



**REVISED**

AGENDA  
ITEM 50  
DATE 8-24-09

## City Council Report

**Date:** August 24, 2009  
**To:** City Council  
**Through:** Jack Friedline, Deputy City Manager  
**From:** Beth Huning, City Engineer  
**Subject:** Mesa Art Center – Glass Studio Expansion, 1 E Main Street  
City Project 07-056-001  
Council District 4

### Strategic Initiatives



### Purpose and Recommendation

The purpose of this report is to provide information to the Council on the results of the bids received for this project (Refer to Exhibit "A" for the project location). Staff recommends that Council award this project to the low bidder, Renovation Solutions Group, Inc., for a total award of \$97,942.90.

### Background

Mesa Arts Center is a 212,755-square-foot performing arts, visual arts, and arts education facility. The campus includes a complex of four theaters, Mesa Contemporary Arts' galleries and exhibition space, two Art Studio buildings with visual and performing arts studios and classrooms, informal performance areas, administrative support space, and a 700-foot Shadow Walk.

The Art Studios consist of 14 visual and performing arts studios and classrooms; ceramics, painting, printmaking, glass, jewelry, metals, sculpture, photography, multimedia, children's/multipurpose, acting, drama, dance, music, informal performance spaces, and administrative offices.

The Glass Studio has indoor and outdoor classrooms. The outdoor classroom area (patio area) allows visitors to visually experience the glass blowing artists through views from adjacent patios, walkways and stairway. This has proven to be a popular night time event for visitors to watch while waiting for shows to begin.

## Discussion

This project will expand the existing glass studio patio area and install canopies to provide protection from sun and weather. The expanded area will increase the work and teaching area, provide additional space for more spectators, increase safety, and provide additional storage.

Due to space constraints, we currently utilize about half of the available equipment in the courtyard, and limit the number of students we can accommodate safely per session. The expansion will increase the Mesa Arts Center earning capacity by increasing the number of students per session, as well as extend the period of usability by the addition of a canopy.

The expansion will demolish the existing masonry wall on the north side of the patio area (re-use of the existing iron work) and install a new masonry wall approximately 14-foot north of the existing wall. The canopies provide protection from the weather and sun. Additional lighting and fire protection will also be installed.

Community Impact – The Glass Studio patrons will not have access to the patio area during the 45-days of construction, however they will have access to the indoor classroom area. A small portion surrounding the Glass Studio patio area will be fenced/barricaded to protect Mesa Art Center visitors.

## Alternatives

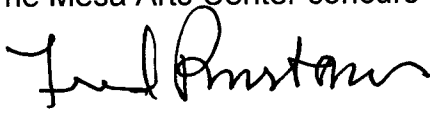
One alternative is to not expand the Glass Studio patio area. This is not recommended since this is a popular venue and the additional space will allow for larger classes. Increasing the class size will provide additional revenue to the Mesa Art Center.

## Fiscal Impact

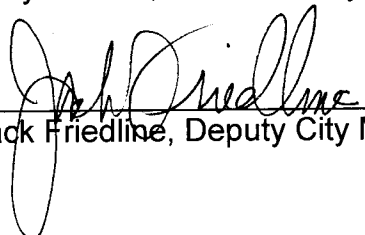
The total award amount is \$97,942.90, comprised of the low bid of \$89,039.00 plus a 10% allowance for change orders of \$8,903.90. Funding is available in the adopted FY 09/10 Arts and Cultural Capital Program using Cultural Impact Fees restricted for the expansion of facilities.

## Coordinated With

The Mesa Arts Center concurs with this recommendation.

