



## Agenda Item Summary

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### **Submitted By**

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### **Reviewed By**

LKS

### **Agenda Item Title**

**A Resolution Approving a Professional Services Agreement with Walker Parking Consultants/Engineers, Inc. to Provide Repair Documents, Construction Administration and Observation of The Holley Court Parking Structure Repairs in an Amount not to Exceed \$53,800 and Authorizing its Execution**

### **Overview**

A contract with Walker to prepare, for the Holley Court Parking Garage, constructions documents for bid and construction administration of repairs in an amount not to exceed \$53,800, waiving the Village's formal request for proposal process.

### **Staff Recommendation**

Approve the Resolution

### **Fiscal Impact**

The costs for this project would be funded through the Capital Improvement Fund account no. 5060-43770-788-570705 which provides \$400,000 for 'Parking Structure Maintenance Program'. The entire Holley Court project would cost an estimated \$1,200,000 over 3 years. The portion for 2018 is \$400,00 which includes this contract

### **Background**

In spring 2016, the Village solicited bids for an assessment of the physical condition of each of the Village owned garages and to determine a plan for making needed repairs to garages. Eight engineering groups submitted Request For Proposals (RFP) responses. The low responsible bid was Walker Restoration Consultants (Walker) in a total amount of \$11,800 for three garages.

Upon discussion with Walker and other Consultants, the best practice and most efficient approach is to upgrade one parking garage at a time rather than divide out the work between parking garages. This approach gains the best return on investment for work performed and longevity of products used. We started with the Oak Park River Forest High School Garage (OPRFHS Garage) and made those repairs in 2017. As part of the project, on June 19, 2017, the Board approved a contract with Walker Restoration to develop the construction documents and oversee the OPRFHS Garage work.

As part of the 2018 budget planning process, funds were approved for the restoration of the Avenue Garage

and Holley Court Garage. The Holley Court Garage total projected is estimated to be \$1,200,000 which staff has divided over 3 years at \$400,000 per year.

Based on the fact that Walker developed the initial conditions assesement, staff believe that they are in the best position to develop the constructions documents for bid and manage the construction project.

**Alternatives**

The alternative to this recommendation could be to delay action and go through the Village RFP process.

**Previous Board Action**

The Village Board approved FY 2018 Capital Improvement Plan budget which including the Avenue Garage in the Parking Structure Maintenance Program.

**Citizen Advisory Commission Action**

N/A

**Anticipated Future Actions/Commitments**

The conditions assessment forecasts a 5 year maintenance capital budget.

**Intergovernmental Cooperation Opportunities**

N/A

**Performance Management (MAP) Alignment**

The Parking Division of Development Customer Services is expected to start MAP in the final phase.