



**CITY OF NOVI CITY COUNCIL
JANUARY 27, 2025**

SUBJECT: Approval to award engineering design services to Spalding DeDecker for the design of Ella Mae Power Park Pathway Reconstruction and Parking Lot Rehabilitation, in the amount of \$39,775.

SUBMITTING DEPARTMENT: Parks, Recreation, and Cultural Services
Department of Public Works, Engineering Division

KEY HIGHLIGHTS:

- Total budget for this project is \$700,945 spread over two fiscal years.
- Requested at this meeting is \$39,775 for engineering design
- Current estimates for construction has project coming in underbudget
- Project is funded by the Parks, Recreation and Cultural Services Fund
- Will address drainage issues on the southern half

FINANCIAL IMPACT

	FY 2024/25	FY 2025/26	Total
EXPENDITURE REQUIRED	\$ 39,775	-	\$ 39,775
BUDGET			
<u>PRCS Fund</u>			
208-752.00-974.491(Pathway)	\$ 389,975	\$310,970	\$700,945
APPROPRIATION REQUIRED	\$0	\$0	
FUND BALANCE IMPACT	\$0	\$0	
<ul style="list-style-type: none"> • Budget includes current estimated total project costs (geotechnical services, construction, construction engineering, crew days, material testing, contingency, etc.), which is 650K. • Geotechnical investigation will be performed during the engineering design phase. 			

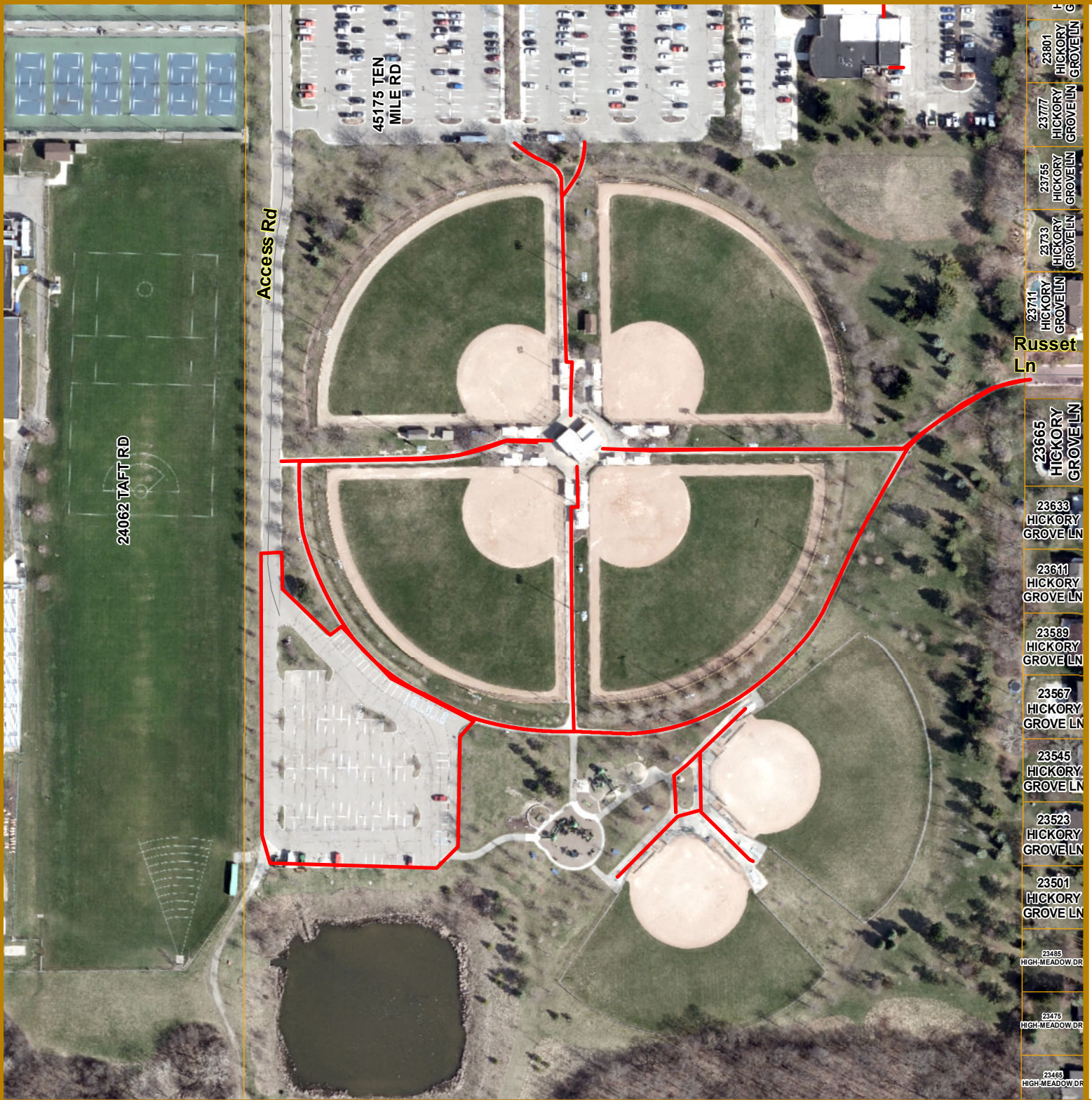
BACKGROUND INFORMATION:

Two Capital Improvement Program (CIP) projects at Ella Mae Power Park are being combined to achieve a better economy of scale during bidding and to coordinate construction impacts, and minimize disruptions. The projects are asphalt pathway reconstruction and asphalt parking lot rehabilitation (south lot). The asphalt ring pathway around the ball fields will be replaced, and drainage improvements will be made where necessary.

