



**Contract and Award Letter
Purchase Resolution – Exhibit “A”**

TO: Board of Contracts and Awards

FROM: Kurtis D. Kingsolver, P.E., Interim Director, Public Works Initial
kk Jon Kulju, PMP, Project Manager, Public Works Initial
CEN

COPY: City Council, City Manager, City Clerk, EIC Coordinator, LEAP Coordinator, and Carly Fowler, Senior Buyer, Finance/Procurement

SUBJECT: Links to Opportunity Streetscape Project – Bid Package 4
Request for Bids Specification No. PW25-0136F, Contract No. CW2281652 –
May 12, 2026 City Council

DATE: April 13, 2026

RECOMMENDATION SUMMARY: The Public Works Department recommends a contract be awarded to R L Alia Company, Renton, WA, in the amount of \$1,463,284.00, plus a 10 percent contingency, budgeted from the 1060 Transportation Capital & Engineering Fund, for a projected contract amount of \$1,609,612.40, plus applicable taxes, for sidewalk and streetscape improvements along Martin Luther King Jr. Way from Earnest S Brazill Street to South 15th Street.

STRATEGIC POLICY PRIORITY:

- Strengthen and support a safe city with healthy residents.
- Ensure all Tacoma residents are valued and have access to resources to meet their needs.
- Foster a vibrant and diverse economy with good jobs for all Tacoma residents.
- Encourage thriving residents with abundant opportunities for life-long learning.
- Cultivate a vibrant cultural sector that fosters a creative, cohesive community.
- Assure outstanding stewardship of the natural and built environment.

The project will improve the City infrastructure along Martin Luther King Jr. Way by replacing sidewalks to meet Americans with Disabilities Act (ADA) standards and adding streetscape features that reflect the recommendations from the community based planning process. Planting of trees within the right-of-way will also be incorporated in the project in conformance with the City’s Urban Forestry Policy.

BACKGROUND: The Links to Opportunity Streetscape Project (LTO Project) was initiated in 2016 and actively engaged the community in designing streetscape improvements along Sound Transit’s Hilltop Tacoma Link Extension route which runs along North 1st Street and Division Avenue between Tacoma Avenue and South 19th Street.

The project serves one of Tacoma’s oldest neighborhoods and business districts, and the design is informed by nearly two years of grassroots outreach to the Hilltop and Stadium communities. Spaceworks, Downtown: On the Go!, Hilltop Action Coalition, Hilltop Engagement Committee, and Tacoma Housing Authority all assisted in the outreach effort to gather information from local residents and businesses. The final design is informed and defined by the community that it will serve and will honor the history of the corridor.

ISSUE: The construction project includes improvements along Martin Luther King Jr. Way between Earnest S Brazill Street and South 15th Street. The scope of work includes new sidewalks, lighting, street furniture, bike channelization, trees, and landscaping. The enhanced



streetscape will support safe and accessible use for pedestrians, cyclists, motorists, and transit riders of all ages and abilities.

ALTERNATIVES: The alternative is to not replace the existing sidewalk nor add the streetscape features and perform regular maintenance where necessary. Not awarding the contract would result in not completing the vision of better access to the T-Line for the Stadium community and the return of grant and loan funding for this bid package. Other bid packages to complete the improvements would also be impacted by not awarding this contract, forfeiting an additional \$10,000,000.00 in grant and City funding.

COMPETITIVE SOLICITATION: Request for Bids Specification No. PW25-0136F was opened March 31, 2026. Three hundred fifty companies were invited to bid in addition to normal advertising of the project. Seven submittals were received. The LTO Project team made every effort to prepare the bidding community for this project. In coordination with the Equity in Contracting (EIC) office, and Public Works, the City attended outreach events to inform the bidding community of the project and promote teaming opportunities. The total streetscape project is divided into five separate bid packages in an effort to make the construction packages more attractive to lower tier contractors with lower bonding capacity and to encourage the usage of more Office of Minority and Women’s Business Enterprises (OMWBE) qualified firms. A pre-bid conference was also held virtually as well to promote teaming prior to the bid opening.

R L Alia Company submitted a bid that resulted in the lowest evaluated submittal after consideration of EIC 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 Amount</u>
R L Alia Company	Renton, WA	\$1,463,284.00
Axum General Construction Inc.	Kent, WA	\$1,492,340.50
Global Contractors LLC	Graham, WA	\$1,537,159.00
T Stone Construction LLC	Puyallup, WA	\$1,732,403.80
MidMountain Contractors, Inc.	Bellevue, WA	\$1,853,586.00
Active Construction, Inc.	Tacoma, WA	\$1,883,883.00
Liberty Electric Inc.	Tukwila, WA	\$2,328,875.46

Pre-bid Estimate: \$1,890,800.00

The recommended award is 22.6 percent below the pre-bid estimate.

CONTRACT HISTORY: New contract.

SUSTAINABILITY: This project will improve and preserve the existing City's sidewalk infrastructure and enhance pedestrian safety.

EQUITY IN CONTRACTING (EIC) COMPLIANCE: The recommended contractor is in compliance with the EIC requirements per memorandum dated April 7, 2026. The EIC requirements for this project are MBE 15 percent, WBE 10 percent, and SBE 20 percent. The EIC utilization levels of the recommended contractor, R L Alia Company, are MBE 15.5 percent, WBE 14.5 percent, and SBE 21.2 percent.



LOCAL EMPLOYMENT AND APPRENTICESHIP TRAINING PROGRAM (LEAP) COMPLIANCE: The LEAP requirements for this project are 15 percent of the project labor hours must be worked by Local Employees and an additional 15 percent of the labor hours must be worked by Apprentices, per TMC 1.90.040.

FISCAL IMPACT:

EXPENDITURES:

FUND NUMBER & FUND NAME	COST OBJECT (CC/WBS/ORDER)	COST ELEMENT	TOTAL AMOUNT
1060 Transportation Capital & Engineering Fund	PWK-G0041-05-05	5330100	\$1,609,612.40
TOTAL			Up to \$1,609,612.40

REVENUES:

FUNDING SOURCE	COST OBJECT (CC/WBS/ORDER)	COST ELEMENT	TOTAL AMOUNT
Sound Transit System Access Fund Grant	PWK-G0041-FS-03	4331240	(\$ 200,000.00)
Public Works Board Loan	PWK-G0041-FS-05	6398570	(\$1,409,612.40)
TOTAL			Up to (\$1,609,612.40)

FISCAL IMPACT TO CURRENT BIENNIAL BUDGET: \$1,609,612.40

ARE THE EXPENDITURES AND REVENUES PLANNED AND BUDGETED? Yes

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