

**SUBJECT: AWARD BID AND APPROVE CONTRACT WITH RENNER
SPORTS SURFACES FOR THE REPAIR AND RESURFACING
OF THE MISSION GREEN TENNIS COURT**

DATE: APRIL 16, 2024

**PRESENTED BY: BRYON WEBER, PROJECT MANAGER
ADAM BLACKMORE, DIRECTOR OF PARKS, RECREATION,
AND OPEN SPACE DEPARTMENT**

SUMMARY:

The tennis court at Mission Green Park has fallen into disrepair and was closed for safety purposes in 2023. In order to repair and reopen the court, a comprehensive reconstruction is needed in the form of a post-tension concrete overlay. As part of the new concrete overlay, the court will receive new colored surfacing, tennis striping, posts, tennis net and replacement perimeter fencing. Project costs also include an allowance for repair to the existing grass, landscape and concrete walkways which will be impacted by construction access. While a specialized tennis vendor will perform the court work, the City will use a separate landscape contractor for landscape repairs.

Respondents were asked for a lump-sum price based on a scope of work specified by the City. The bids received are as follows:

<i>Company Name</i>	<i>Base Bid</i>
Renner Sports Surfaces	\$123,985.00
Altitude Sports Surfaces	\$155,800.00

Renner Sports was the lowest bidder with a complete and accurate proposal.

FISCAL IMPACT:

The tennis court reconstruction, landscape repairs and 10% requested contingency are within the projected budget for this project. Expenses are outlined below.

Available Budget	
Acct. No. 301511-630176 'Tennis Court Rebuild'	\$255,000
Total Budget:	\$255,000
Projected Expenditures	
Court Reconstruction – Renner Sports	\$123,985
Allowance for Landscape & Walkway Repairs	\$40,000
Staff Requested Contingency (~10%)	\$15,000
Total Expenditures:	\$178,985
Budget Remaining	(\$76,015)

SUBJECT: MISSION GREEN TENNIS COURT REPAIR

DATE: APRIL 16, 2024

PAGE 2 OF 2

SCHEDULE:

The goal is to complete work by mid-summer to allow the court to reopen during the upcoming playing season. Work will be dependent on material and contractor availability at the time of contract approval.

PROGRAM/SUB-PROGRAM IMPACT:

The recommended contract supports Park's goal of providing sports facilities that are fully used and properly maintained, along with Recreation's goal of providing high-quality recreation activities.

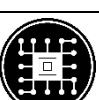
RECOMMENDATION:

Staff recommends City Council award the project to Renner Sports Surfaces per their bid of \$123,985, approve an allowance of \$40,000 for landscape and walkway repairs, authorize staff to execute change orders up to \$15,000 as an ~10% project contingency and authorize the Mayor, City Manager, Parks, Recreation, and Open Space Director and City Clerk to sign and execute contract documents on behalf of the City.

ATTACHMENT(S):

1. Renner Sports Surfaces bid submittal
2. Contractor Agreement

STRATEGIC PLAN IMPACT:

☐	 Financial Stewardship & Asset Management	☐	 Reliable Core Services
☐	 Vibrant Economic Climate	☒	 Quality Programs & Amenities
☐	 Engaged Community	☐	 Healthy Workforce
☐	 Supportive Technology	☐	 Collaborative Regional Partner



THE ULTIMATE
SURFACE EXPERIENCE

March 1, 2024

PRICING PROPOSAL

Abby McNeal
City of Louisville

Project: Mission Green Park Tennis Court Renovation No Addenda

L.E.R., Inc. d/b/a Renner Sports Surfaces ("Renner Sports") hereby submits the following pricing estimate to design and build **one tennis court with a post-tension concrete overlay** in 2024.

1. Demo and haul away old fence and asphalt as needed.
2. Install 10 mil vapor barrier.
3. Install 2" fine aggregate leveling course by means of laser guided equipment.
4. Install a 12" by 12" perimeter thickened edge.
5. Pour 5" thick 4000 psi post-tensioned concrete slab with cable reinforcing.
6. Install 10' high black chain link fence and one gate.
7. Install Douglas Sports tennis net and net posts, anchors and center straps in concrete foundations.
8. Install RSS color surfacing and striping.

