



Legislation Text

File #: 120355., **Version:** 0

Amend the Capital Improvement Plan and update the budget for the Centralized Garage Project (B)

This is a request for the City Commission to approve amendment of the Capital Improvement Plan and update the budget for the Centralized Garage Project.

In 2002, a team from General Government and GRU did a comprehensive study on the best option from an efficiency and financial standpoint to replace the 5th Avenue Garage Facility. Based upon this study, it was determined a centralized garage facility would be the most cost effective and efficient for the City/GRU. This original facility concept was intended to generate operational savings by replacing the existing separate fleet repair facilities located at NW 39th Avenue and SW 5th Avenue, however neighbors raised concerns about expanding operations at the Public Works Complex. After much public input on the Centralized Garage concept, the City Commission denied the staff recommendation to expand the garage at the existing site and authorized staff to begin searching for another site. On August 21, 2008, the City Commission ranked the JDF Logistics property (78.37 acres) as the number one site to co-locate the Centralized Garage Project.

There have been no increases to the budget for this project since the City Commission approved funding as part of the FY09 - FY13 Capital Improvement Plan in May, 2008. At the time the cost of such a combined facility was estimated at approximately \$9.6 million, and subsequently the City Commission appropriated \$9,610,000 for property acquisition and construction of a Centralized Garage facility. This project is funded 50% through Fleet Replacement Fund monies and 50% from Gainesville Regional Utilities.

To date, property has been identified and acquired, an architect has been hired and has completed the building designs, and in January of 2012 Parrish-McCall was hired to provide construction management services for the garage facility. As Parrish-McCall has progressed in bidding out the construction services, it has become apparent that the original \$9.6 million appropriation will not be adequate to complete the facility, even after considerable value engineering efforts on the part of City staff and Parrish-McCall. After working in concert with Parrish-McCall, staff estimates that it will require approximately an additional \$1,810,000 to complete the facility, and is requesting that the City Commission approve an appropriation in that amount, bringing the total project budget to \$11,420,000.

The additional \$1,810,000 in required funding is available in the General Government Fleet Replacement Fund and Gainesville Regional Utilities. The additional costs will be split evenly between the two areas at \$905,000 each.

The City Commission: 1) approve amending the Capital Improvement Plan; and 2) update the budget for the Centralized Garage Project by approving the appropriation of \$1,810,000.