSTRUCTION SURVEYING	L.S.	1	7,500.00	7,500.00
660(14)	FURNISH AND INSTALL 1 1/2" PVC CONDUIT	L.F.	280	5.00	1,400.00

CONSTRUCTION TOTAL

\$

178,280.00

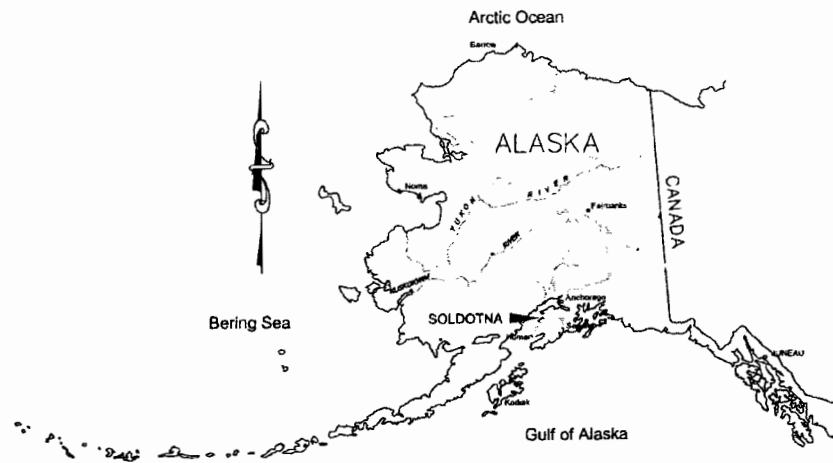
Borough Maintenance In-House Project Costs, BAB Parking Lot						
30-Apr-09						
Electrical (in-house) estimate						
Homer Electric Association - Service/pole placement					\$3,000	
New Service					\$1,000	
2-ea. Weatherproof 30 place panels & breakers					\$650	
2 area light poles (foundation by others)					\$6,000	
2 ea. GFI weatherproof outlet					\$400	
Feeder lines to panels in pvc conduit					\$3,000	
Branch circuits in IMC					\$500	
Labor - 200 person hrs					\$10,000	
Electrical total					\$24,550	
Painters (in-house) road & parking lot striping						
Labor & materials total					\$5,500	
Gas Line relocation (by Enstar)					\$2,500	
Total KPBM Estimate, In-House & other					\$32,550	



Kenai Peninsula Borough Maintenance Department

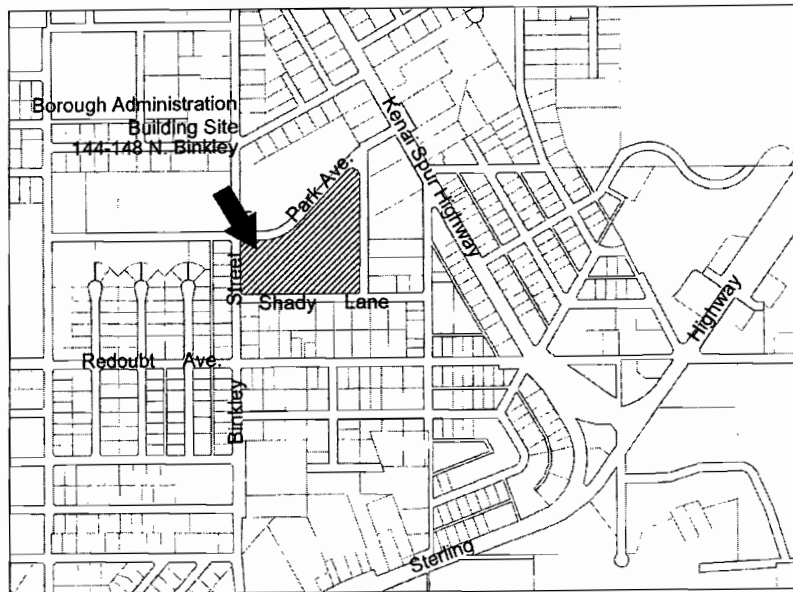
**ADMINISTRATION BUILDING
PARKING LOT EXPANSION**



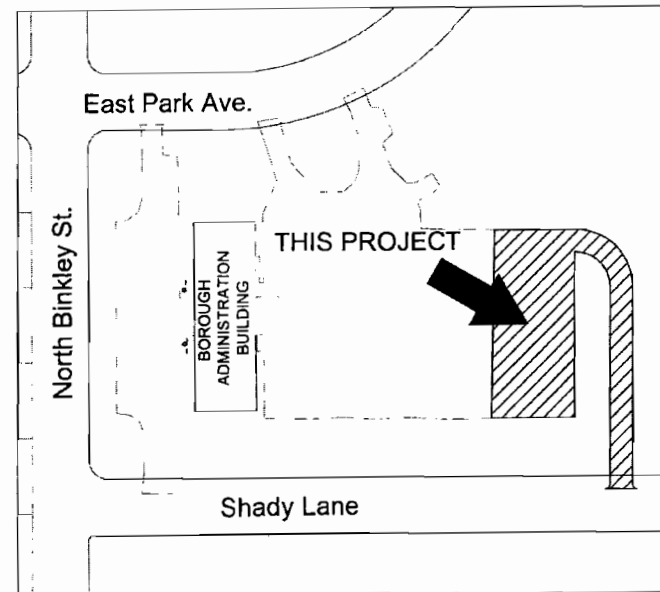


SHEET INDEX

- 1 COVER
- 2 SITE MAP
- 3 CONTROL
- 4 STORM DRAIN PLAN
- 5 LAYOUT AND GRADING PLAN
- 6 PLAN VIEW - GUARDRAIL AND STRIPING
- 7 PLAN VIEW - ELECTRICAL AND LIGHTING
- 8 PLAN VIEW - TESTHOLE LOCATIONS/LOGS
- 9 TYPICAL SECTIONS
- 10 ACCESS DRIVEWAY APPROACH AND STORM DRAIN DETAILS
- 11 WOOD GUARDRAIL DETAILS
- 12 MISCELLANEOUS DETAILS



