



Title: Approval of change order for trail paving at the Wassermann Lake Preserve

Resolution number: 21-058

Prepared by: Name: Anna Brown
Phone: (952) 641-4522
abrown@minnehahacreek.org

Reviewed by: Name/Title: Not applicable

Recommended action: Approval of the change order to pave a segment of trail on Wassermann Lake Preserve from the park shelter to the fishing pier

Schedule: September 2021: Trail work complete
October 2021: Wassermann Lake Preserve project closeout

Budget considerations: Fund name and code: Wassermann Lake Preserve 300-3153
Fund budget: \$2,387,728 (project budget - includes 2020 and 2021 expenditures)
Expenditures to date: \$2,122,000
Requested amount of funding: 134,440.14 (City funded – no MCWD expense)

Past Board action: Res # 19-063 Approval of second cooperative agreement with the City of Victoria
Res # 19-073 Design and construction administration contract award
Res # 20-014 Contract Award for Wassermann Lake Preserve construction

Summary:

The Wassermann Lake Preserve is a park and natural resource restoration on the shoreline of Lake Wassermann that has been a joint effort between the City of Victoria (the City) and Minnehaha Creek Watershed District (MCWD) since concept development in 2017. The project has advanced under two cooperative agreements with the City, the first governing concept development and the second governing design, construction, and operations and maintenance. Under the second cooperative agreement, the City committed to funding all projects elements related to the park improvements and MCWD to all elements related to the natural resource restoration.

In February 2020, a construction contract was awarded to LinnCo, Inc. Construction commenced in May 2020 and the final project walkthrough took place on August 18, 2021. Pending the completion of the closeout paperwork, the project will move into the warranty phase.

Upon project completion, the Victoria City Council requested that their staff investigate expanding the area of paved trails on the site. As constructed, the path from the shelter area to the boardwalk and on the island is crushed rock. The design team had proposed paving the additional trail length at the beginning of the project and requested a change order from LinnCo for the work, but the City did not pursue the proposal at that time. Paving the trail today will present additional technical challenges that increase project cost: The existing natural surface trail would have to be removed and a subgrade base installed; Approximately half the trail surface will require the installation of geotextile fabric in order to accommodate wet soils; and paving on the island itself presents a suite of unique challenges, and the limited access to the area would necessitate that the paving be complete primarily by hand.

LinnCo. provided a proposal for the trail paving for a total cost of \$134,440.14. The work would be complete as a change order to the project that would delay final completion of the project until the end of September. The City Council approved the change order on Monday, August 23. In alignment with the cooperative agreement, the cost of paving the trail would be born entirely by the City, however, Board approval of the change order is required because the cost exceeds the approved project budget.

Supporting documents (list attachments):

- Proposal Request: Bituminous Trail Construction



RESOLUTION

Resolution number: 21-058

Title: Approval of change order for trail paving at the Wassermann Lake Preserve

WHEREAS, the Minnehaha Creek Watershed District (MCWD) and City of Victoria (“City”) identified the Wassermann West property (the Property), consisting of 33.5 acres of riparian land on the western shore of Wassermann Lake, as an opportunity for coordinated project development to meet strategic goals of both the MCWD and City by improving lake water quality, protecting and enhancing riparian wetland and shoreline, and affording public access to Wassermann Lake, among other potential project benefits;

WHEREAS, on May 11, 2017, the MCWD Board of Managers authorized the execution of a cooperative agreement with the City that specified shared roles and responsibilities in developing a concept plan for the Wassermann Lake Preserve;

WHEREAS, on May 23, 2019, the MCWD Board of Managers approved the second cooperative agreement, approving the park concept plan developed by both parties, identifying shared interests and responsibilities in carrying the Project forward through final design and construction, and authorizing staff to prepare a design and construction oversight scope for Board review and approval;

