

WOODBURY COUNTY BOARD OF SUPERVISORS AGENDA ITEM(S) REQUEST FORM

Date: 6/02/2021

Weekly Agenda Date: 6/08/2021

ELECTED OFFICIAL / DEPARTMENT HEAD / CITIZEN: Kenny Schmitz

WORDING FOR AGENDA ITEM:

Law Enforcement Center Project-
Woodbury County LEC Authority Project Funds, alternatives & allocations

ACTION REQUIRED:

Approve Ordinance

Approve Resolution

Approve Motion

Public Hearing

Other: Informational

Attachments

EXECUTIVE SUMMARY:

The Woodbury County LEC Authority is requesting the Woodbury County Board of Supervisors provide means necessary to fund LEC Project expenditures that the Authority is or will be responsible to pay. A heightened level of concern was raised following the substantial project bid costs received at bid opening. Opened bids reflected that not only were costs substantially inflated, but that the severity of the impact may jeopardize the construction of the new facility.

Bids received reflected a 36% increase over what had been estimated.

Changes to Local Fiscal Recovery Covid-19 guidelines American Rescue Plan Act (ARPA) have expanded to include increased Capital Improvements designed to mitigate virus spread/ future pandemics. Mental Health has become a large focus of the guidelines as well. Funding alternatives were provided in the Boards back-up material (6/1/2021) resulting in a positive outcome. One of those positives to off-set cost escalations Goldberg Group (Architects), & Baker Group (Owners Representative) both offered to the Woodbury County Authority to alter their contract agreements from percentage based fees to fixed costs saving approximately \$450,000.00 and \$1,100,000.00 respectively.

BACKGROUND:

The Current LEC was designed in 1985 for 90 inmates, currently it has been expanded to allow for 234 inmates without any changes or modifications to the HVAC systems. The current HVAC system shares circulated air with Judges, Courtrooms, Inmate/ Detainee/ Population, Sheriffs Offices, & the Public. The current LEC has 2 Medical Exam rooms. The proposed LEC design has a Mental Health Office, 3 Padded Cells, 6 Isolation/ Exam rooms, and Program space.

On June 1st, 2021 the Woodbury County Board of Supervisors & the Woodbury County LEC Authority in open meeting discussed the impact related to increased project costs due to Covid-19 and grave concern on how to meet the increased cost if the project is to move forward. The new facility incorporates separate HVAC systems to inhibit infectious spread or future pandemics, & there are areas specifically designed around Mental Health to address short-commings of the current building.

On May 20th, 2021 the Woodbury County Law Enforcement Authority received & opened competitive bids for the Construction Package on the proposed LEC to be built at 3701 28th Street. Pre-bid cost estimates indicated that due to Covid-19 costs could be inflated.

On May 13th, 2021 the Detention Equipment and Security Package competitive bids were received, opened, & awarded to the lowest responsive, responsible bidder to Pauly Jail Building Company in the amount of \$14,789,000.00.

On May 11th, 2021 3:10pm a hearing was conducted to adopt plans, specifications, form of contract, and estimated costs for construction of the Woodbury County Law Enforcement Center. A resolution was then approved on said project.

On April 28th, 2021 the LEC Site Development Package was awarded to the The lowest responsive, responsible bid which was Lieber Construction in the amount of \$639,418.21.

On April 20th, 2021 the Woodbury County Law Enforcement Authority received & opened competitive bids for the Site Development Package.

FINANCIAL IMPACT:

Woodbury County LEC Authority Project Costs
Woodbury County Funding Sources
American Rescue Plan Act (ARPA) - 2021/ 2022 State & Local Fiscal Recovery Funds
\$10,000,000.00 of 2021 ARPA funds and up to \$5,576,000.00 of 2022 ARPA funds

IF THERE IS A CONTRACT INVOLVED IN THE AGENDA ITEM, HAS THE CONTRACT BEEN SUBMITTED AT LEAST ONE WEEK PRIOR AND ANSWERED WITH A REVIEW BY THE COUNTY ATTORNEY'S OFFICE?

Yes No

RECOMMENDATION:

Approve LEC project funding to the LEC Authority to provide the Authority a level of security accomplished by providing necessary funds, including but not limited to allocating \$10,000,000.00 Dollars of 2021 Fiscal Recovery Funds (ARPA) & up to \$5,576,000.00 Dollars of 2022 Fiscal Recovery Funds (ARPA) to the Woodbury County LEC Authority.

ACTION REQUIRED / PROPOSED MOTION:

Motion to provide funding means necessary toward Woodbury County LEC Authority Project costs, including (if available) but not limited to, allocating \$10,000,000.00 Dollars of 2021 Fiscal Recovery Funds (ARPA) & up to \$5,576,000.00 Dollars of 2022 Fiscal Recovery Funds (ARPA) to the Woodbury County LEC Authority.