LOCATION MAP - NOT TO SCALE



SITE MAP - NOT TO SCALE



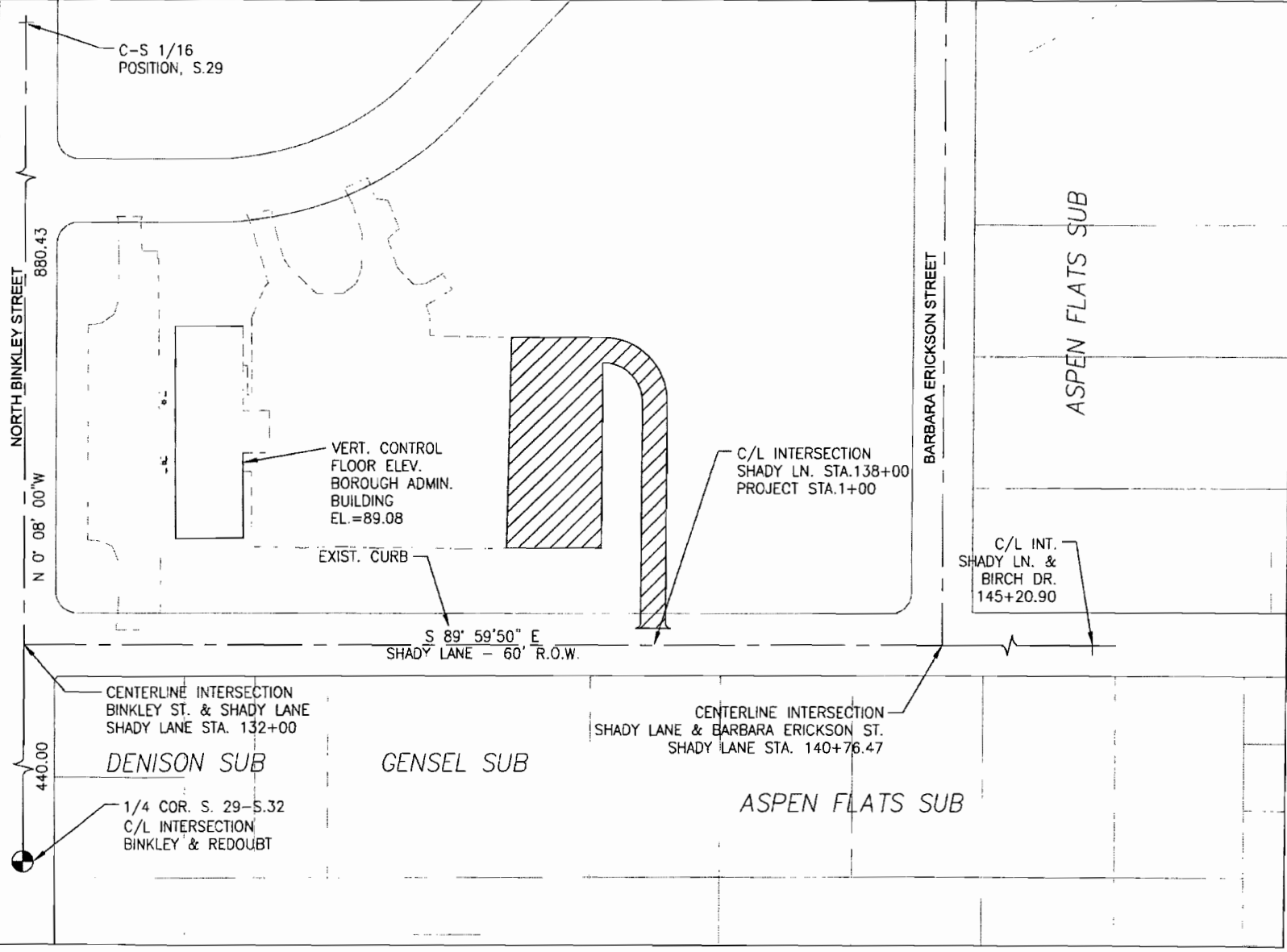
REVISIONS

DATE: Apr. 23, 2009
 DRAWN BY: P.M.
 CHECKED BY: M.B.
 SCALE: AS SHOWN
 PROJ. NO.:
 FILE NAME:

SITE MAP

KENAI PENINSULA BOROUGH
 ADMINISTRATION BUILDING
 PARKING EXPANSION





NO.	REVISIONS

DATE: Apr 25, 2009
 DRAWN BY: P.M.
 CHECKED BY: U.B.
 SCALE: AS SHOWN
 PWD: MC
 FILE NAME

CONTROL

KENAI PENINSULA BOROUGH
 ADMINISTRATION BUILDING
 PARKING EXPANSION



NOTE:
 THE ELEVATIONS SHOWN ON THIS
 DRAWING ARE DERIVED FROM EXISTING
 DATA FOUND ON OTHER DRAWINGS.
 THE ELEVATIONS MUST BE FIELD
 VERIFIED BEFORE CONSTRUCTION.

GAS LINE TO BE
 RELOCATED BY
 OTHERS

Gen. Well

Human Resources Building

40 L.F. 24" CMP
 W/END SECTION
 INV.=85.91

S89°59'50"E

S 89° 59' 50" E

Shady Lane

EXIST. 24" CMP STUB-OUT SHADY LANE
 STA. 136+30, 30' LT N. INV.=85.83
 CONNECTING TO EXIST PIPE SHALL BE
 INCIDENTAL TO FURNISHING AND
 INSTALLING 24" CMP.

6

Tract 1

14A



NO.	DATE	BY	REVISIONS

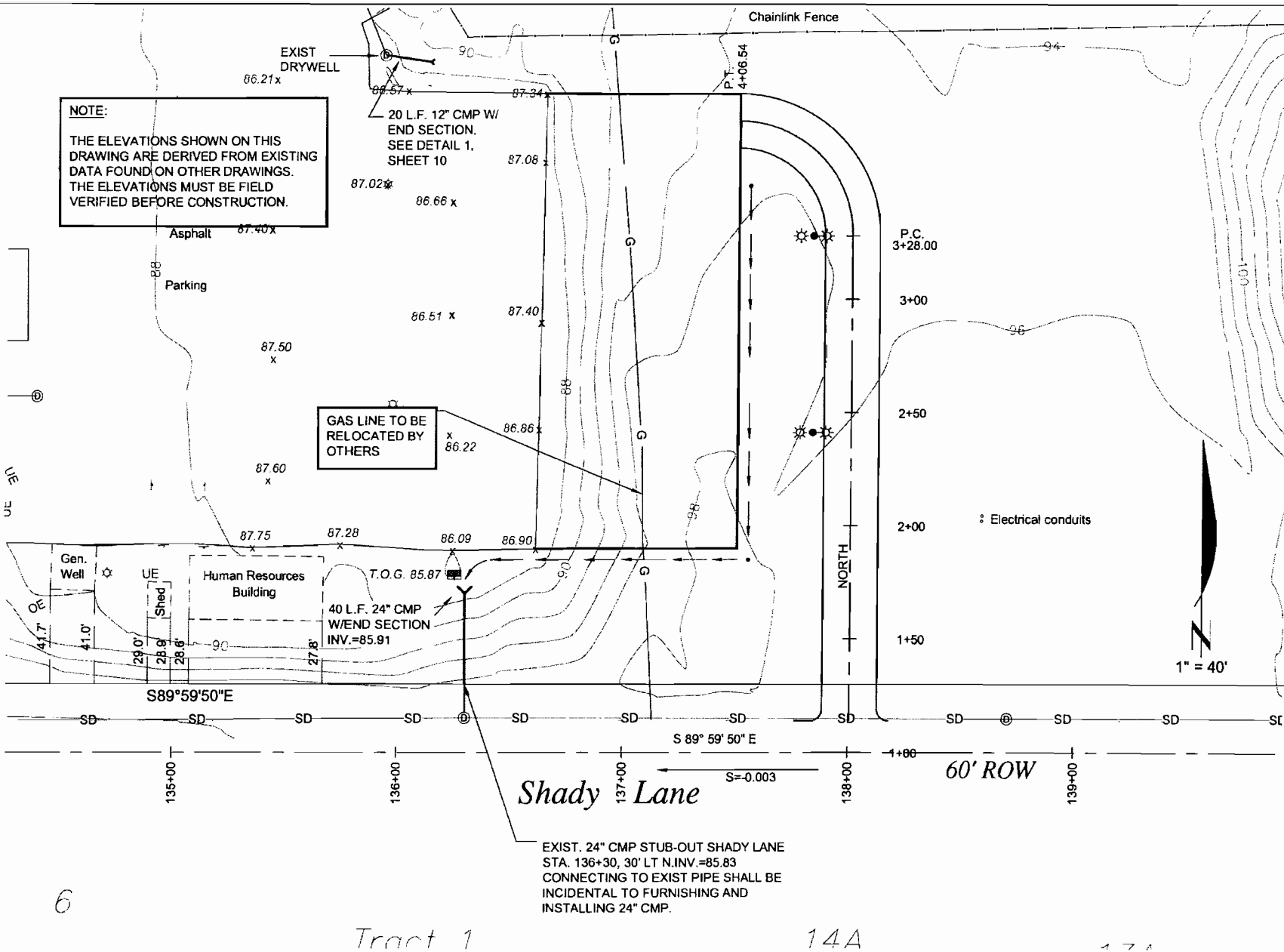
DATE: Apr 30, 2009
 DRAWN BY: F.M.
 CHECKED BY: M.S.
 SCALE: AS SHOWN
 PROJ. NO.
 FILE NAME

