
**TULSA DEVELOPMENT AUTHORITY
STAFF REPORT**

MEETING DATE: September 7, 2017
TO: CHAIRMAN & BOARD MEMBERS
FROM: Mike Thedford
SUBJECT: Main Street Streetscaping Project
LOCATION: North Main Street between W. Brady & W. Cameron
Tulsa, Oklahoma 74103

Background: **Developer:** **Magnum Construction**
 Owner: **City of Tulsa (Right-of-Way)**
 Project Engineer: **Scott Rodehaver, Wallace Engineering**
 Location: **Brady TIF District**
 Size of Tract: **1 ½ block area**
 Project Value: **\$500,000 – TDA Approved February 2017**
 Fund No.: **Fund No. 6967**
 Development Area: **Brady District – North**
 Executive Director: **O.C. Walker**

Notice was given by advertisement beginning July 21, 2017 through August 11 2017 and three (3) responses were received. A **MANDATORY** pre-bid conference was held on July 27, 2017 with all responders in attendance. Bids were received and opened on August 11, 2017. Magnum Construction was low-bidder.

The scope of work is defined as follows:

Sidewalk replacement, new curb & gutter, trees and lighting for both sides of Main Street, between M.B. Brady Street & Cameron Street. (exhibit enclosed).

Bid Breakdown:

Bid #1 – Crossland Construction - \$549,300
Bid #2 – Daris Contractors - \$517,711
Bid #3 – Magnum Construction - \$410,000

Engineer's Cost Estimate - \$444,234

Summary:

All bidders met the bid deadline, attended the mandatory pre-bid meeting and included all required documentation for bid qualification. Cost variation from low to high bids is based on factors such as workload, market conditions, sub-contractor pricing and project schedule.

After initial analysis, the project team briefly met with the low bidder to confirm all project scope and working factors were included in their pricing. Clarification was provided and it was determined by the project team that the low bidder included all necessary items and is fully capable of performing the work as required in the construction documents.

Low Bidder:

Magnum Construction has successfully completed projects in the City of Tulsa and the surrounding region for close to 20 years. They are currently on the approved list of Infrastructure Development contractors for the City of Tulsa. It is the staff's determination that Magnum Construction is qualified to do the work, has the ability to execute the necessary tasks to complete the project in a timely manner and complete the project within the budget.

Attachments: Magnum Construction Bid Response (1 sheet), Bid Opening Sheet (noted), Project Site Plan.

Recommendation: Staff recommends this item be placed on TDA Regular meeting agenda for consideration for approval.

Reviewed By: O.C. Walker II

MAIN STREET STREETSCAPE DESIGN TULSA, OKLAHOMA



Wallace Engineering
Structural Consultants, Inc.
Structural and Civil Consultants
200 East Mathew Brady Street
Tulsa, Oklahoma 74103
918.584.5858; 800.364.5858
OKLAHOMA, CA #1480
EXP. DATE 8/30/17

THIS DOCUMENT IS PRELIMINARY
IN NATURE AND IS NOT A FINAL,
SIGNED AND SEALED DOCUMENT.

- 10
- 9
- 8
- 7
- 6
- 5
- 4
- 3
- 2
- 1

Revisions

North



Scale 1"=20'

