

CITY COUNCIL MEETING

October 23, 2012

NEW BUSINESS: To review and approve proposals for furnishing and installing miscellaneous equipment – buoys and dolphins - and the removal of abandoned boats/pilings.

PURPOSE: To Take advantage of the presence of the barge/crane in the harbor doing insurance work to accomplish work that will enhance the City’s facilities as well as the City’s interface with the maritime tourists.

RECOMMENDATION: Planning Staff recommends approval of these proposals as presented and award the contract to Coastal Construction in the amount of \$74,711.

HISTORY/ANALYSIS: The Comprehensive Plan of the City of St. Marys places great emphasis on strengthening our relationship and connection to the water. These proposals will provide:

- safe anchorage for up to four (4) large vessels in the harbor (the two (2) new and (2) repaired existing buoys);
- increased structural safety for the SMIG dock (the two dolphins);
- removal and disposal of four (4) abandoned and sunken boats that have been the object of much angst for many years (removal of derelict boats);
- removal of four (4) unnecessary pilings at the SMIG dock (piling removal).

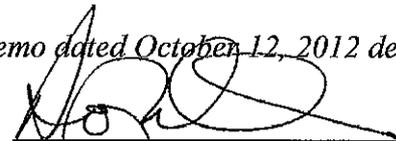
The total cost for all of this work is \$74,711. As outlined in the attached memo, the City Purchasing Manual (which is consistent with State law) permits the City to directly award a contract if “*deemed advantageous to the City*”. The use of the barge/crane presently in the harbor will save the City approx. \$20,000 if the work is accomplished at this time. There is a very tight window of opportunity to take advantage of this 27% savings, as the barge/crane will only be in the harbor for 30-40 additional days.

Funds for these projects are within the scope of available SPLOST 6 funds.

(NOTE: None of the work noted is insurance related.)

ATTACHMENTS: *Memo dated October 12, 2012 detailing the above summary.*

Department Director:



Roger A. Weaver, Planning & Building Director

City Manager:



Steven S. Crowell, Jr., City Manager



INTEROFFICE MEMO

City of St. Marys Planning and Building Department

TO: Steve Crowell, Jr., City Manager

FROM: Roger A. Weaver, Planning and Building Director

DATE: October 18, 2012

RE: Proposal for additional work on the docks/buoys

To take advantage of the presence of the barge/crane doing insurance repairs, Bobby Marr and I have looked into various opportunities to enhance our waterside facilities. Having a qualified barge/crane available as part of the insurance company repairs to facilities damaged by TS Beryl is a great boon to the City as the costs quoted contain NO mobilization costs - which is estimated to be around \$20,000 +/- . The costs as quoted below take advantage of the presence of the barge and crane. When the barge leaves, the cost of each item noted will increase proportionately.

The barge/crane will be on-site for 30-40 additional days from today. The supplier of the screw anchors quoted 14-28 days from placement of the order to delivery. This timeline created the need for the special meeting request in order to discuss and act on this financially advantageous condition. There are only three barge/crane facilities in the area. One of the three will not work with the City; the Second one is the operator noted herein; and the third operator has less than a stellar reputation. With the exception of the barge/crane on site, each of the others (even if willing to work for the City) would include mobilization costs into their quotations, which would render them substantially higher.

The work as proposed would greatly enhance our harbor for visiting maritime vessels. These enhanced facilities will be available for use of tourists and/or tourist related activities. They are not intended to compete with the existing marina facilities provided by Lang's.

The funds for this work would be drawn from SPLOST 6. At the conclusion of this work, the facilities available for City use will be maximized. Future projects are not anticipated at this time or in the future, unless there is substantial evidence to back up any request for additional docking or mooring areas.

As the total cost of all of the items listed below (\$74,711) is under \$100,000, the city has the authority to directly award the contract if the costs are "deemed advantageous to the City"¹ and if the Contractor is qualified. Coastal Constriction is accomplishing the TS Beryl damage at the docks, repairing City Hall, and working to repair Orange Hall. This firm is local, qualified, and available to accomplish the work. The Barge/Crane subcontractor is also qualified, as he is also working on the TS Beryl damage with good results.