WHEREAS, on August 22, 2019, the MCWD Board of Managers, with concurrence from the City Council, approved a design and construction oversight scope and contract with Aune Fernandez Landscape Architects (AFLA);

WHEREAS, on February 27, 2020, the MCWD Board of Managers, with concurrence from City Council, awarded the construction contract to LinnCo, Inc. in the amount of \$1,839,825, and established a not to exceed budget of \$2,2023,810;

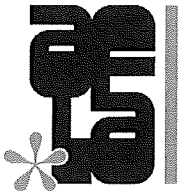
WHEREAS, On July 20, 2021 at the request of City Council and staff, LinnCo provided a proposal for the paving of additional bituminous trail on site at the sole cost of the City;

WHEREAS, on August 23, 2021, City Council approved the change order for trail paving at the Wassermann Lake Preserve.

NOW, THEREFORE, BE IT RESOLVED that the Minnehaha Creek Watershed District Board of Managers authorizes the District Administrator to execute a change order for trail paving at the Wassermann Lake Preserve at a cost not to exceed \$134,440.14.

Resolution Number 21- 058 was moved by Manager _____, seconded by Manager _____. Motion to adopt the resolution ___ ayes, ___ nays, ___ abstentions. Date: 8/26/2021

 Secretary Date: August 26, 2021



aune
fernandez
landscape
architects

Proposal Request (PR)

Date: July 20, 2021
Project: Wassermann Lake Park Project
Owner: MCWD
PR No.: Twelve (12)
AFLA Project Number: 190006
Architect: Landscape Architect, AFLA

Contractor: LinnCo, Inc.
Contractor Contact:

Please submit an itemized cost for changes in the Contract Sum and Contract time for the proposed modifications to Contract Documents. Submit your costs within five days or notify the Architect of the date you anticipate submitting the proposal.

This is not a Change Order of Notice to Proceed with the work in the proposed modifications.

Reason for Request: Owner Request

Description of Work

1. Replace natural surface trail and gravel paving with bituminous trail section per attached sheets PR & C6. Provide a total Lump Sum dollar amount for all work incidental to the complete installation of the identified paving changes.

TOTAL ADD \$	70,881 ²⁵	plaza to abutment
	63,558.39	boardwalk to pier
	134,440.14	total

Does proposed change involve a change in contract time? (circle one)

NO

Yes

Increase/Decrease by 5 days

Attachments: PR & C6

Issued By: Alex Heid

END OF PR - 12



client

**MINNEHAHA CREEK
 WATERSHED DISTRICT**

project

**WASSERMANN LAKE
 PARK**

PID 650230600 &
 PID 650230700
 COUNTY ROAD 43
 VICTORIA, MN 55318

PROJECT NUMBER: 190006

certification

I HEREBY CERTIFY that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Landscape Architect under the laws of the State of Minnesota.