Spalding DeDecker prepared a scope of services for design of the pathway and parking lot improvements. The attached proposal outlines the detailed scope of services. The design fee will be \$39,775 (8.5% of the estimated construction cost of \$467,920). Design of the project would begin following the award, with construction expected to start in late summer 2025.

RECOMMENDED ACTION: Approval to award engineering design services to Spalding DeDecker for the design of Ella Mae Power Park Pathway Reconstruction and Parking Lot Rehabilitation, in the amount of \$39,775.

Ella Mae Power Park Paving Improvements Location Map



Map Author: Runkel
Date: 1-7-25
Version #: 1.0

 Project Area

MAP INTERPRETATION NOTICE
Map information depicted is not intended to replace or substitute for any official or primary source. This map was intended to meet National Map Accuracy Standards and use the most recent, accurate sources available to the people of the City of Novi. Boundary measurements and area calculations are approximate and should not be construed as survey measurements performed by a licensed Michigan Surveyor as defined in Michigan Public Act 132 of 1970 as amended. Please contact the City GIS Manager to confirm source and accuracy information related to this map.



City of Novi

Engineering Division
Department of Public Works
26300 Lee BeGole Drive
Novi, MI 48375
cityofnovi.org



January 10, 2025

Rebecca Runkle, PE
Engineering
City of Novi
26300 Lee BeGole Drive
Novi, Michigan 48375

**Re: Ella Mae Power Park Pathways & Parking Lot – Rev1
Proposal for Design Engineering Services
Job No. PR24-610**

Dear Rebecca Runkle:

Spalding DeDecker (SD) is pleased to provide the following proposal for engineering design services to replace the pathways and rehabilitate the parking lot at Ella Mae Power Park.

Project Understanding

The existing pavement at the park is approximately 8 years old. The City desires to replace the asphalt pathway circling the south half of the ballfields and surrounding the west side of fields 5 and 6. The asphalt parking lot on the south side of the park is also in need of improvements.

Proposed Scope of Services

Our scope of services will include the following:

- Meet with City staff to finalize a detailed scope of the project.
- Prepare a topographic survey of the area.
- Prepare preliminary plans for review.
- Prepare engineering drawings and specifications for permitting, bidding and construction. The plan sets will include at a minimum:
 - Cover Sheet
 - Notes and Details
 - Topographic Survey/Demo Plan
 - Site Plan including Grading
 - City Standard Details, as needed

- Assist with the bidding process
 - Publish bid documents to electronic plan rooms
 - Prepare bid tabulation
 - Make Recommendation for Award

Proposed Fees

Based on our pre-qualification status with the City, engineering design fees are typically based on a pre-determined percentage of the pre-design construction cost estimate. Preliminary cost estimates for the project options have been generated with estimated costs. Based on these estimated costs, the fees for this project are:

Pathway Reconstruction	\$21,636.00
Parking Lot Rehabilitation	\$18,139.00
	\$39,775.00

The above fees do not include construction engineering or inspection. These fees will be determined upon recommendation for award.

Project Schedule

The following summarizes the anticipated schedule for the project:

Milestone	Completed By
Council Award	1/27/2025
Topographic Survey	2/24/2025
30% Plans	3/14/2025
90% Plans and Specifications	4/14/2025
100% Bid Package and Advertising	4/28/2025
Bid Opening	5/20/2025
Construction Contract Award by Council	6/2/2025
Construction Start, estimated	9/2/2025
Construction Complete, estimated	10/31/2025



Thank you for the opportunity to provide this proposal for Engineering Services. Please do not hesitate to contact me if you have any questions or comments regarding this submittal.

SPALDING DEDECKER ASSOCIATES, INC.

A handwritten signature in blue ink that reads "Taylor E. Reynolds".