STORM DRAIN PLAN

KENAI PENINSULA BOROUGH
 ADMINISTRATION BUILDING
 PARKING EXPANSION

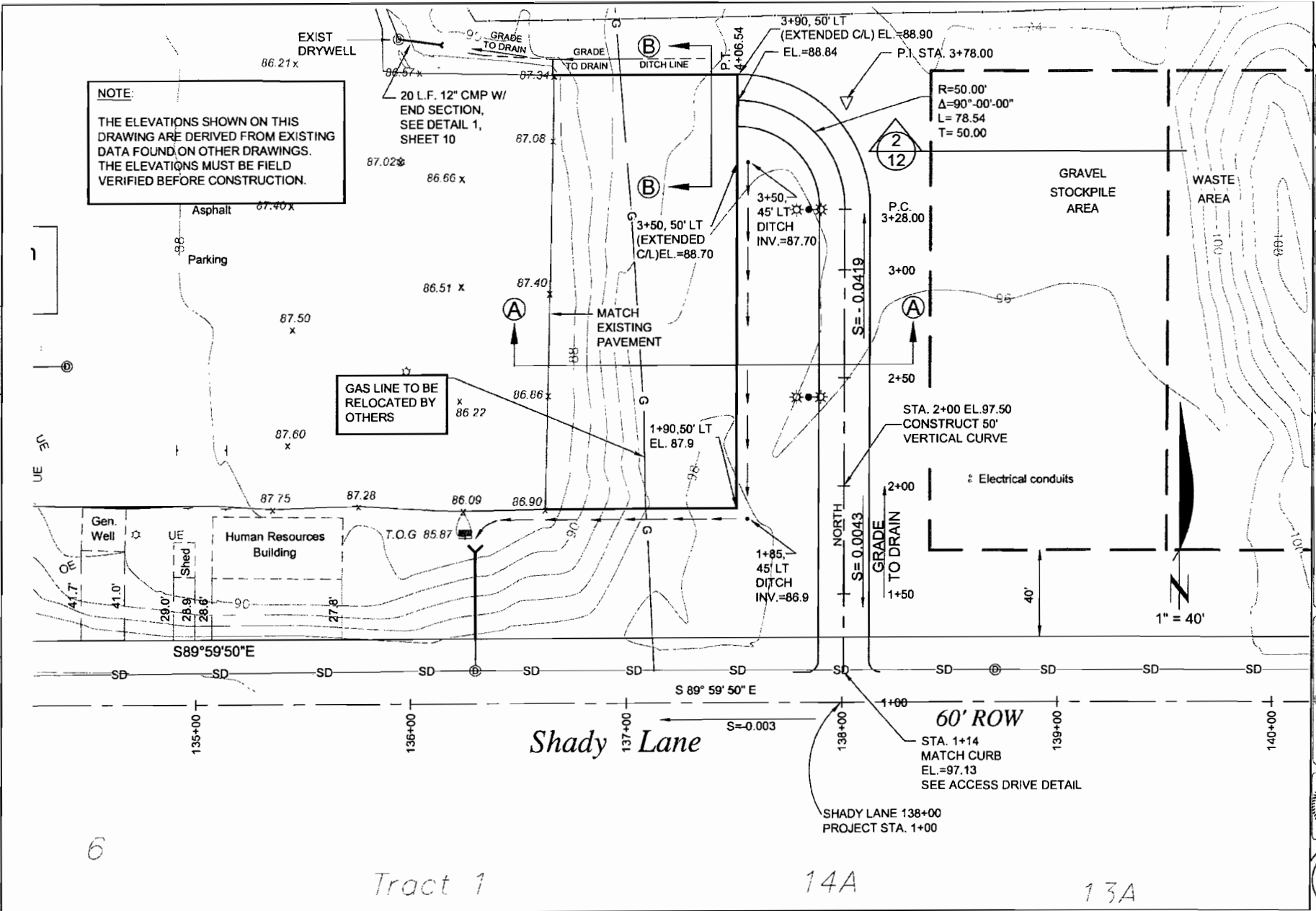


4



NOTE:
 THE ELEVATIONS SHOWN ON THIS DRAWING ARE DERIVED FROM EXISTING DATA FOUND ON OTHER DRAWINGS. THE ELEVATIONS MUST BE FIELD VERIFIED BEFORE CONSTRUCTION.