SIGNATURE: _____

TYPED OR PRINTED NAME: _____

DATE: _____ REG. NO.: _____

issue / revision

NO	DATE	ISSUE / REVISION
1	2/04/2020	ADDENDUM 1
1	1/16/2020	BID SET

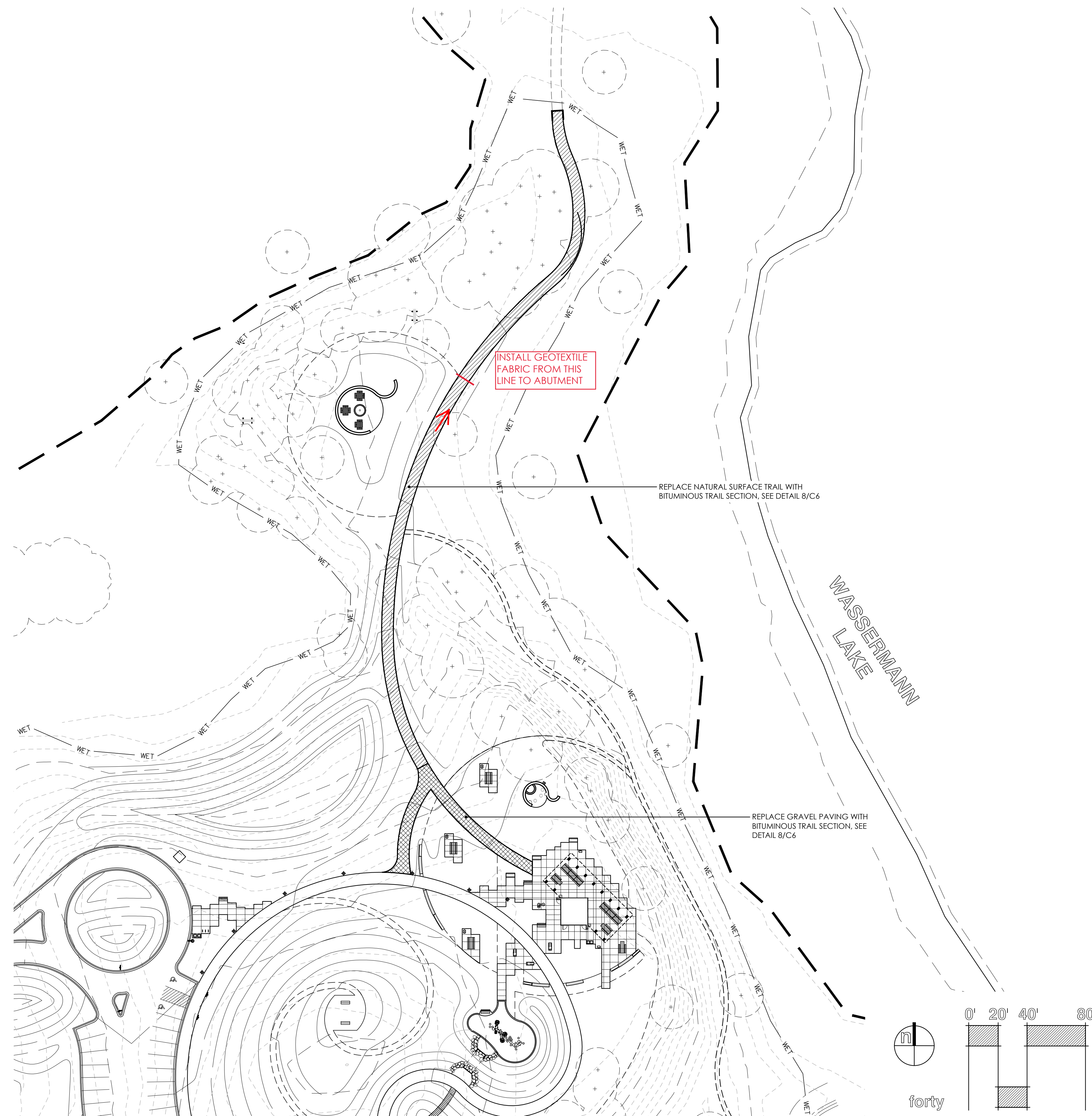
sheet title

**PRICING REQUEST-
 BITUMINOUS TRAIL**

THIS SQUARE APPEARS 1/2" x 1/2" ON FULL SIZE SHEETS.

DRAWN BY:
 CHECKED BY:

PR



client
MINNEHAHA CREEK
WATERSHED DISTRICT

project
**WASSERMANN LAKE
PARK**
PID 650230600 &
PID 650230700
COUNTY ROAD 43
VICTORIA, MN 55318

PROJECT NUMBER: 190006

certification
I HEREBY CERTIFY that this plan, specifica-
tion or report was prepared by me or under
my direct supervision and that I am a duly
Licensed Professional Engineer under the
laws of the State of Minnesota

