



CITY OF NEW BEDFORD

JONATHAN F. MITCHELL, MAYOR

January 5, 2017

Honorable Members of the City Council
133 William Street
New Bedford, MA 02740

Dear Honorable Members of the City Council:

I am submitting for your approval an amendment to the LOAN ORDER appropriating Five Million Thirty Nine Thousand Two Hundred Eighty Dollars (\$5,039,280) to be borrowed in two phases, and pay costs of remodeling, reconstructing and making extraordinary repairs to the Elm Street Parking Garage.

Sincerely,



Jonathan F. Mitchell
Mayor

JFM/smt



CITY OF NEW BEDFORD

CITY COUNCIL

January 12, 2017

ORDER, amending the Loan Order adopted by the City Council on December 17, 2015, and signed by the Mayor on December 23, 2015, to remove the language requiring the reduction of the bond by \$511,254 the amount of the Federal Land Access Program grant. Loan Order, as amended, will read as follows:

A BOND ORDER TO PAY COSTS OF REMODELING, RECONSTRUCTING AND MAKING EXTRAORDINARY REPAIRS TO THE ELM STREET PARKING GARAGE INCLUDING STRUCTURAL REPAIRS AND STABILIZATION, FAÇADE AND LOBBY IMPROVEMENTS, LIGHTING AND SECURITY UPGRADES, INSTALLATION OF AUTO PAY UNITS, DOOR AND WINDOW REPLACEMENT, RESURFACING AND INSTALLATION OF A FIRE PROTECTION SYSTEM AND FOR THE PAYMENT OF ALL COSTS INCIDENTAL AND RELATED THERETO.

BE IT ORDERED, BY THE CITY COUNCIL OF THE CITY OF NEW BEDFORD AS FOLLOWS:

That the City appropriates Five Million Thirty Nine Thousand Two Hundred Eighty Dollars (\$5,039,280) to pay costs of remodeling, reconstructing and making extraordinary repairs to the Elm Street Parking Garage, including structural repairs and stabilization, façade and lobby improvements, lighting and security upgrades, installation of auto pay units, door and window replacement, resurfacing and installation of a fire protection system, and for the payment of all costs incidental and related thereto (the "Project"); that to meet this appropriation, the Treasurer, with the approval of the Mayor, is authorized to borrow said sum of money, pursuant to M.G.L. Chapter 44, Section 7 or pursuant to any other enabling authority; provided that the amount of \$3,179,088 may be borrowed and expended for Phase 1 of the Project, ~~but that such amount shall be reduced by the amount of the \$511,254 Federal Land Access Program grant received prior to the issuance of any long term debt for the project~~; provided further, that the amount of \$1,860,192 may be borrowed and expended for Phase 2 of the Project, but that no amounts for Phase 2 shall be borrowed or expended until the Chief Financial Officer certifies to the Mayor and City Council that the amount of Downtown Parking Enterprise Fund revenues is sufficient to support the additional amount of debt service allocable to Phase 2 of the Project.

FURTHER ORDERED: That the Treasurer is authorized to file an application with the appropriate officials of The Commonwealth of Massachusetts (the "Commonwealth") to qualify under Chapter 44A of the General Laws any and all bonds of the City authorized by this Order, and to provide such information and execute such documents as such officials of the Commonwealth may require in connection therewith.



OFFICE OF THE CFO

ARI J. SKY
CHIEF FINANCIAL OFFICER

CITY OF NEW BEDFORD

JONATHAN F. MITCHELL, MAYOR

December 28, 2016

TO: Mayor Jonathan F. Mitchell
FROM: Ari J. Sky
SUBJECT: Elm Street Garage Project

The City Council approved a loan order on December 17, 2015, to finance Phase 1 of the Elm Street Garage renovation project. As indicated by the attached memorandum from DFFM, the City has been unable to obtain a bid below budget, despite repeated solicitations.

Phase 1 is budgeted at \$3,179,088, of which \$311,636 has been expended on design, leaving \$2,867,452 available for construction. However, the lowest bid received was \$3,165,000, after several scope changes.