GAS LINE TO BE RELOCATED BY OTHERS



NO.	REVISIONS

DATE: APR 30, 2009
 DRAWN BY: EMB
 CHECKED BY: WBS
 SCALE: AS SHOWN
 PROJ. NO.
 FILE NAME

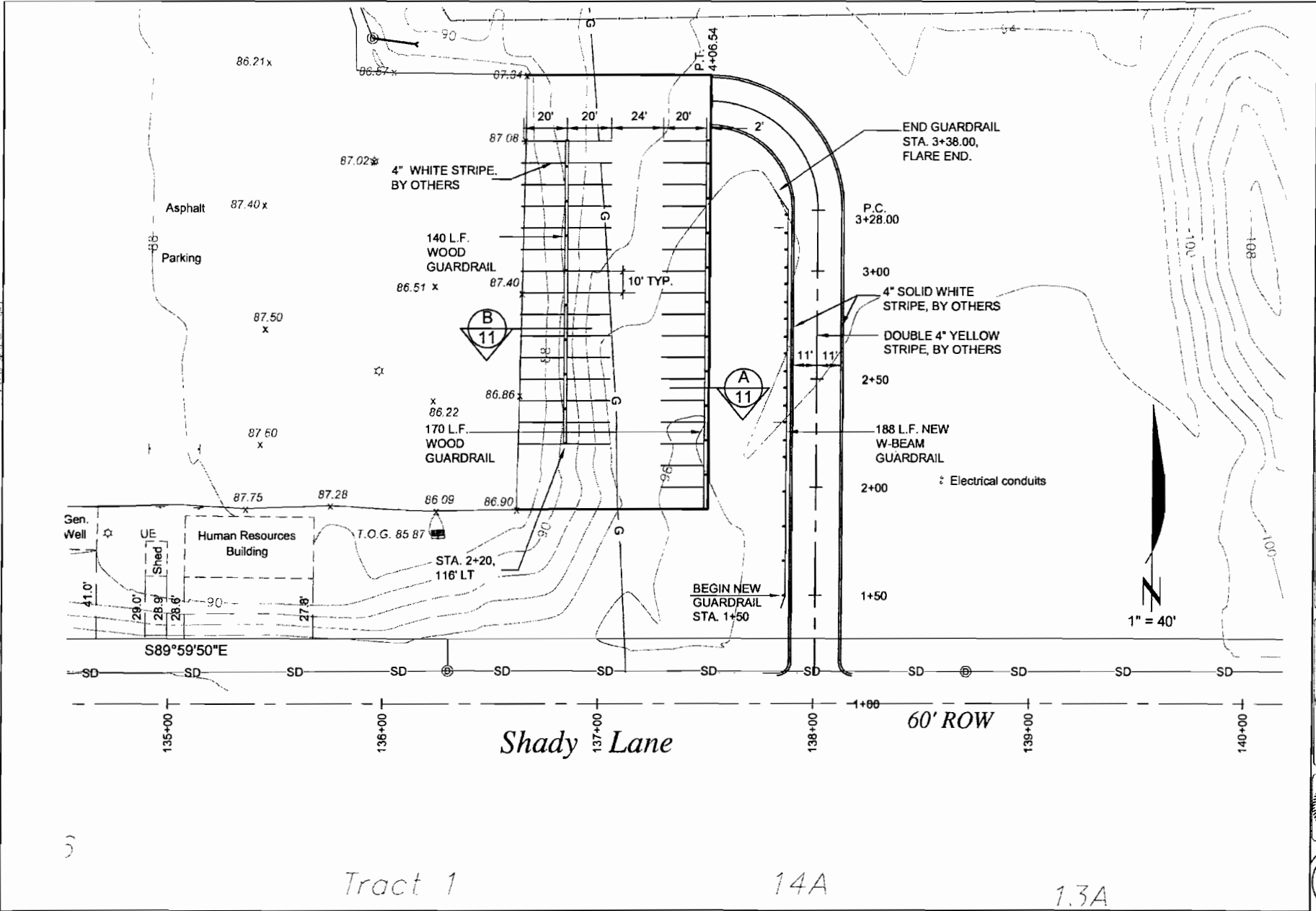
LAYOUT AND GRADING PLAN

KENAI PENINSULA BOROUGH
 ADMINISTRATION BUILDING
 PARKING EXPANSION

WINCE • CORTELLI • BRYSON
 CONSULTING ENGINEERS
 1000 1/2 AVENUE
 ANCHORAGE, ALASKA 99501
 PHONE: 907.562.1111
 FAX: 907.562.1112
 WWW.WINCECORTELLI.COM



5



NO.	DATE	BY	REVISIONS

DATE: Apr 30, 2009
 DRAWN BY: J.M.
 CHECKED BY: J.M.
 SCALE: AS SHOWN
 PROJ. NO.
 FILE NAME

PLAN VIEW - GUARDRAIL AND STRIPING

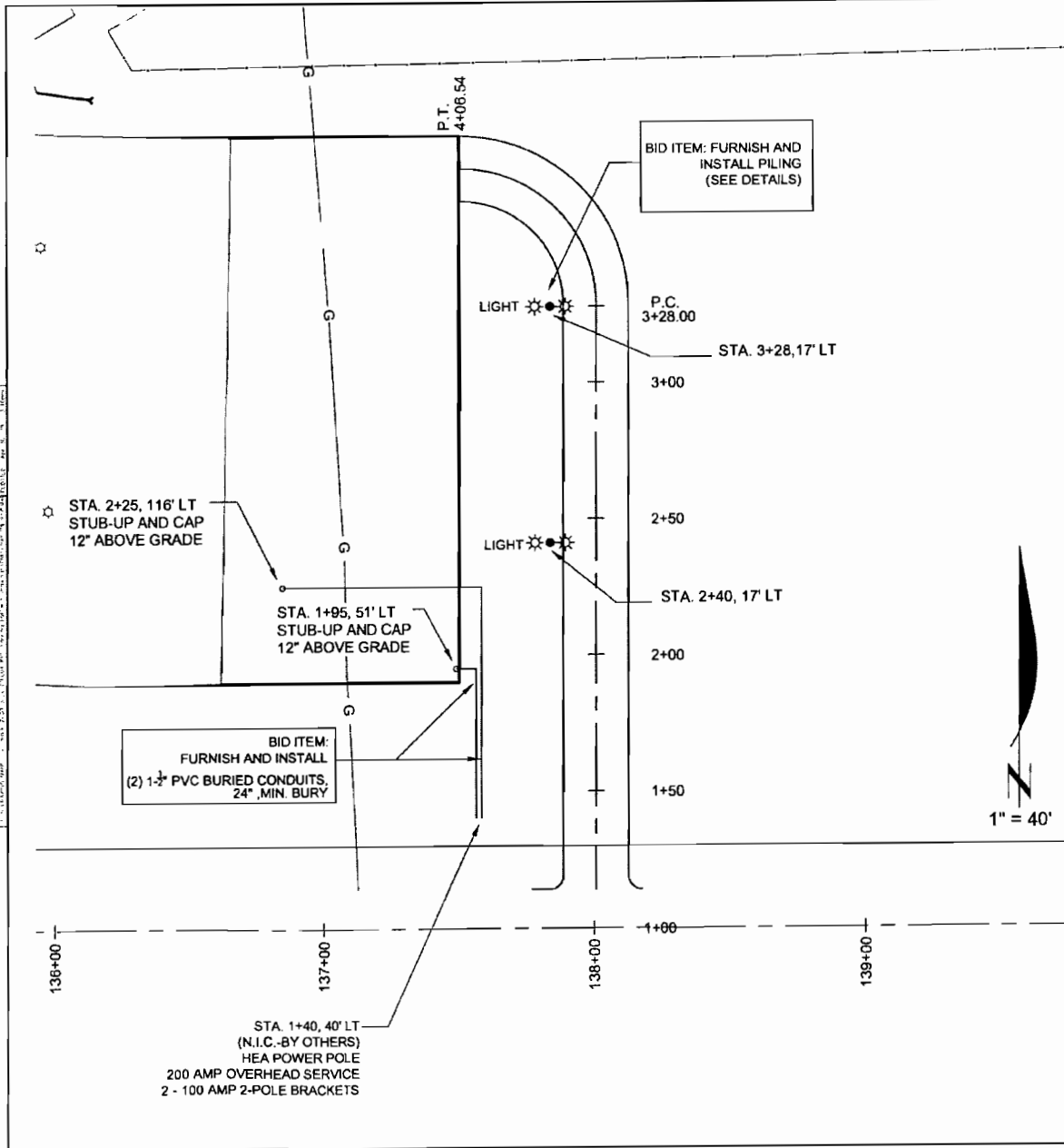
KENAI PENINSULA BOROUGH
 ADMINISTRATION BUILDING
 PARKING EXPANSION



Tract 1

14A

1.3A



NOTES:
 N.I.C. = Not in Contract.

Materials:
 Power supplies, 30 GFCI outlets and 2 light fixtures (2 light poles).

Pole lights (2) -20' pole with 1 each 400 W HPS fixture with PC.

Requirements:
 All above-ground conduit shall be IMC or rigid. Provisions shall be made so outlets can be attached to outside of guardrail (opposite vehicle side). See guardrail detail sheets.

All outlets shall be GFCI with heavy-duty in use covers.
 One outlet per circuit.

See detail sheet for light bases and light pole specifications.

