



**TO:** Board of Contracts and Awards  
**FROM:** Kim Bedier, Director, Tacoma Venues & Events *KMB*  
 Matt Balk, TVE Operations Manager, Tacoma Venues & Events  
**COPY:** City Council, City Manager, City Clerk, SBE Coordinator, LEAP Coordinator, and  
 Samol Hefley, Finance/Purchasing  
**SUBJECT:** Tacoma Dome Entry and Siding Improvement  
 Request for Bids Specification No. PF18-0160F – October 9, 2018  
**DATE:** September 20, 2018

**RECOMMENDATION SUMMARY:**

Tacoma Venues & Events recommends a contract be awarded to Neeley Construction Company, Puyallup, WA, for the Tacoma Dome Entry and Siding Improvements project, in the amount of \$3,107,000.00, plus any applicable taxes, funded from the proceeds of the 2017 Tacoma Dome Bond.

**STRATEGIC POLICY PRIORITY:**

- Assure outstanding stewardship of the built environment.

Assuring the stewardship of the built environment is best aligned to this action. The Tacoma Dome Renovations provide for a more efficient, comfortable, and specifically for this project recommendation, attractive venue extending the life of this iconic City of Tacoma asset.

**BACKGROUND:**

The adopted 2017-2018 City of Tacoma Budget includes funding for multiple capital projects to be completed at the Tacoma Dome. The Entry and Siding Improvement project addresses community and constituent concerns for an upgraded and more appealing physical appearance of the arena.

ISSUE: City of Tacoma leadership, community representatives and constituents desired to improve the physical appearance of the Tacoma Dome facilities.

ALTERNATIVES: The City of Tacoma does not have the capacity or the expertise to execute the scope of work for the Tacoma Dome Entry and Siding Improvement project. In order to achieve the desired finished product, complete the project within the biennium, and fulfill the directive to beautify and improve the physical appearance of the arena, a professional and experienced contractor is required. If this contract is not awarded and the project is not completed, the cost to execute the scope of work is expected to increase in future years and the façade will not be addressed in this biennium.

**COMPETITIVE SOLICITATION:**

Request for Bids Specification No. PF18-0160F was opened September 11, 2018. Four (4) companies were invited to bid in addition to normal advertising of the project. Two (2) submittals were received.

Neeley Construction Company submitted a bid that resulted in the lowest evaluated submittal after consideration of SBE participation goals. The table below reflects the amount of the total award.

<u>Respondent</u>	<u>Location</u> <i>(city and state)</i>	<u>Submittal</u> <u>Amount</u>	<u>Evaluated</u> <u>Submittal</u>
Neeley Construction Company	Puyallup, WA	\$3,107,000.00	\$3,107,000.00



Western Ventures Construction, Inc. Mountlake Terrace, WA \$4,075,000.00 \$4,075,000.00

Pre-bid Estimate: \$2,000,000.00

The recommended award is fifty five percent (55%) percent above the pre-bid estimate.

CONTRACT HISTORY: New contract.

SUSTAINABILITY: This Tacoma Dome capital project will extend the usable life of the facilities.

SBE/LEAP COMPLIANCE: The recommended contractor is in compliance with the Small Business Enterprise (SBE) Regulation requirements per memorandum dated September 19, 2018. The SBE goal for this project is thirteen percent (13%). The SBE participation level of the recommended contractor is zero percent (0%). Neeley Construction Company submitted the lowest evaluated bid per the SBE Regulation requirements. The Local Employment and Apprenticeship Training Program (LEAP) goal is 1,021 hours.

**FISCAL IMPACT:**

**EXPENDITURES:**

FUND NUMBER & FUND NAME *	COST OBJECT (CC/WBS/ORDER)	COST ELEMENT	TOTAL AMOUNT
3211-DOME 2017 Dome Bond	PAF-00033-02	Various	\$3,107,000.00
<b>TOTAL</b>			<b>\$3,107,000.00</b>

**REVENUES:**

FUNDING SOURCE	COST OBJECT (CC/WBS/ORDER)	COST ELEMENT	TOTAL AMOUNT
3210-DOME	814005		\$3,107,000.00
<b>TOTAL</b>			<b>\$3,107,000.00</b>

FISCAL IMPACT TO CURRENT BIENNIAL BUDGET: \$3,107,000.00

ARE THE EXPENDITURES AND REVENUES PLANNED AND BUDGETED? Yes

IF EXPENSE IS NOT BUDGETED, PLEASE EXPLAIN HOW THEY ARE TO BE COVERED.

N/A