



**BOARD OF PARK COMMISSIONERS
CAPITAL IMPROVEMENT COMMITTEE
(VIRTUAL MEETING)**

**April 27, 2022
5:00 PM
MINUTES**

Attendees: Commissioner Pointer, Commissioner Reid

Staff Support: **Marty Stump**, Deputy Director - Planning and Development; **Kristi Evans**, Capital Program Manager, Community & Neighborhood Parks; **Fred Ramey**, ZEED Asset and Facilities Services Manager; **Jeremy Woolley/Parametrix**, Consultant Project Manager; **Mary Kay Henley**, Planning Administration

Acceptance of Minutes: Minutes from the April 13, 2022, meeting were approved as written.

PROJECT STATUS REPORT

- Marty referenced the Quarterly Capital Update presented at last Monday's Board meeting. He added that starting in May the Capital Workplan will be presented at the 2nd CIC meeting of each month.

ACTION ITEMS

PDZA South Pacific Aquarium (SPA) Exhibit Improvements, Contract Award to Pease Construction

- This resolution authorizes the contract award for the PDZA SPA Exhibit Improvements construction contract to Pease Construction in the amount of \$3,388,000.
- Fred reported this is a maintenance project, routine in the aquarium industry and due mostly to the aquarium's continual operation over 30 years. It was noted this is the first time the aquarium has been dewatered. Priority is being given to work needing a dry environment and includes concrete repairs, exhibit waterproofing, life support improvements, removal and replacement of seals around acrylic viewing windows, and new exhibit shotcrete.
- Fred reported we received one responsive bid, Pease Construction. He added they do quality work and are easy to work with. Kristi noted that they are also the contractor for the Seymour Conservatory project.
 - Commissioner Pointer asked why only 1 bid. Fred reported he received a couple emails from general contractors about the project, however one was late in their submittal and the other didn't submit according to instructions.
- Commissioner Reid asked if Pease Construction will use local MWBE subcontractors. Fred said he didn't know but will find out. He added there is a good chance local firms will be utilized, except for life support work since there are only limited specialized firms.

- The construction part of the project is expected to be completed in 120 days. Animals will be introduced back into the exhibit around 8-9 months. Fred noted the exhibit will be opened back to the public in 12 – 15 months. This delay is because of the required animal quarantine time.
- Fred reported the aquarium was drained 2 months ago, and animals removed 4 months ago. This was to accommodate a visual inspection of the exhibit prior to going out for bid to see if any changes were needed. He noted that nothing unexpected was found, so no bid changes were made.
 - Commissioner Pointer asked where the animals are being housed. It was reported some are at other aquariums, with the vast majority housed onsite at a holding facility and other exhibits.
 - Commissioner Reid asked how many gallons of water were drained, where did it go and did it need filtering. Fred reported approximately 235,000 gallons of water were drained into the Puget Sound. He added the water was filtered, noting water coming into and out of the exhibit is always filtered.
- This item was accepted for moving forward to the full Board with a recommendation of approval.

Titlow Park North Hidden Beach Bridge, Contract Award to KPFF

- This resolution authorizes the contract award to KPFF to provide Architectural and Engineering preliminary design services through schematic design for Titlow Park’s North Hidden Beach Bridge replacement in the amount of \$258,119.12.
- Kristi introduced Jeremy from Parametrix who Metro Parks hired as a consultant for this and one other Titlow Park project.
- Jeremy explained the 2017 Titlow Park Master Plan Update identified the existing North Hidden Beach bridge needing replacement due to its structural decline. The project’s scope includes the bridge replacement to include vehicular, bicycle, and pedestrian access, while also accounting for utilities to be run to connect any potential future development on North Hidden Beach with 6th avenue.
- Jeremy reported there was good interest to the project’s bidding, noting we received 2 Statement of Qualifications. After selection committee review, KPFF was selected as the best qualified. It was noted the contractor has been asked to provide a detailed estimate to get to 30% design, including preliminary investigatory into alternative bridge locations. This is necessary because BNSF is doing a realignment project through the area that might require a bridge shift.
 - Commissioner Reid asked if we the timeline of BNSF’s realignment. Jeremy stated he wasn’t sure but heard it was by the end of this year. Marty added we are in early conversations with BNSF. He added that we learned they would like to flatten the track curves making it important we investigate alternative bridge options.
- Commissioner Pointer asked if the bridge’s weight load will remain the same. Jeremy said it might double from approximately 5,000 to 10,000 lbs. Marty added that at a minimum service vehicle need to be able to travel across it. .

- Jeremy reported they are looking at two bridge options: cast concrete girder system or steel beams that cross back and forth. Marty summarized we are looking for a system least impactful to the railroad, possibly a prefab swing into place system.
- Marty noted that since the design phase of the project is being funded through a \$400,000 State of Washington grant, earmarked agency capital bond funds can be shifted now to the construction phase.
 - Commissioner Reid asked if there is a year-end deadline because of grant funding. Marty said no, it is a multi-year project.
- It was noted the resolution's total funding amount will be corrected to \$1,876,746.
- This item was accepted for moving forward to the full Board with a recommendation of approval.

Titlow Park Lagoon Culvert Removal & Railroad Trestle Bridge Project, Contract Award to Anchor QEA

- This resolution authorizes the contract award to Anchor QEA to provide Architectural and Engineering services for Titlow Park's Lagoon Culvert Removal & Railroad Trestle Bridge preliminary design in the amount of \$236,912.
- This project will provide for the design, permitting and construction for the new BNSF Railroad Trestle as a replacement for the existing culvert pipes that currently restrict the hydraulic connectivity of Titlow Lagoon from Puget Sound. Additionally, this scope will identify the impact of the removal, and subsequent restoration needed for the lagoon, and ultimately the estuarian habitat.
- Jeremy reported this is a much more complex project than the earlier reported Titlow project. He noted it is based upon a set of assumptions that are subject to change as more is learned through the final scoping, evaluation, and preliminary engineering analysis. Additionally, it will require in-depth coordination with BNSF and the City of Tacoma who have projects that will impact this project.
- Of the 4 Statement of Qualifications received, Anchor QEA was selected as the most qualified team to address railroad and culvert challenges, along with environmental restoration and public outreach.
- Commissioner Pointer asked if there are any additional funds needed for this project. Marty replied that state funds cover this design phase, however the construction phase is currently unfunded. Additional federal & state funds, along with capital bond funds are being investigated.
 - Commissioner Reid commented that Metro Parks shouldn't have to shoulder all the costs since it benefits the entire area. Marty reported we are working with other funding partners on this project to improve the health of Puget Sound. Jeremy added that there is ample time to pursue additional funding, noting the shoreline permit review will take between 14 – 18 months.
- Commissioner Reid asked if we need to dredge the lagoon. Marty said there is a lot of sediment, and we might consider removing some. He added that once restored, daily water level fluctuations will help remove sediment.
- This item was accepted for moving forward to the full Board with a recommendation of approval.

Other Discussion Item

- Marty reported staff are working on a response to the Ruston Way Sea level rise question brought up at Monday's Board meeting.
- Marty noted a briefing paper on the future of pickleball courts is being put together and will be presented at a future CIC meeting.

Meeting Adjourned