With this in mind, please consider the following items for review and approval.

1. **Dolphins:** In order to better protect the fixed dock at the SMIG (Gilman) Dock, two dolphins, each comprised of three wooden pilings tied together to tie up big (100 feet or so) ships. These would absorb the side pressure on the fixed dock. This would extend the life of the fixed dock. The cost to furnish and install these docks using Coastal Construction would be \$16,489.
2. **Two Existing Buoys:** The two existing buoys are connected by chain to a single point on a concrete weight. The West buoy has already corroded badly, and any ship that ties up there is at risk. The East buoy is being inspected on a regular basis by a diver retained by the Captain of the *Steelaway* (paid for by the *Steelaway*), and is in better shape but is of the same age and material. The existing buoys were donated to the City by the Navy, and were used for a sub tender on the base. The size of the existing buoys is for a certain size ship, and all components (chain, anchors, etc.) should be sized to the buoy. If the buoys are not sized properly, a large ship could expect to attach safely to the buoy. However, since the present anchor is failing, and are undersized to the buoy, this could lead to an emergency in the harbor. I believe this condition, with increasing utilization of the buoys and harbor, to be an emergency, needing to be addressed as soon as possible.

¹ Discussion with Jennifer Brown, Finance Director. Data quoted below is from the City purchasing manual:

E. Sealed Bids/Proposals (above \$5000): Purchases or projects of more than \$5000 will, when deemed advantageous to the City, be done on the basis of sealed competitive bids, by the Purchasing Office, or other designated authority at City Hall, and will be advertised unless otherwise mandated by City Council.

A cost was therefore sought to provide two new screw anchors and chain that would accommodate 125 foot ships with 150,000 lbs boat/vessel (*Steelaway* is approx. 88,000 lbs.). This strength would match the buoy capacity. The total cost to upgrade and replace these two buoys is **\$14,960** (based on the site conditions observable at this time).

3. **Two New Buoys:** The permit issued and still active for the buoys issued by the State of FL is for four (4) buoys. Since the City has already installed two buoys, the permit allows the City to install two (2) additional buoys – one at each end of the existing buoys at a predetermined position. These buoys would be designed with a screw anchor sized for a 60 foot ship at a weight of 50,000 lbs. The new buoy is smaller (30” in diameter) with all related materials (screw anchor, and chain, etc.) matched to the size of the buoy. As discussed above, the size of the buoy determines the size of ship, so captains of smaller vessels buoys will be clearly able to discern their ability to attach to them. Two new berthing spaces would be available in the harbor. These two additional buoys will complete the ability to anchor large ships in the harbor.

A cost was sought to provide two new screw anchors and chain that would accommodate 60 foot ships with 50,000 lbs boat/vessel (*Steelaway* is approx. 88,000 lbs.). This strength would match the buoy capacity. The cost for these two buoys is **\$9,064** (based on the sited conditions observable at this time).

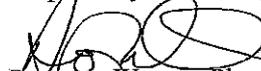
4. **Derelict Boats:** Taking advantage of the barge, we asked the contractor to quote on removing the remnants of the 50 foot ‘house boat’ (\$9,202 which includes removal and disposal), two sunk vessels east and west of Lang’s Marina West (estimate of \$6000 each which includes removal and disposal with the cost based on the assumption that the barge can break the suction between the hull and the mud), as well as the small white sailboat in the marsh west of Lang’s Marina West (\$6286 which includes removal and disposal). Although volunteers could continue to remove the house boat using the marina dock, there would still be remnants in the mud. And, volunteers will not be able to remove the other three boats due to having no access through the mud. The cost for removing these four boats will total **\$27,488** (assuming the cost/ conditions for removing the two boats stuck in the mud are as noted above).
5. **Removal of Pilings:** The new floating dock that is to be relocated from its present condition will leave four (4) fifty-four foot pilings. These pilings will not be useful in this location for any possible use. It will be necessary for a barge to lift the pilings up to the limits of the crane, cut them in half, and remove the remaining portions. Removing these pilings when the barge and crane are here will eliminate the visual clutter as well as economize on the mobilization costs.