All work shall be coordinated with Kenai Peninsula Borough Maintenance Lead Electrician.



NO.	DATE	DESCRIPTION

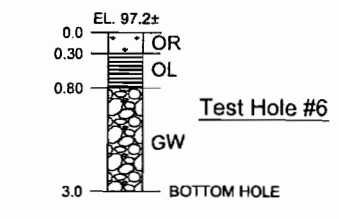
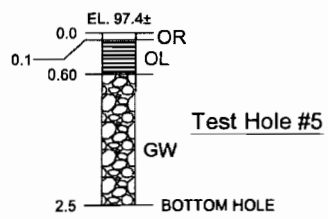
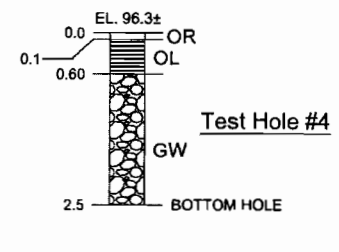
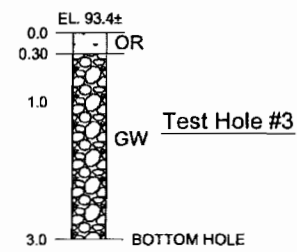
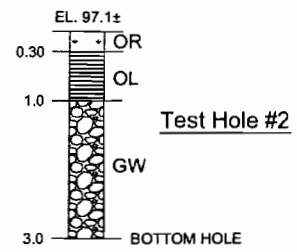
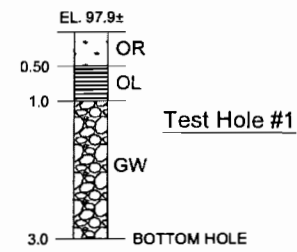
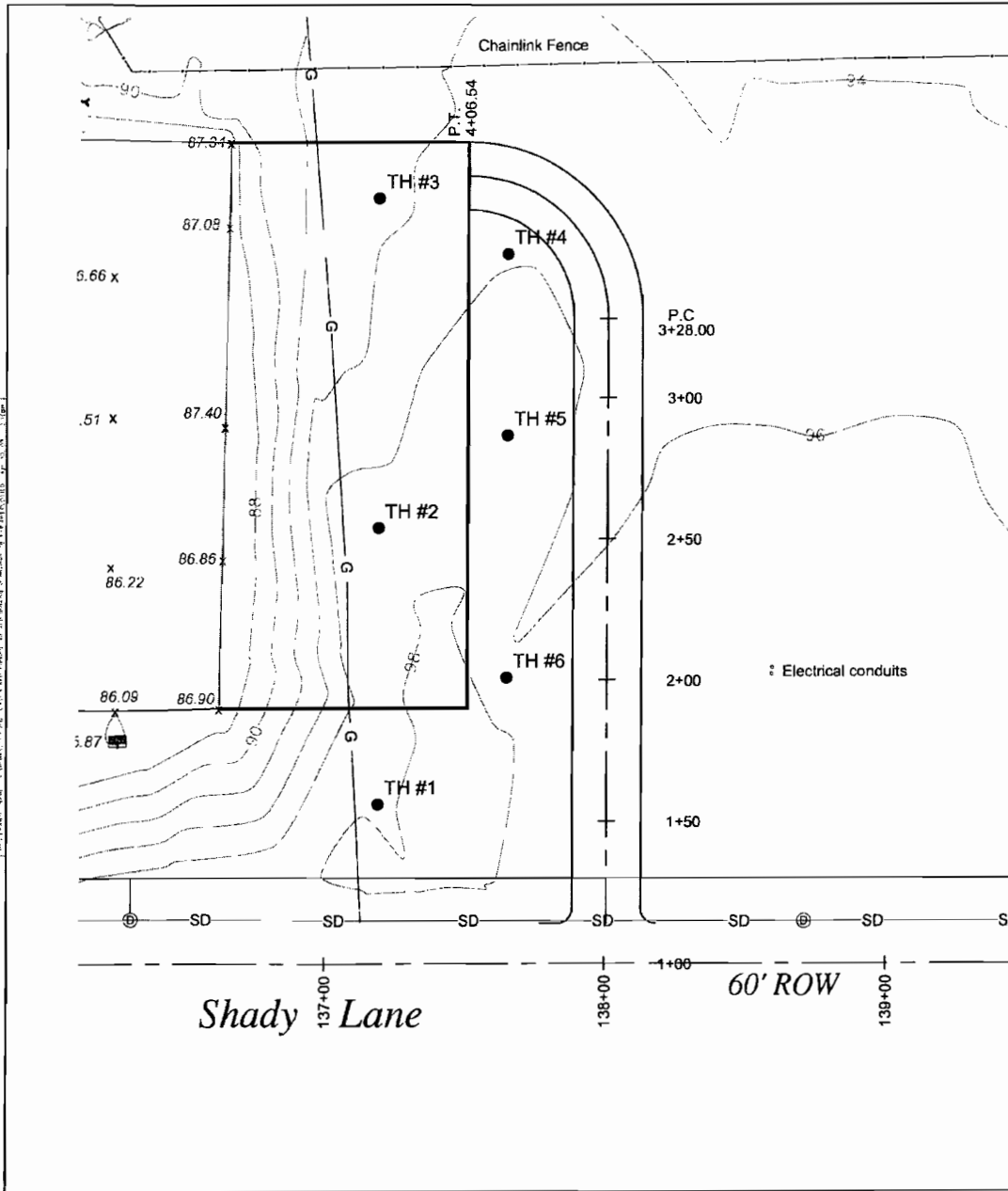
DATE: Apr 30, 2009
 DRAWN BY: PLM
 CHECKED BY: W.B.
 SCALE: AS SHOWN
 PROJ. NO.
 FILE NAME

PLAN-VIEW-ELECTRICAL
 AND LIGHTING

KENAI PENINSULA BOROUGH
 ADMINISTRATION BUILDING
 PARKING EXPANSION

WINCE * CORRELL * BRAYDON
 CONSULTING ENGINEERS
 1000 W. 10TH AVE.
 ANCHORAGE, AK 99501





LETTER SYMBOL	DESCRIPTIONS
OR	LIVING OR RECENTLY DECOMPOSED MATTER
OL	ORGANIC SILTS & ORGANIC SILTY CLAYS OF LOW PLASTICITY
GW	WELL-GRADED GRAVELS, GRAVEL-SAND MIXTURES, LITTLE OR NO FINES