As adopted the \$3,179,088 budget included a reduction for a \$511,254 Federal Land Access Program (FLAP) grant. Elimination of that provision will provide sufficient expenditure authority to implement the project. I have also reviewed the status of the Downtown Improvement Enterprise Fund; a revised long range financial plan accompanies this memorandum. The enterprise fund's performance to date indicates that the Fund will be able to support the additional debt service resulting from an amendment to the loan order.

Thank you for your consideration. I respectfully request that a proposed amendment to the Elm Street Garage loan order be included in Mayor's Papers for the City Council's January 12, 2017, meeting.

Attachments

Downtown Improvement Enterprise Fund
 Long-Range Financial Plan

Revisions: FY 2016 Actual, FY 2017 Year to Date, Proposed Revision to Elm Street Garage project budget.

Description	FY 2016 Actual	FY 2017 Budget	FY 2017 Project	FY 2018 Project	FY 2019 Project	FY 2020 Project	FY 2021 Project
Beginning Fund Balance	\$16,740	\$196,465	\$196,465	\$184,164	\$228,838	\$194,082	\$219,757
Revenue							
Parking Meters	\$454,882	\$500,400	\$480,000	\$480,000	\$638,400	\$638,400	\$638,400
Elm Street Garage	330,446	430,000	370,000	370,000	370,000	444,000	444,000
Zeiterion Garage	71,122	72,500	58,000	58,000	58,000	69,600	69,600
Other (Permits, Interest)	12,986	19,000	13,000	13,000	13,000	13,000	13,000
Total Revenue	\$869,436	\$1,021,900	\$921,000	\$921,000	\$1,079,400	\$1,165,000	\$1,165,000
Expenditures							
Personnel Services	\$281,668	\$308,548	\$285,000	\$293,550	\$302,357	\$311,427	\$320,770
Purchase of Services/Contracts	133,952	132,702	132,702	135,000	137,700	140,454	143,263
Supplies	7,021	29,500	15,000	20,000	20,000	25,000	25,000
Capital Outlay	134,700	202,000	202,000	100,000	100,000	100,000	100,000
Short-Term Debt	0	60,000	57,776	57,776	60,000	60,000	0
Long-Term Debt	0	0	0	0	216,000	216,000	325,000
Indirect Expenses (Fringes, IO Support)	132,370	289,150	240,823	270,000	278,100	286,443	295,036
Total Expenditures	\$689,711	\$1,021,900	\$933,301	\$876,326	\$1,114,157	\$1,139,324	\$1,209,069
Ending Fund Balance	\$196,465	\$196,465	\$184,164	\$228,838	\$194,082	\$219,757	\$175,688



**DEPARTMENT OF FACILITIES AND FLEET
MANAGEMENT**

**KENNETH F. BLANCHARD
DIRECTOR**

CITY OF NEW BEDFORD
JONATHAN F. MITCHELL, MAYOR

Ari Sky, Chief Financial Officer

December 22, 2016

RE: Elm Street Garage Project

Ari,

I regret to inform you of an apparent deficiency in the funding allocation for Phase I of the Elm Street Garage Renovation Project.

Although we commissioned two estimates from Fennessy Consulting Services, a professional estimating company and three rounds of bidding we have not been successful in soliciting bids under the funding allocation of \$3,179,088 less the amount of \$511,254 awarded through the Federal Land Access Program (FLAP) grant.

Our first attempt at soliciting bids was on September 2, 2016, the low bid received was \$3,584,000.

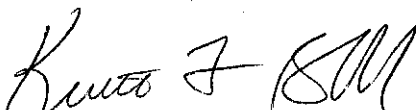
Our second attempt, after adjusting the scope of phase 1, was received on October 11, 2016 and was for \$3,282,000.

Our third and final attempt, again after a further adjustment of the scope of phase I received on November 29, 2016 was for \$3,165,000.

Further adjustments in the scope of phase 1 will impact the structural repairs and stabilization along with the lighting upgrades which we consider a priority as a safety feature of the project.

Your consideration in this matter is greatly appreciated.

Sincerely,


Kenneth F. Blanchard, Director
Facilities & Fleet Management

CC: Scott Downing, Executive Secretary Traffic Commission