See attached pricing schedule.

Exclusions: Permits, fees, testing, survey, windscreens, landscape, hardscape and irrigation repairs. Owner to designate and provide adequate access for large trucks and repair any damage created by our work. We will be as careful as possible to limit traffic in and out of the park.

Sincerely,

Neal DePooter
ndepooter@rennersports.com
L.E.R., Inc. dba Renner Sports Surfaces

Pricing Schedule

PROJECT: Tennis Court Resurfacing – Mission Green Park Lois Drive Louisville, CO 80027

<http://www.google.com/maps?f=l&hl=en&q=Lois+Drive%2c+Louisville%2c+CO+80027>

OWNER: CITY OF LOUISVILLE, COLORADO

LER Inc. dba Renner Sports Surfaces

ITEM	DESCRIPTION	QNTY	UNIT	EXTENDED PRICE
1	General Conditions	1	LS	\$ 2,000
2	Demolition & Disposal	1	LS	\$ 10,000
	• Remove and haul existing fence, posts, footings and screen. • Remove and haul existing net and net posts. • Remove and haul existing asphalt, as needed for perimeter beam.			
3	Post-Tension Concrete Slab	1	LS	\$ 67,985
	• Excavate & Pour 12"x12" Perimeter Beam • Install Compacted Crusher Fines Base (2" depth laser graded to 1% max) • Install Vapor Barrier (10 mil) • Post-tension cables (max 3'-6" spacing, each direction) • #4 Rebar at perimeter • 5" Thick Slab (4000 psi, laser screed) • Cable Tensioning			
4	Fencing	1	LS	\$ 33,000
	• Black Vinyl coating • 10' H with 2-7/8" coated posts and 1-3/4" coated chain link • 1 gate			
5	Surfacing	1	LS	\$ 10,000
	• Pressure wash (4,000 psi) • Flood and patch areas collecting 1/16" water with acrylic fiber cement (1 hour dry time at 70 degrees) • One coat primer • One coat back acrylic resurfacer • Two coats Laykold acrylic color (standard colors) • Tape, prime and paint Tennis and junior lines per ASBA			
6	Equipment	1	LS	\$ 1,000
	• Furnish and install new net sleeves and center anchor (prior to concrete pour) • Furnish and install new Tennis Posts (2-7/8" Douglas Premier XS) • Furnish and install new Tennis Net (Douglas DMT-36)			
7	Other	1	LS	\$
		TOTAL:		\$ 123,985

Please provide Lump Sum (LS) values to the line items above.

Questions: submit to Abby McNeal: amcneal@louisvilleco.gov

Return pricing schedule and any additional scope of work to amcneal@louisvilleco.gov by **March 1, 2024**.

Agreement

THIS AGREEMENT is made and entered into this 17th day of April in the year 2024 by and between:

CITY OF LOUISVILLE, COLORADO
(hereinafter called OWNER)

and

RENNER SPORTS SURFACES
(hereinafter called CONTRACTOR)

OWNER and CONTRACTOR, in consideration of the mutual covenants hereinafter set forth, agree as follows.

Article 1. Work

CONTRACTOR shall complete all Work as specified or indicated in the Contract Documents. The Work is generally described as follows:

PROJECT: MISSION GREEN TENNIS COURT RESURFACING
PROJECT NUMBER: 301511-630176

Article 2. Contract Times

- 2.1. The CONTRACTOR shall substantially complete all work within **70 Contract Days** from the date when the Contract Time commences to run as identified in the Notice to Proceed. The Work shall be completed and ready for final payment in accordance with paragraph 14.13 of the General Conditions.
- 2.2. LIQUIDATED DAMAGES. The OWNER and the CONTRACTOR agree and recognize that time is of the essence in this contract and that the OWNER will suffer financial loss if the Work is not substantially complete by the date specified in paragraph 2.1 above, plus any extensions thereof allowed in accordance with the Article 12 of the General Conditions. OWNER and CONTRACTOR also agree that such damages are uncertain in amount and difficult to measure accurately. Accordingly, the OWNER and CONTRACTOR agree that as liquidated damages, and not as a penalty, for delay in performance the CONTRACTOR shall pay the OWNER **ONE HUNDRED DOLLARS (\$100)** for each and every **Contract Day** and portion thereof that expires after the time specified above for substantial completion of the Work until the same is finally complete and ready for final payment. The liquidated damages herein specified shall only apply to the CONTRACTOR's delay in performance, and shall not include litigation or attorneys' fees incurred by the OWNER, or other incidental or consequential damages suffered by the OWNER due to the CONTRACTOR's performance. If the OWNER charges liquidated damages to the CONTRACTOR, this shall not preclude the OWNER from commencing an action against the CONTRACTOR for other actual harm resulting from the CONTRACTOR's performance, which is not due to the CONTRACTOR's delay in performance.

Article 3. Contract Price

- 3.1. The OWNER shall pay in current funds, and the CONTRACTOR agrees to accept in full payment for performance of the Work, subject to additions and deductions from extra and/or omitted work and determinations of actual quantities as provided in the Contract Documents, the Contract Price of ONE HUNDRED TWENTY THREE THOUSAND NINE HUNDRED EIGHT YFIVE dollars (\$123,985.00) set forth in the Bid Form of the CONTRACTOR dated March 1, 2024.

As provided in paragraph 11.9 of the General Conditions estimated quantities are not guaranteed, and determinations of actual quantities and classification are to be made by PROJECT MANAGER as provided in paragraph 9.10 of the General Conditions. Unit prices have been computed as provided in paragraph 11.9 of the General Conditions.

Article 4. Payment Procedures

CONTRACTOR shall submit Applications for Payment in accordance with Article 14 of the General Conditions. Applications for Payment will be processed by OWNER as provided in the General Conditions.

- 4.1 PROGRESS PAYMENTS. OWNER shall make progress payments on the basis of CONTRACTOR's Applications for Payment as recommended by PROJECT MANAGER, on or about the third Wednesday of each month during construction as provided below. All progress payments will be on the basis of the progress of the Unit Price Work based on the number of units completed as provided in the General Conditions.

- 4.1.1.1 Prior to final completion and acceptance, progress payments will be made in the amount equal to 95 percent of the calculated value of completed Work, and/or 95 percent of materials and equipment not incorporated in the Work (but delivered, suitably stored and accompanied by documentation satisfactory to OWNER as provided in 14.2 of the General Conditions), but in each case, less the aggregate of payments previously made and such less amounts as ENGINEER shall determine, or OWNER may withhold, in accordance with paragraph 14.7 of the General Conditions.

If OWNER finds that satisfactory progress is being made in any phase of the Work, it may, in its discretion and upon written request by the CONTRACTOR, authorize final payment from the withheld percentage to the CONTRACTOR or subcontractors who have completed their work in a manner finally acceptable to the OWNER. Before any such payment may be made, the OWNER must, in an exercise of its discretion, determine that satisfactory and substantial reasons exist for the payment and there must be provided to the OWNER written approval from any surety furnishing bonds for the Work.

Nothing contained in this provision shall preclude the OWNER and CONTRACTOR from making other arrangements consistent with C.R.S. 24-91-105 prior to contract award.

- 4.2 FINAL PAYMENT. Upon final completion and acceptance of the Work in accordance with paragraph 14.13 of the General Conditions, OWNER shall pay the remainder of the Contract Price as provided in said paragraph 14.13 of the General Conditions.

Article 5. Contractor's Representations

In order to induce OWNER to enter into this Agreement CONTRACTOR makes the following representations:

- 5.1. CONTRACTOR has examined and carefully studied the Contract Documents, (including the Addenda listed in paragraph 6.10) and the other related data identified in the Bidding Documents including "technical".