Date

07.14.2016
Phase
CONSTRUCTION
Job Number
1540117

Drawing Title SITE PLAN

APPROVED
FOR IDP PERMIT ONLY

MICHAEL LING, PE
INFRASTRUCTURE PERMITTING MANAGER
CITY OF TULSA

DATE

CITY OF TULSA, ATLAS PAGE 11

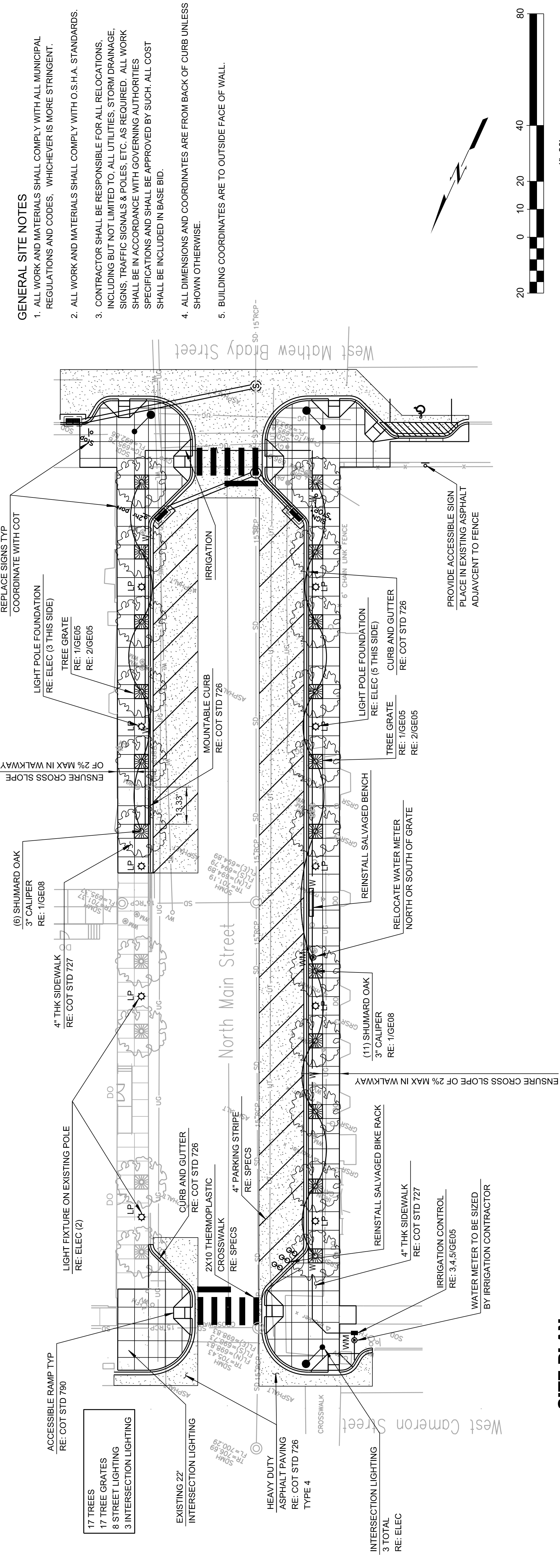
Drawing Number

GE04

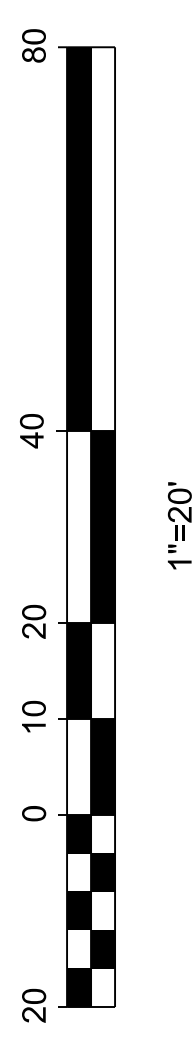
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GENERAL SITE NOTES

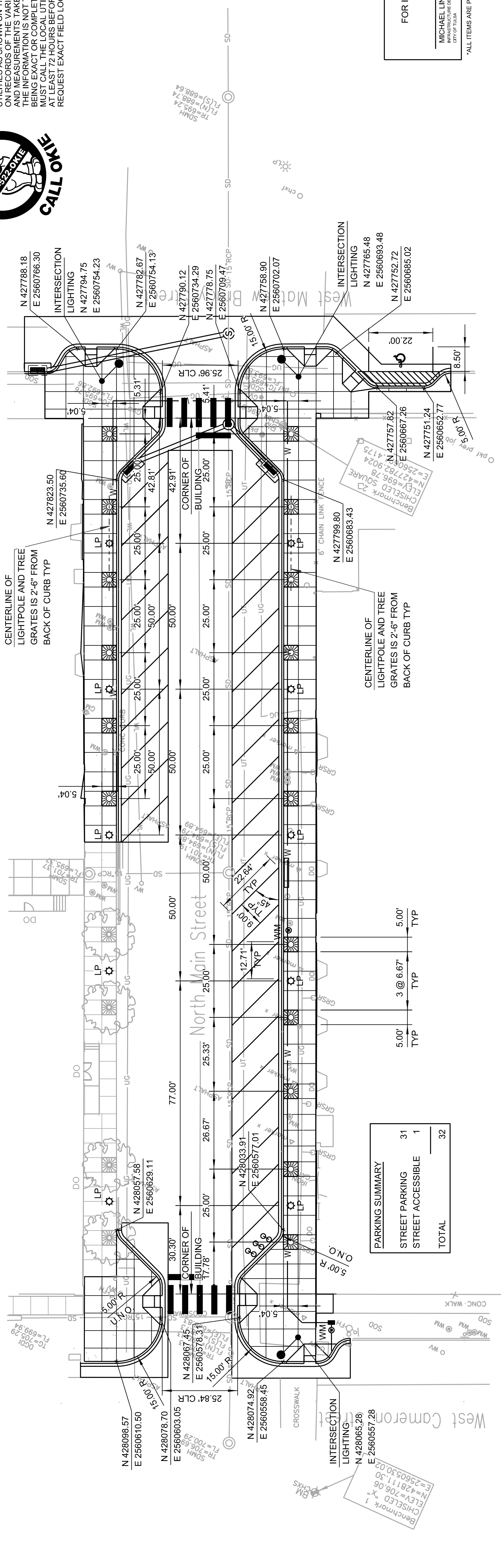
1. ALL WORK AND MATERIALS SHALL COMPLY WITH ALL MUNICIPAL REGULATIONS AND CODES, WHICH EVER IS MORE STRINGENT.
2. ALL WORK AND MATERIALS SHALL COMPLY WITH O.S.H.A. STANDARDS.
3. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, INCLUDING BUT NOT LIMITED TO, ALL UTILITIES, STORM DRAINAGE, SIGNS, TRAFFIC SIGNALS & POLES, ETC. AS REQUIRED. ALL WORK SHALL BE IN ACCORDANCE WITH GOVERNING AUTHORITIES SPECIFICATIONS AND SHALL BE APPROVED BY SUCH. ALL COST SHALL BE INCLUDED IN BASE BID.
4. ALL DIMENSIONS AND COORDINATES ARE FROM BACK OF CURB UNLESS SHOWN OTHERWISE.
5. BUILDING COORDINATES ARE TO OUTSIDE FACE OF WALL.



SITE PLAN



CAUTION
NOTICE TO CONTRACTOR
THE CONTRACTOR IS SPECIFICALLY CAUTIONED THE LOCATION AND ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS ARE BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND MEASUREMENTS TAKEN IN THE FIELD. BEING AN INDUSTRY BEST PRACTICE, THE CONTRACTOR SHALL VERIFY THE LOCATION OF UTILITIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES.



PARKING SUMMARY	
STREET PARKING	31
STREET ACCESSIBLE	1
TOTAL	32

SITE GEOMETRY