REVISIONS	

PLAN VIEW - TEST HOLE LOCATIONS / LOGS

KENAI PENINSULA BOROUGH
ADMINISTRATION BUILDING
PARKING EXPANSION

WINCE • CORNELL • BRYSON
CONSULTING ENGINEERS
1000 1ST AVENUE
ANCHORAGE, ALASKA 99501





REVISIONS	

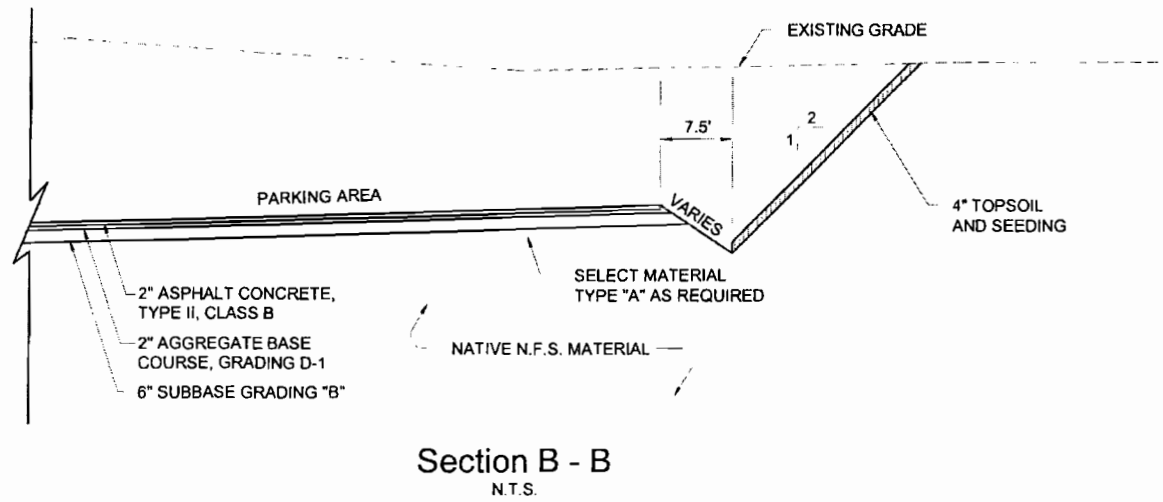
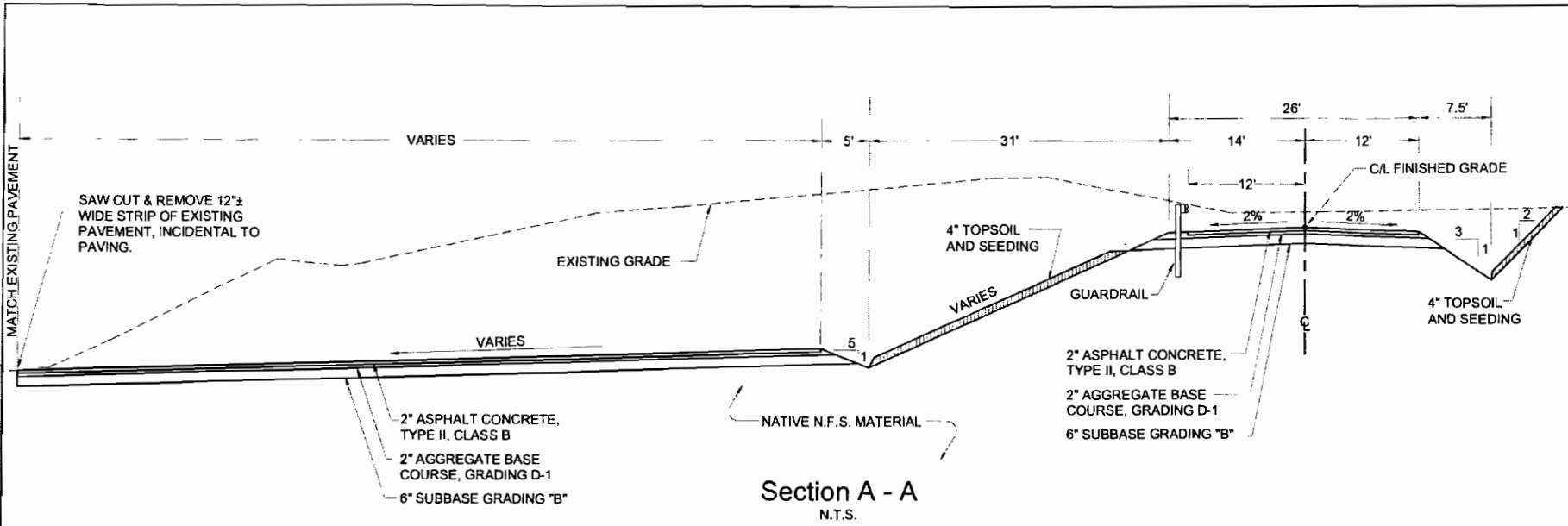
DATE: Apr 29, 2009
 DRAWN BY: P.M.
 CHECKED BY: M.B.
 SCALE: AS SHOWN
 PROJ NO:
 FILE NAME:

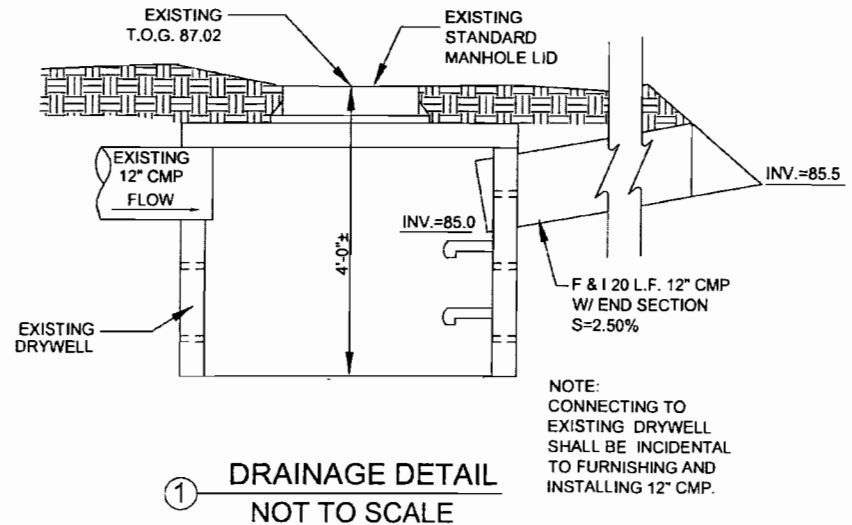
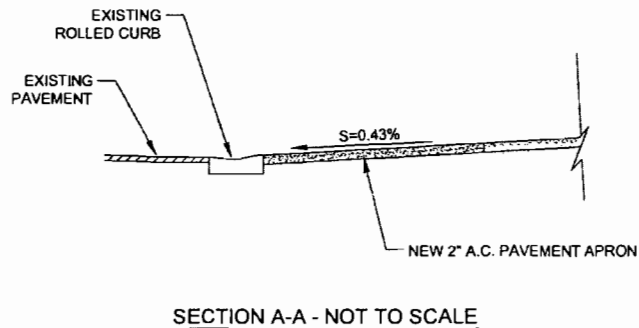
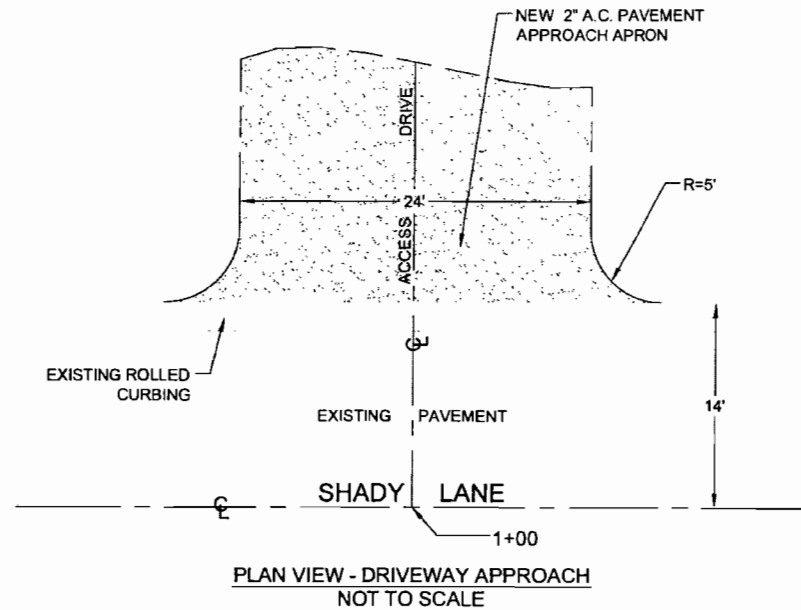
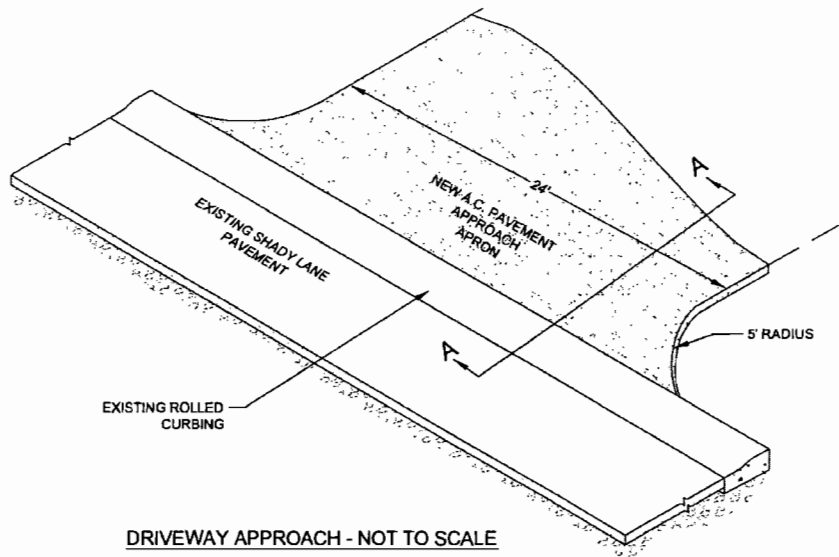
TYPICAL SECTIONS