Taylor E. Reynolds, PE
Senior Project Manager

OPINION OF PROBABLE CONSTRUCTION COST

Project Name: Ella Mae Power Park
Pathways and Parking Lot

PROJECT NO: NV24001

Client: City of Novi

DATE: 01/10/25

Project Description: Replace HMA Ring Pathway and HMA at Fields 5 & 6
Mill & Fill South Parking Lot

Prepared By: TR

Checked By: JS

Pathways & Asphalt at Fields 5 & 6

Item No.	Item Description	Unit	Quantity	Unit Price	Total Amount
1	Mobilization (10%)	LSUM	1	\$ 23,000.00	\$ 23,000.00
2	Pre-Construction Audio-Visual	LSUM	1	\$ 3,500.00	\$ 3,500.00
3	Soil Erosion Control Measures	LSUM	1	\$ 5,000.00	\$ 5,000.00
4	Maintaining Traffic	LSUM	1	\$ 3,000.00	\$ 3,000.00
5	HMA Surface, Rem	Syd	2900	\$ 8.00	\$ 23,200.00
6	Excavation, Earth	Cyd	50	\$ 50.00	\$ 2,500.00
7	Pathway Grading	Sta	29.0	\$ 2,000.00	\$ 58,000.00
8	Subgrade Undercutting, Type III	Cyd	100	\$ 60.00	\$ 6,000.00
9	Aggregate Base, 21AA Limestone, 6 inch	Syd	400	\$ 25.00	\$ 10,000.00
10	Aggregate Base Conditioning	Syd	310	\$ 3.00	\$ 930.00
11	HMA	Ton	640	\$ 135.00	\$ 86,400.00
12	Curb and Gutter, Conc, Spillout	Ft	450	\$ 40.00	\$ 18,000.00
13	Trench Drain	Ft	30	\$ 50.00	\$ 1,500.00
14	Underdrain, Trench Wrapped	Ft	300	\$ 20.00	\$ 6,000.00
15	Restoration	LSUM	1	\$ 7,500.00	\$ 7,500.00

Est. Construction Subtotal - Pathways: \$ 254,530.00

Engineering Fees:	8.50%	\$	21,636.00
ROW Acquisition:	0 Per Ease:	\$2,700.00	\$ -
Geotechnical:	2.5%	\$	6,364.00
Design Contingency:	20%	\$	5,600.00
Construction Administration:	6.63%	\$	16,876.00
Crew Days:	10 Days @	\$800.00	\$ 8,000.00
Construction Material Testing:	2.5%	\$	6,364.00
Construction Contingency:	10%	\$	28,577.00

OPINION OF PROBABLE CONSTRUCTION COSTS **Total Estimated Construction Cost: \$ 347,947.00**

Parking Lot					
Item No.	Item Description	Unit	Quantity	Unit Price	Total Amount
1	Mobilization (10%)	LSUM	1	\$ 19,400.00	\$ 19,400.00
2	Pre-Construction Audio-Visual	LSUM	1	\$ 2,500.00	\$ 2,500.00
3	Maintenance of Traffic	LSUM	1	\$ 5,000.00	\$ 5,000.00
4	Soil Erosion Control Measures	LSUM	1	\$ 1,000.00	\$ 1,000.00
5	Excavation, Earth	Cyd	40	\$ 50.00	\$ 2,000.00
6	Dr Structure, Temp Lowering	Ea	3	\$ 400.00	\$ 1,200.00
7	Dr Structure Cover, Adj, Case 1	Ea	3	\$ 750.00	\$ 2,250.00
8	Cold Milling HMA Surface	Syd	6,960	\$ 6.50	\$ 45,240.00
9	HMA Surface, Rem	Syd	120	\$ 15.00	\$ 1,800.00
10	Aggregate Base, 21AA Limestone, 6 inch	Syd	120	\$ 25.00	\$ 3,000.00
11	HMA, 5EL	Ton	620	\$ 135.00	\$ 83,700.00
12	Conditioning Existing Pavement	Ton	200	\$ 150.00	\$ 30,000.00
13	Pavt Mrkg, Waterborne, for Rest Areas, Parks, and L	Ft	300	\$ 1.50	\$ 450.00
14	Pavt Mrkg, Waterborne, for Rest Areas, Parks, and L	Ft	2,800	\$ 1.00	\$ 2,800.00
15	Pavt Mrkg, Waterborne, Accessible Sym	Cyd	6	\$ 50.00	\$ 300.00
16	Parking Block, Conc, Rem, Salv & Reinstall	Ea	31	\$ 250.00	\$ 7,750.00
17	Restoration	LSUM	1	\$ 5,000.00	\$ 5,000.00
Est. Construction Subtotal - Parking Lot:					\$ 213,390.00
				Engineering Fees: 8.50%	\$ 18,139.00
ROW Acquisition:		0	Per Ease:	\$2,700.00	\$ -
				Geotechnical: 2.5%	\$ 5,335.00
				Design Contingency: 20%	\$ 4,695.00
				Construction Administration: 6.63%	\$ 14,148.00
Crew Days:		10	Days @	\$800.00	\$ 8,000.00
				Construction Material Testing: 2.5%	\$ 5,335.00
				Construction Contingency: 10%	\$ 28,202.00
OPINION OF PROBABLE CONSTRUCTION COSTS					Total Estimated Construction Cost: \$ 297,244.00

TOTAL COMBINED: \$ 645,191.00

In providing opinions of probable construction cost, the Client understands that the Consultant has no control over the cost or availability of labor, equipment or materials, or over market conditions or the Contractor's method of pricing, and that the Consultant's opinions of probable construction costs are made on the basis of the Consultant's professional judgement and experience. The Consultant makes no warranty, express or implied, that the bids or the negotiated cost of the Work will not vary from the Consultant's opinion of probable construction cost.