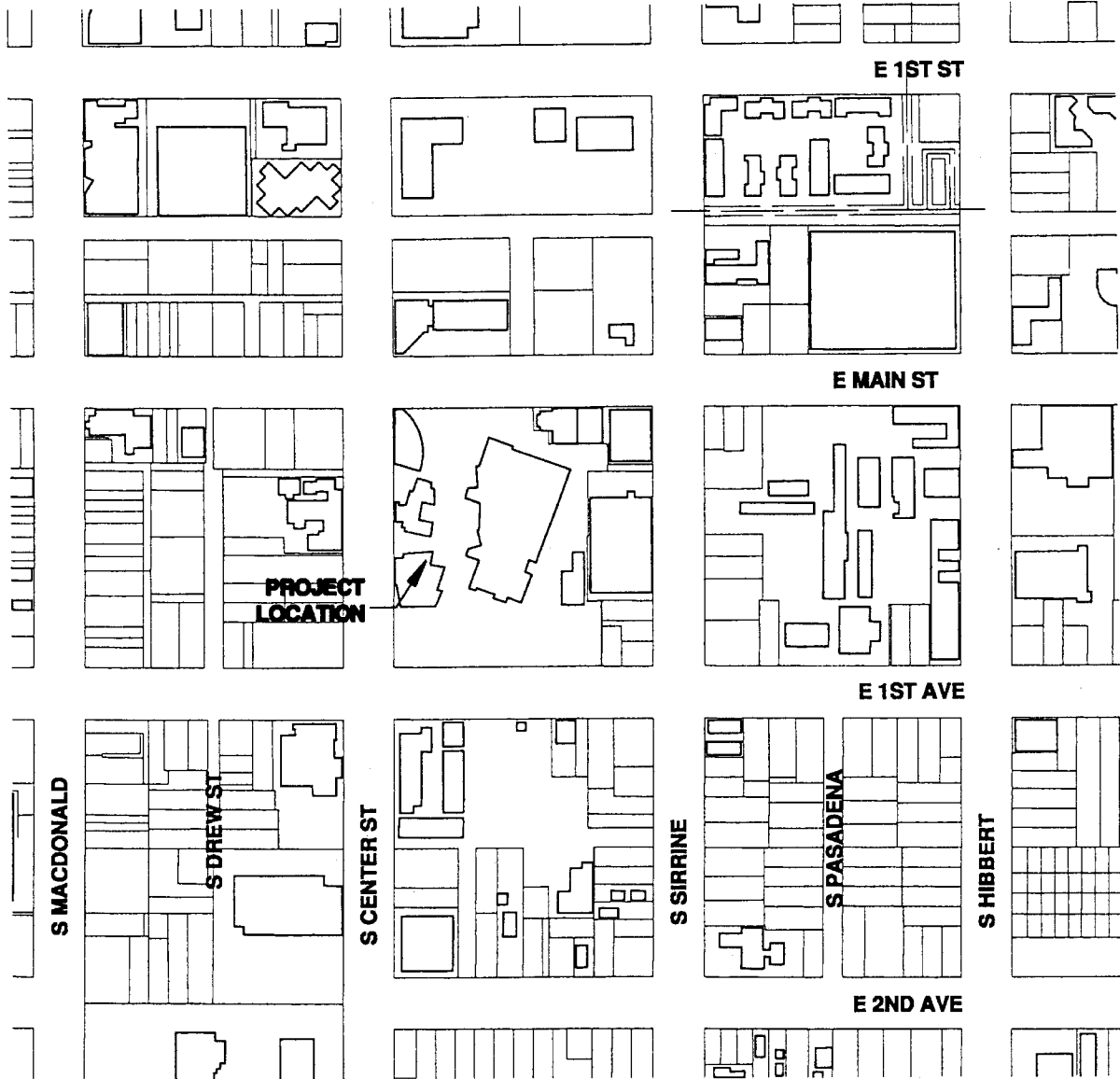
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Kelly Jensen, Assistant City Engineer

  
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Beth Hynning, City Engineer

  
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Jack Friedline, Deputy City Manager



# EXHIBIT "A"



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## PROJECT LOCATION MAP MESA ART CENTER GLASS STUDIO EXPANSION PROJECT NO. 07-056-001



CITY OF MESA  
MESA, ARIZONA

MESA ART CENTER – GLASS STUDIO EXPANSION, 1 E. MAIN ST.

**PROJECT NO. 07-056-001**

Tabulation of Bids Received, Thursday, June 25, 2009, at 2:30 P.M.

<b>ENGINEER'S ESTIMATE</b>	<b>\$126,750.00</b>
1. Renovation Solutions Group Inc.	\$89,039.00
2. JE Bowen Construction LLC	\$92,175.00
3. Vermillion Contracting Inc.	\$93,150.00
4. WE O'Neil Construction Company of Arizona	\$95,553.00
5. Liberty Builders and Development Inc.	\$107,899.00
6. Kroll Contractors Inc.	\$107,900.00
7. Gold Horizon Contracting LLC	\$109,719.00
8. Wespac Construction Inc.	\$111,991.00
9. A R Mays Construction	\$115,236.00
10. PMB Construction LLC	\$117,820.00
11. Woodruff Construction	\$131,518.00
12. Builders Guild Inc.	\$133,687.00
13. Daniel Enterprises Inc.	\$133,846.00
14. ArizonaWest Contracting Corp.	\$141,071.00
15. RK Sanders Inc.	\$146,189.00
16. Spire Engineering LLC	\$164,300.00
17. RBG Construction Company LLC	\$204,285.40