KENAI PENINSULA BOROUGH
 ADMINISTRATION BUILDING
 PARKING EXPANSION



9





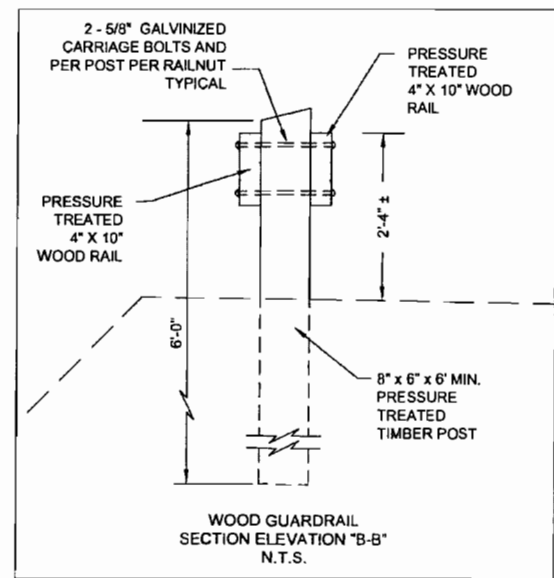
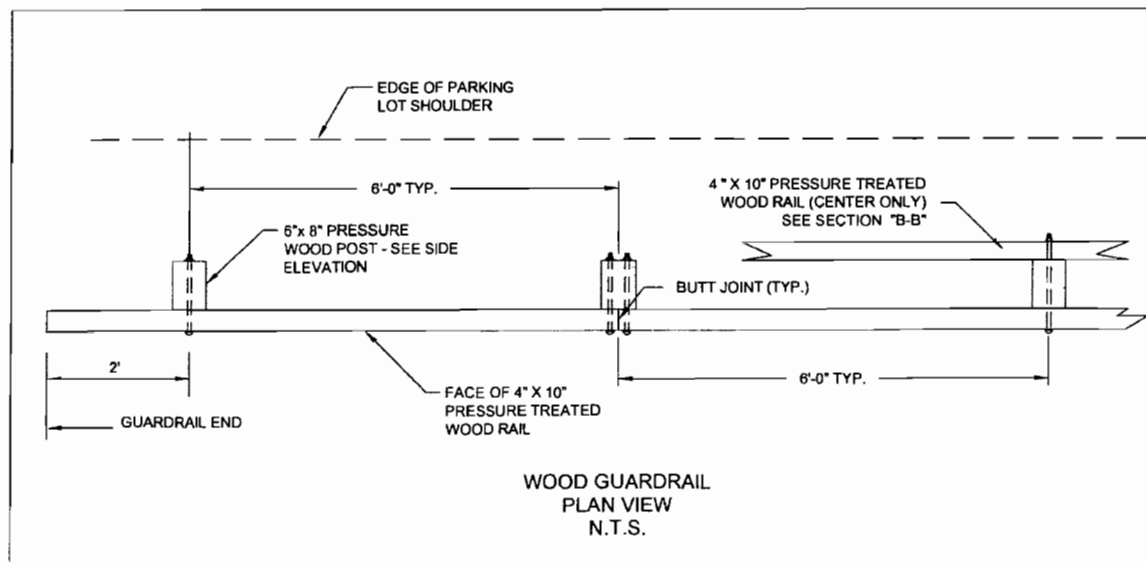
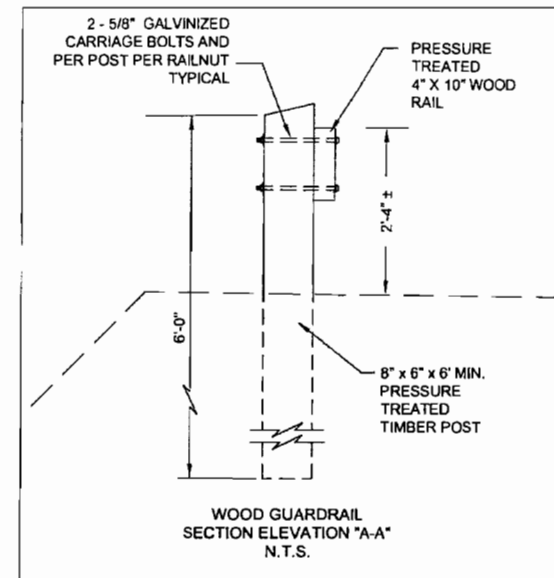
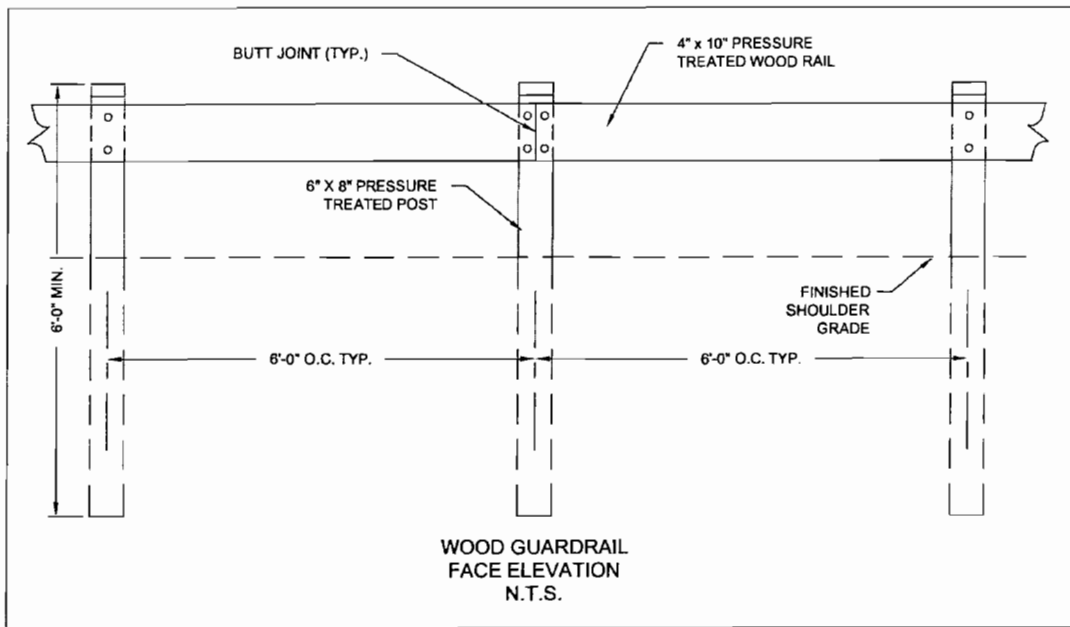
REVISIONS	