The cost for removal and disposal of these four (4) – 54 foot pilings would be **\$6710**.

The total cost for all of the above is **\$74,711**. Keep in mind that the cost for each project noted above is a ‘stand alone’ cost, so that acceptance or rejection of any item will not affect any other item.

This office recommends that the above be accomplished in the manner as outlined above as soon as possible.

Respectfully Submitted,


Roger A. Weaver, Planning Director
City of St. Marys

Coastal Construction, Inc.

P.O. Box 5039 • St. Marys, GA 31558

Office (912) 882-4233 • Fax (912) 673-6800

PROPOSAL

October 10, 2012

City of St. Marys
Public Works Department
418 Osborne Road
St. Marys, GA 31558

RE: Mooring Buoys/Anchors

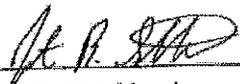
Coastal Construction, Inc. proposes to furnish materials, labor, equipment and supervision for the following:

DESCRIPTION	COST
Install 2ea. Double Anchor Systems & Attach Existing Buoys	\$14,960.00
Install 2ea. Single Anchor Systems & 2ea. New 30" Mooring Buoys	\$9,064.00
TOTAL COST:	\$24,024.00

NOTE:

- Anchors are 15FT long.
- Single Anchors will include 50LF of 3/4" Galv. Chain with 3/4" Shackle Attaching to anchor.
- Double Anchors will include 50LF of 1" Galv. Chain with 1" Shackle Attaching to anchors.
- Single Anchor Systems are designed for a maximum of a 60FT/50,000LBS Boat/Vessel
- Double Anchor Systems are designed for a maximum of 125FT/150,000LBS Boat/Vessel
- Prices above are based on bottom of river having a sand bed bottom. If during field investigation of river bottom by contractor and it is found that the river bottom has more of a mud consistency, additional length anchors would be required and price will be adjusted for the cost of the additional length anchors. There would be no additional cost of installation, just additional cost for materials.

PRICES ARE GOOD FOR 30 DAYS


Justin B. Strickland
Vice President



Over 35 Years Experience • Residential & Commercial • Licensed & Insured

Coastal Construction, Inc.

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CHANGE ORDER PROPOSAL

October 10, 2012

City of St. Marys
Public Works Department
418 Osborne Road
St. Marys, GA 31558

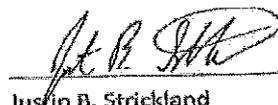
RE: Gilman Boat Dock

Coastal Construction, Inc. proposes to furnish materials, labor, equipment and supervision for the following:

DESCRIPTION	COST
Removal & Disposal of 4ea. 54ft Existing Concrete Pilings	\$6,710.00
3/4" x 6" x 8"	63,700.00
Install 2ea. (3 Piling Dolphins) Includes Bolting & Wiring w/Cables	\$16,489.00
TOTAL COST:	63,700.00

23,199.00

PRICES ARE GOOD FOR 30 DAYS



Justin B. Strickland
Vice President

Accepted By: Representative
City of St. Marys

Date



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PROPOSAL

October 10, 2012

City of St. Marys
Public Works Department
418 Osborne Road
St. Marys, GA 31558

RE: Boat Removal

Coastal Construction, Inc. proposes to furnish materials, labor, equipment and supervision for the following:

DESCRIPTION	COST
Removal and Disposal of a Small White Sail Boat in marsh at Langs Marina West	\$6,286.00
Removal and Disposal of 50' House Boat in mud at Langs Marina West	\$9,202.00
TOTAL COST:	\$15,488.00

PRICES ARE GOOD FOR 30 DAYS


Justin B. Strickland
Vice President

Accepted By: Representative
City of St. Marys

Date



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