



Memorandum

To: Vail Town Council

From: Public Works Department

Date: April 20, 2021

Subject: Children's Garden of Learning Relocation Construction Contract Negotiations

I. SUMMARY

On January 19, 2021, the Town Council awarded the Children's Garden of Learning (CGL) Project's modular building construction contract to Palomar Modular Buildings. The Town of Vail then advertised the General Contractor (GC) portion of the CGL Project on February 17, 2021. The GC portion of the work includes the site work, excavation, utility, building foundation, and architectural elements of the project. Despite numerous bid extensions and reaching out to several local GC's, the Town received no bids as of the final Bid Date of April 15.

However, one GC, MW Golden, remains interested in completing the work, however due to limited subcontractor availability they were unable to receive all necessary subcontractor components by the Bid Date.

In an effort to keep the project moving forward, staff recommends that the Town work with MW Golden to retain the necessary subcontractors and to negotiate an agreed upon contract price. The Town has contracted successfully with MW Golden previously on a project, the Lionshead Entry Project, which is immediately adjacent to the CGL project. We are fully confident in their abilities to provide the town with a great project.

Upon successful completion of negotiations, staff would return to Council for a contract award on May 4.

Considering the contract award delay, the start of the project will be delayed at least until mid-May, with a delayed completion date of mid-September. Once construction begins the Oversize Parking "Charter Bus" Lot will be closed indefinitely. Oversize vehicles will be directed to West Vail across from Safeway and west of the West Vail Fire Station this year, while alternate locations are developed. The alternate location evaluation is currently on-going, with alternatives expected to be presented to the Planning and Environmental Commission this spring.

II. STAFF RECOMMENDATION

Staff recommends that the Town Council directs the Town Manager to negotiate with MW Golden to come to an agreed upon contract price to complete the work and to return on May 4 to award a contract.