



TACOMA HOUSING AUTHORITY

RESOLUTION 2008-06-25 (2)

DATE: June 25, 2008
TO: Board of Commissioners
FROM: Michael Mirra, Executive Director
RE: Authorization to Negotiate Modification (7) to the Construction Manager/General Contractor Contract with Walsh Construction for Salishan Hope VI Redevelopment II & III for Area 2B Demolition

Background

On August 23, 2006, the Board of Commissioners approved Resolution 2006-08-23 (1) authorizing the Executive Director the authority to negotiate and execute the contract for the Construction Manager/General Contractor for Salishan HOPE VI Redevelopment Phase II & III with Walsh Construction. The resolution authorized the Executive Director to award the contract in phases through modifications to the Predevelopment Services Agreement.

On March 26, 2008 the most recent modification was approved by the Board of Commissioners. Resolution 2008-03-26 (1) gave the Executive Director the authority to award the sixth modification to the CM/GC contract for Salishan 5 spend down in an amount not to exceed of \$2,000,000. Currently Resolution 2008-06-25 (1) is before the board requesting the approval to negotiate change orders to Modification (6) to the CM/GC contract for Phase 2, Salishan 5 Vertical in an amount not to exceed \$ 14,109,568.

At this time staff is requesting approval to award the seventh modification to the CM/GC contract for Area 2B Demolition in the amount not to exceed \$954,100. This includes THA contingency of \$87,191.

Recommendation

Approve Resolution 2008-06-25 (2) authorizing the Executive Director to negotiate and execute the seventh modification to the GC/CM Contract for Salishan HOPE VI Redevelopment Phase II & III with Walsh Construction for Area 2B Demolition in the amount not to exceed of \$954,100.



TACOMA HOUSING AUTHORITY

RESOLUTION 2008-06-25 (2)

**CONSTRUCTION MANAGER/GENERAL CONTRACTOR SERVICES
SALISHAN HOPE VI REDEVELOPMENT PHASE II AND PHASE III
MODIFICATION 7 PHASE III AREA 2B DEMOLITION**

Whereas, Resolution 2006-08-23 (1) authorized the Executive Director the authority to negotiate and execute the contract for the Construction Manager/General Contractor for Salishan HOPE VI Redevelopment Phase II & III with Walsh Construction;

Whereas, The resolution authorized the Executive Director to award the contract in phases through modifications to the Predevelopment Services Agreement;


Whereas, The Authority has developed a preliminary budget of \$58 Million for Phase II of the project, and;

Whereas, The project will be funded through a mix of financing strategies including Capital Funds, HOPE VI, Equity contributions, Construction Loans;

Resolved by the Board of Commissioners of the Housing Authority of the City of Tacoma, Washington,

1. The Executive Director has the authority to negotiate and execute Modification (7) for Phase II, Area 2B Demolition in the amount not to exceed of \$954,105.

Approved: June 25, 2008



Greg Mowat, Chairman