DATE: Apr 30, 2009
 DRAWN BY: J.M.
 CHECKED BY: M.B.
 SCALE: AS SHOWN
 PROJ. NO.
 PLOT NAME

ACCESS DRIVEWAY APPROACH DETAILS AND STORM DRAIN

KENAI PENINSULA BOROUGH ADMINISTRATION BUILDING PARKING EXPANSION



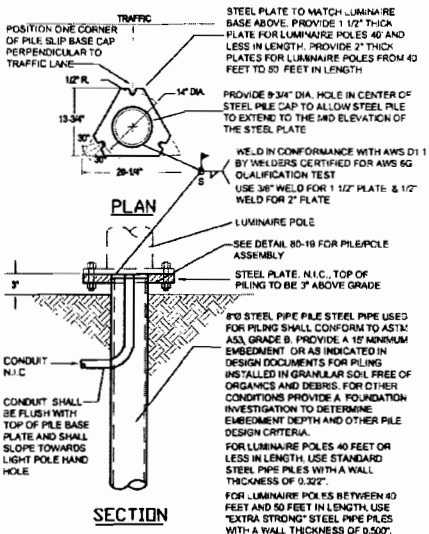


REVISIONS	
DATE	BY

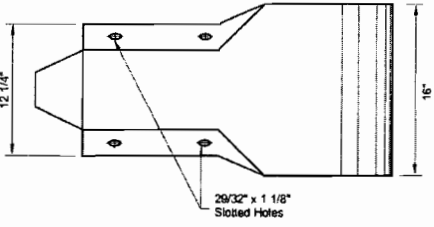
WOOD GUARDRAIL DETAILS

KENAI PENINSULA BOROUGH
ADMINISTRATION BUILDING
PARKING EXPANSION

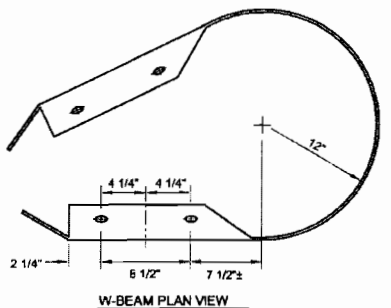




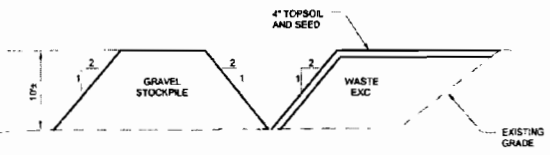
1 LUMINAIRE FOUNDATION
N.T.S.



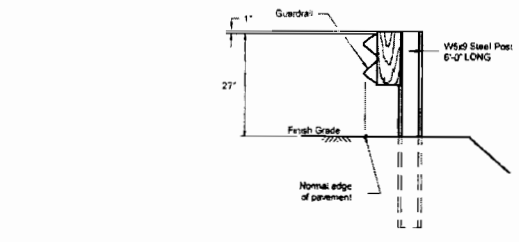
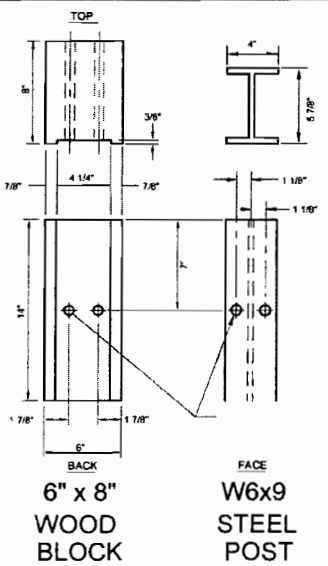
PROFILE



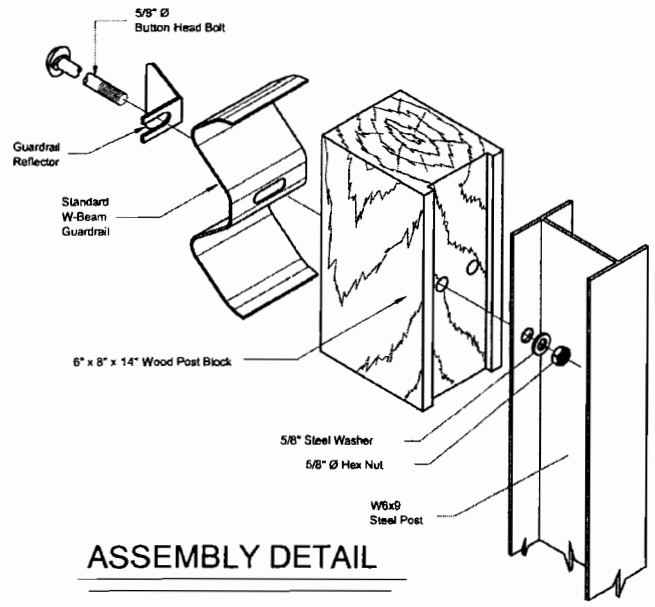
STANDARD W-BEAM END SECTION



2 STOCKPILE AND WASTE AREA
N.T.S.



TYPE I POST INSTALLATION



ASSEMBLY DETAIL

- GENERAL NOTES:**
- Guardrail Reflectors shall be mounted at 50' centers beginning with the first post. Type A Reflectors shall be used unless specified otherwise on the plans.
 - All covered hardware shall comply with the AASHTO/AGC/ARTBA "A Guide to Standardized Highway Barrier Hardware", latest edition.
 - Mount rail to block with bolt on approaching traffic side of block web.
 - Typical post spacing is 6'-3" center to center.
 - This barrier is acceptable under NCHRP 350, TL3.



REVISIONS

NO.	DESCRIPTION	DATE

DATE: Apr 22, 2009
DRAWN BY: VJC
CHECKED BY: C.M.
SCALE: AS SHOWN
PROJECT: M1
FILE NAME:

MISC. DETAILS

**KENAI PENINSULA BOROUGH
ADMINISTRATION BUILDING
PARKING EXPANSION**