- 5.2. CONTRACTOR has inspected the site and become familiar with and is satisfied as to the general, local and site conditions that may affect cost, progress, performance or furnishing of the Work.
- 5.3. CONTRACTOR is familiar with and is satisfied as to all federal, state and local Laws and Regulations that may affect cost, progress and furnishing of the Work.
- 5.4. CONTRACTOR has carefully studied all reports of exploration and tests of subsurface conditions at or contiguous to the site and all drawings of physical conditions relating to surface or subsurface structures at or contiguous to the site (Except Underground facilities) which have been identified in the General Conditions as provided in paragraph 4.2.1 of the General Conditions. CONTRACTOR accepts the determination set forth in paragraph 4.2 of the General Conditions. CONTRACTOR acknowledges that such reports and drawings are not Contract Documents and may not be complete for CONTRACTOR's purposes. CONTRACTOR acknowledges that OWNER and ENGINEER do not assume responsibility for the accuracy or completeness of information and data shown or indicated in the Contract Documents with respect to such reports, drawings or to Underground Facilities at or contiguous to the site. CONTRACTOR has conducted, obtained and carefully studied (or assume responsibility for having done so) all necessary examinations, investigations, explorations, tests, studies, and data concerning conditions (surface, subsurface and Underground Facilities) at or contiguous to the site or otherwise which may affect cost, progress, performance or furnishing of the Work or which relate to any aspect of the means, methods, techniques, sequences and procedures of construction to be employed by CONTRACTOR and safety precautions and programs incident thereto. CONTRACTOR does not consider that any additional examinations, investigations, explorations, tests, studies or data are necessary for the performance and furnishing of the Work at the Contract Price, within the Contract Times and in accordance with the other terms and conditions of the Contract Documents.
- 5.5. CONTRACTOR has reviewed and checked all information and data shown or indicated on the Contract Documents with respect to existing Underground Facilities at or contiguous to the site and assumes responsibility for the accurate location of said Underground Facilities. No additional examinations, investigations, explorations, tests, reports, studies or similar information or data in respect of said Underground Facilities are or will be required by CONTRACTOR in order to perform and furnish the Work at the Contract Price, within the Contract Time and in accordance with the other terms and conditions of the Contract Documents, including specifically the provisions of paragraph 4.3 of the General Conditions.
- 5.6. CONTRACTOR is aware of the general nature of work to be performed by OWNER and others at the site that relates to the Work as indicated in the Contract Documents.
- 5.7. CONTRACTOR has correlated the information known to CONTRACTOR, information and observations obtained from visits to the site, reports and drawings identified in the Contract Documents and all additional examinations, investigations, explorations, tests studies and data with the Contract Documents.
- 5.8. CONTRACTOR has given PROJECT MANAGER written notice of all conflicts, errors, ambiguities, or discrepancies that CONTRACTOR has discovered in the Contract Documents and the written resolution thereof by ENGINEER is acceptable to CONTRACTOR, and the Contract Documents are generally sufficient to indicate and convey understanding of all terms and conditions for performance and furnishing the Work.

Article 6. Contract Documents

The Contract Documents, which constitute the entire agreement between OWNER and CONTRACTOR concerning the Work, are all written documents, which define the Work and the obligations of the Contractor

in performing the Work and the OWNER in providing compensation for the Work. The Contract Documents include the following:

- 6.1. Bidding Documents
 - 6.1.1 Request for Bid
- 6.2. Contractor's Bid Response
 - 6.2.1 Cover Letter
 - 6.2.2 Pricing Schedule
- 6.3. This Agreement
- 6.4. General Conditions
- 6.5. Supplementary Conditions
- 6.6. General Requirements
- 6.7. Drawings & Specifications
 - 6.7.1 Drawing titled: Mission Green Access & Staging
 - 6.7.2 Specifications
- 6.8. Other documents which may be required or specified including:
 - 6.8.1 Notice of Award
 - 6.8.2 Performance Bond
 - 6.8.3 Labor and Material Payment Bond
 - 6.8.4 Certificates of Insurance
 - 6.8.5 Notice to Proceed
 - 6.8.6 Contractor's Proposal Request
 - 6.8.7 Contractor's Overtime Request
 - 6.8.8 Field Order
 - 6.8.10 Work Change Directive
 - 6.8.11 Change Order
 - 6.8.12 Application for Payment
 - 6.8.13 Certificate of Substantial Completion
 - 6.8.14 Claim Release
 - 6.8.15 Final Inspection Report
 - 6.8.16 Certificate of Final Completion
 - 6.8.17 Guarantee Period Inspection Report
- 6.9. The following which may be delivered or issued after the Effective Date of the Agreement and are attached hereto: All Written Amendments and other documents amending, modifying, or supplementing the Contract Documents pursuant to paragraphs 3.5 and 3.6 of the General Conditions.
- 6.10. In the event of conflict between the above documents, the prevailing document shall be as follows:
 1. Permits from other agencies as may be required.
 2. Special Provisions and Detail Drawings.
 3. Technical Specifications and Drawings. Drawings and Technical Specifications are intended to be complementary. Anything shown or called for in one and omitted in another is binding as if called for or shown by both.
 4. Supplementary Conditions.
 5. General Conditions.
 6. City of Louisville Design and Construction Standards.
 7. Reference Specifications.

In case of conflict between prevailing references above, the one having the more stringent requirements shall govern.

There are no Contract Documents other than those listed above in this Article 6. The Contract Documents may only be amended, modified, or supplemented as provided in paragraphs 3.5 and 3.6 of the General Conditions.

Article 7. Miscellaneous

- 7.1. Terms used in this Agreement, which are defined in Article 1 of the General Conditions, shall have the meanings indicated in the General Conditions.
- 7.2. No assignment by a party hereto of any rights under or interests in the Contract Documents will be binding on another party hereto without the written consent of the party sought to be bound; and specifically but without limitation, moneys that may become due and moneys that are due may not be assigned without such consent (except to the extent that the effect of this restriction may be limited by law), and unless specifically stated to the contrary in any written consent to an assignment no assignment will release or discharge that assignor from any duty or responsibility under the Contract Documents.
- 7.3. OWNER and CONTRACTOR each binds itself, its partners, successors, assigns and legal representatives to the other party hereto, its partners, successors, assigns and legal representatives in respect to all covenants, agreements and obligations contained in the Contract Documents.
- 7.4. OWNER AND CONTRACTOR consent to the use of electronic signatures on the Contract Documents. This Agreement, and any other Contract Documents requiring a signature hereunder, may be signed electronically by the Parties in the manner specified under the Uniform Electronic Transactions Act, Title 24, Article 71.3, Part 1, C.R.S.; provided that, electronic records of, and electronic signatures on, any required bonds, including required Performance, Labor and Material Payment, and Warranty Bonds, must be acceptable to the Contractor's selected surety. The Parties agree not to deny the legal effect or enforceability of a Contract Document solely because the document is in electronic form or because an electronic record was used in its formation. The Parties agree not to object to the admissibility of a Contract Document in the form of an electronic record, or a paper copy of an electronic document, or a paper copy or electronic record of a document bearing an electronic signature, on the ground that it is an electronic record or electronic signature or that it is not in its original form or is not an original.

Article 8. Other Provisions

IN WITNESS WHEREOF, OWNER, and CONTRACTOR have signed this Agreement in duplicate. One counterpart each has been delivered to OWNER and CONTRACTOR. All portions of the Contract Documents have been signed, initialed, or identified by OWNER and CONTRACTOR.

This Agreement will be effective on _____, 2024.

**OWNER: CITY OF LOUISVILLE,
COLORADO**

CONTRACTOR: RENNER SPORTS SURFACES

By: _____
Christopher M. Leh, Mayor

By: _____

(CORPORATE SEAL)

(CORPORATE SEAL)

Attest: _____
Meredyth Muth, City Clerk

Attest: _____

Address for giving notices:

Address for giving notices:

749 Main Street
Louisville, Colorado
80027

Attention: PROST Project Manager