SIGNATURE: *Benton G. Ford*

TYPED OR PRINTED NAME: Benton G. Ford

DATE: 1-16-20 REG. NO.: 24392

issue / revision

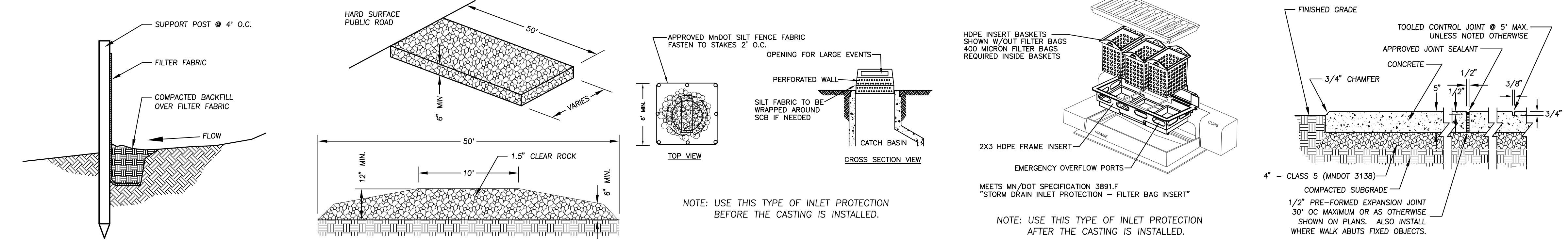
1	1/16/2020	BID SET
NO	DATE	ISSUE / REVISION

sheet title

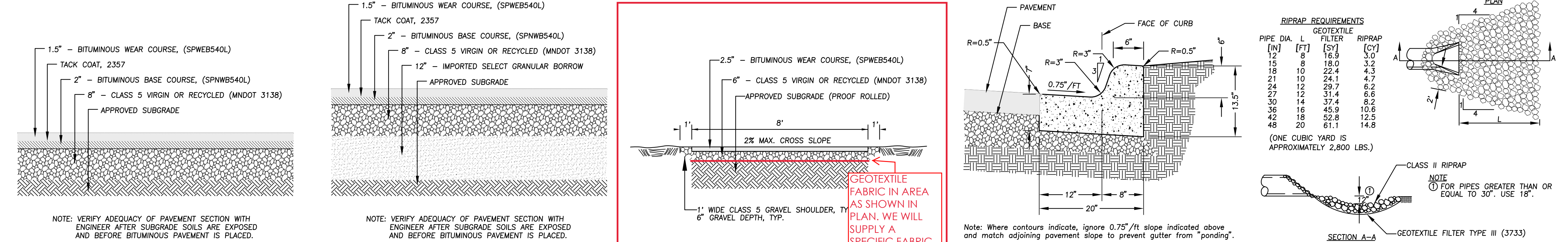
DETAILS

THIS SQUARE APPEARS 1/2" x 1/2" ON
FULL SIZE SHEETS.

DRAWN BY: NPA
CHECKED BY: BGF



1 SILT FENCE NO SCALE
2 ROCK CONSTRUCTION ENTRANCE NO SCALE
3 INLET PROTECTION (INFRA SAFE OR EQUAL) NO SCALE
4 INLET PROTECTION (INFRA SAFE OR EQUAL) NO SCALE
5 CONCRETE SIDEWALK NO SCALE



6 STANDARD PAVEMENT SECTION NO SCALE
7 HEAVY DUTY PAVEMENT SECTION NO SCALE
8 BITUMINOUS TRAIL NO SCALE
9 B612 CONCRETE CURB & GUTTER NO SCALE
10 RIPRAP DETAIL NO SCALE



