

**CITY OF HOMER  
HOMER, ALASKA**

City Manager  
Public Works Director

**RESOLUTION 24-070**

A RESOLUTION OF THE CITY COUNCIL OF HOMER, ALASKA  
AUTHORIZING A CHANGE ORDER TO THE BEN WALTERS LANE  
SIDEWALK IMPROVEMENTS PROJECT IN THE AMOUNT OF \$56,300  
TO REDUCE THE SIDEWALK WIDTH TO 8-FT AND WIDEN THE  
ROADWAY REPAVING TO INCLUDE THE DISTANCE FROM THE NEW  
CURB TO THE CENTERLINE OF BEN WALTERS LANE AND  
AUTHORIZES THE CITY MANAGER TO NEGOTIATE AND EXECUTE  
THE APPROPRIATE DOCUMENTS.

WHEREAS, Ordinance 23-23(A-3) approved \$1,700,000 for the construction of the Ben  
Walters Lane Sidewalk Improvements Project; and

WHEREAS, Resolution 24-052 approved the award of the Ben Walters Lane Sidewalk  
Improvements Project to East Road Services, Inc. in the amount of \$1,454,702; and

WHEREAS, The proposed Change Order of \$56,300 to the construction contract will not  
exceed the total budgeted amount for the Ben Walters Lane Sidewalk Improvements Project.

NOW THEREFORE BE IT RESOLVED that the Homer City Council hereby authorizes  
Change Order #1 to the Ben Walters Lane Sidewalk Improvements Project in the amount of  
\$56,300 and authorizes the City Manager to negotiate and execute the appropriate documents.

PASSED AND ADOPTED by the Homer City Council this 10<sup>th</sup> day of June, 2024.

CITY OF HOMER



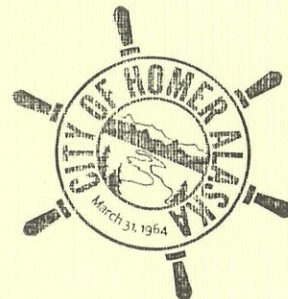
KEN CASTNER, MAYOR

ATTEST:



RENEE KRAUSE, MMC, ACTING CITY CLERK

Fiscal note: Ordinance 23-23(A-3)





# MEMORANDUM

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**Resolution 24-070, Authorizing A Change Order to the Ben Walters Lane Sidewalk Improvement Project in the Amount of \$56,300 to Reduce the Sidewalk Width to Eight Feet and Widen the Roadway Repaving to Include the Distance from New Curb to the Centerline of Ben Walters Lane and Authorizes the City Manager to Negotiate and Execute the Appropriate Documents. City Manager/Public Works Director.**

**Item Type:** Backup Memorandum  
**Prepared For:** Mayor Castner and City Council  
**Date:** May 31, 2024  
**From:** Daniel Kort, Public Works Director  
**Through:** Melissa Jacobsen, Acting City Manager

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**Summary:**

This resolution is for consideration of a proposed Change Order #1 to the Ben Walters Lane Sidewalk Improvements project.

**Background:**

Questions were raised during the bidding of the project and again after the project was awarded on the possibility of narrowing the proposed 10-ft wide sidewalk, as well as the possibility of widening the asphalt replacement of the roadway resurfacing. The proposals are to narrow the 10-ft wide sidewalk to an 8-ft wide sidewalk; and widen the 4-ft wide roadway asphalt replacement to either an 8-ft wide replacement, or asphalt replacement to the centerline of the roadway.

The benefits of narrowing the sidewalk is that it will be easier to construct. The project design missed some utility conflicts and keeping the 10-ft wide sidewalk will require the City to acquire private property easements at an undetermined cost to relocate the electric utility pedestals outside of the sidewalk pathway. These conflicts will be eliminated by narrowing the sidewalk. An 8-ft wide sidewalk will match the width of the sidewalks along East End Road, Lake Street, and Homer Spit Road. The City's long term objective is to connect all of these sidewalks creating a contiguous 8-ft wide pathway for pedestrian and non-motorized traffic.

The original design included a 4-ft wide roadway asphalt replacement to facilitate the forming and pouring of the new concrete curb as well as to accommodate the installation of the new storm water catch basins. The decision to only do a 4-ft wide replacement was a cost savings measure to reduce the total cost of the project; however this places the construction joint near the path of travel of the vehicles outer tires. These construction joints are typically a source of premature failure due to the water intrusion during the freeze/thaw cycle, and this is further exacerbated by it being near the line of travel of vehicle tires. The narrow 4-ft asphalt replacement also forces the contractor to match any existing asphalt defects and undulations such as low spots that do not drain as they resurface the

roadway. Widening the asphalt road allows the contractor to fix the roadway defects making for a better final work product.

Widening the asphalt roadway replacement from 4-ft to 8-ft places the construction joint to near the pathway of the vehicles inside tires or underneath the vehicle. This improves the roadway surface by reducing the number of roadway defects, however it is still subject to the same issue relating to water intrusion during the freeze/thaw cycle.

Widening the asphalt roadway replacement from 4-ft to the centerline of the roadway places the construction joint in the normal location of a crowned roadway, allowing for the best driving surface. This provides the best final work product for the City and the longest life roadway surface in terms of resiliency to water intrusion at the construction joints.

Costs of the proposed changes were requested from the Contractor and are presented as the following 3 options:

A. <u>Narrow Sidewalk from 10-ft to 8-ft</u>	- (\$59,950)
Total Change Order	-( \$59,950)
B. Narrow the Sidewalk from 10-ft to 8-ft	- (\$59,950)
<u>Widen Roadway Asphalt replacement from 4-ft to 8-ft</u>	\$58,125
Total Change Order	- (\$1,825)
C. Narrow the Sidewalk from 10-ft to 8-ft	- (\$59,950)
<u>Widen Roadway Asphalt replacement from 4-ft to Centerline</u>	\$116,250
Total Change Order	\$56,300

The City bid the replacement of the Pressure Reducing Valve Station on Ben Walters Lane in combination with the Ben Walters Lane Sidewalk Improvements project as one project. The engineer's estimate for the sidewalk portion of the project was \$1,658,675 and the City budgeted \$1,700,000 for the sidewalk portion of the project. The winning bid for the sidewalk portion of the project was \$1,319,202, and the remaining \$135,500 of the total bid price of \$1,454,702 represents the Pressure Reducing Valve Station Replacement construction cost.

### **Recommendation:**

The difference between the City's budgeted \$1,700,000 and the bid price of \$1,319,202 leaves \$380,798 of budget remaining for the Sidewalk Improvements project. Therefore, the Public Works Department is recommending the City Council Select Option C where the sidewalk is narrowed from 10-ft to 8-ft and widening the roadway asphalt replacement to the centerline of Ben Walters Lane in order to provide a more robust finished product for an additional change order contract cost of \$56,300.