

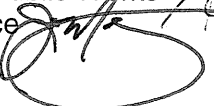


**PUBLIC WORKS DEPARTMENT
MEMORANDUM #2017 – 15**

DATE: March 27, 2017

TO: Honorable Mayor Joyce Downing and City Council Members

FROM: James A. Hayes, AICP – City Manager 
David H. Willett – Director of Public Works 
James S. May – Chief of Police 

SUBJECT: **Council Discussion Item**
Ralston House Design Update – March 2017

PURPOSE

The City Project Team will provide an update to Council on design and project status of the Ralston House project at the end of every month. This is the March 2017 update.

BACKGROUND

The Ralston House Children's Advocacy Center is currently providing services out of the outdated facility located at the Northglenn Water Treatment Plant (WTP). The proposed new facility will be located adjacent to the old facility. Once the new Ralston House is up and running the old facility will be demolished.

City staff is beginning the site preparations to accommodate the new facility. The site preparations include moving the police impound lot and evidence shed, and the WTP back-up generator.

Project Cost Update:

The architect (Eidos Architects PC) provided an opinion of cost in September 2016. The total project cost (excluding Northglenn site improvements) is \$1,700,000. There have been no revisions to the estimated cost.

Northglenn and Ralston House staff will coordinate and seek grant assistance, per relevance and availability.

Grant Application #1: Ralston House staff coordinated the formal application for a DOLA Energy Impact Grant with the City of Northglenn, which shall serve as the official applicant. The application was submitted on January 31, 2017 in advance of the February 1, 2017 deadline. The DOLA Regional Manager has received our application. Northglenn/Ralston House staff met with the Regional Manager on February 27, 2017 to discuss the application in greater detail. Positive feedback was provided. We anticipate interviewing before the Grantor (DOLA) at a time to be determined the week of April 17th.

Project Design Update:

The 75% Construction Document (CD) package has been submitted to the Northglenn Building Department and North Metro Fire Rescue for building permit review.

The project bid set is anticipated to be advertised April 2017.

Project Schedule Update:

The critical path in this project will be securing an updated Intergovernmental Agreement with the nine jurisdictions served by the Adams County Ralston House. As of March 14th all jurisdiction have executed the IGA.

The next project relevant step will be securing the DOLA Energy Grant to supplement the current funding commitment. Previously mentioned under Grant Application #1, we are anticipating presenting our project in April.

Staff is anticipating a building construction start Q4 2017.

BUDGET IMPLICATIONS

The City of Northglenn has appropriated \$280,000 in the 2017 Capital Projects Fund of which \$37,798 will be the City share of the capital construction in the IGA. The balance of the funds are set aside to cover site preparation work and other costs associated with the project that are the sole responsibility of Northglenn. Any unused funds after completion of the project will be left in the Capital Projects Fund and may be redirected to other projects as appropriate.

RECOMMENDATION

None, information only.

STAFF REFERENCE

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ATTACHMENTS

None.