11 BIOFILTRATION BASIN CROSS SECTION NO SCALE
12 STORM SEWER CLEANOUT NO SCALE
13 SANITARY SEWER CLEANOUT NO SCALE

GEOTEXTILE FABRIC IN AREA AS SHOWN IN PLAN. WE WILL SUPPLY A SPECIFIC FABRIC CALL OUT TOMORROW



LinnCo, Inc.
2151 Troop Drive #100
Sartell MN 56377
Phone (320) 272-8288

PR-12

Date: July 22 2021

To: Aune Ferdandez Landscape Architects/ AFLA

RE: Remove natural trail subcut 8.5" and repave per PR-12

Item	Hrs/Unit	Rate	Total	
Mobilization	1.0	\$ 5,500.00	\$ 5,500.00	\$ 5,500.00
Equipment				
Kubota SVL90	90.00	\$ 66.00	\$ 5,940.00	
Pickup	35.00	\$ 25.00	\$ 875.00	
Dump truck	35.00	\$ 55.00	\$ 1,925.00	
Compactor	35.00	\$ 85.00	\$ 2,975.00	
Mats	8.00	\$ 125.00	\$ 1,000.00	
			Total Equipment	\$ 12,715.00
Labor				
Foreman	35.00	\$ 112.00	\$ 3,920.00	
Operator	90.00	\$ 99.00	\$ 8,910.00	
Driver/ laborer	35.00	\$ 92.00	\$ 3,220.00	
			Total Labor	\$ 16,050.00
Subcontractors/Materials				
Sand	15.0	\$ 8.60	\$ 129.00	
Class 5	180.0	\$ 13.49	\$ 2,428.43	
Tip Fee for disposal	240.0	\$ 3.76	\$ 903.00	
			Total Subs/Mat'ls	\$ 3,460.43
Asphalt Pricing				
	1.0	23,000.00	\$ 23,000.00	
			Total Asphalt	\$ 23,000.00
Cost Plus				
	15%	60,725.43	9,108.81	
			Cost Plus	\$ 9,108.81
Bond				
	1.5%	69,834.24	\$ 1,047.51	
			Total Bond	\$ 1,047.51
			Grand Total	\$ 70,881.75



LinnCo, Inc.
2151 Troop Drive #100
Sartell MN 56377
Phone (320) 272-8288

PR-13

Date: July 22 2021

To: Aune Ferdandez Landscape Architects/ AFLA

RE: Pave on the north side of the boardwalk 6,
 *quote can eliminate mob if done with 8' trail

Item	Hrs/Unit	Rate	Total	
Mobilization	1.0	\$ 3,850.00	\$ 3,850.00	\$ 3,850.00
Equipment				
Kubota SVL90	30.00	\$ 66.00	\$ 1,980.00	
Pickup	30.00	\$ 25.00	\$ 750.00	
Dump truck	30.00	\$ 55.00	\$ 1,650.00	
Compactor	30.00	\$ 85.00	\$ 2,550.00	
Dingo	30.00	\$ 45.00	\$ 1,350.00	
Buggies	60.00	\$ 22.00	\$ 1,320.00	
			Total Equipment	\$ 9,600.00
Labor				
Foreman	30.00	\$ 112.00	\$ 3,360.00	
Operator	30.00	\$ 99.00	\$ 2,970.00	
Driver/ laborer	60.00	\$ 92.00	\$ 5,520.00	
			Total Labor	\$ 11,850.00
Subcontractors/Materials				
Fabric	1.0	\$ 310.00	\$ 310.00	
Plywood	50.0	\$ 42.46	\$ 2,123.13	
Class 5	55.0	\$ 13.49	\$ 742.02	
Tip Fee for disposal	100.0	\$ 3.76	\$ 376.25	
			Total Subs/Mat'ls	\$ 3,551.39
Asphalt Pricing				
	1.0	25,600.00	\$ 25,600.00	
			Total Asphalt	\$ 25,600.00
Cost Plus				
	15%	54,451.39	8,167.71	
			Cost Plus	\$ 8,167.71
Bond				
	1.5%	62,619.10	\$ 939.29	
			Total Bond	\$ 939.29
Grand Total				\$ 63,558.39