

CITY OF UNALASKA  
UNALASKA, ALASKA

RESOLUTION 2024-02

A RESOLUTION OF THE UNALASKA CITY COUNCIL AUTHORIZING THE CITY MANAGER TO ENTER INTO A SOLE-SOURCE AGREEMENT PND ENGINEERS FOR THE SITE SURVEY OF UNALASKA MARINE CENTER POSITIONS 5-7 IN AN AMOUNT NOT TO EXCEED \$45,042

WHEREAS, The Unalaska Marine Center Positions 5-7 has been in service for industrial traffic and cargo for over 30 years; and

WHEREAS, 30 years of industrial traffic and cargo on positions 5-7 has created settling of the subsurface materials, drainage inefficiency, and an uneven surface; and

WHEREAS, UMC was constructed with the PND Open Cell Sheet Pile ® proprietary design; and

WHEREAS, the Port department has identified the condition of UMC as a maintenance priority; and

WHEREAS, a site survey is the first step in identifying the maintenance, means and materials required for repair; and

WHEREAS, the Port department negotiated a fair and reasonable price for the site survey for positions 5-7; and

WHEREAS, Unalaska City Council amended the Port Operating Budget to appropriate the capital for the site survey based on PND's proposal price;

NOW THEREFORE BE IT RESOLVED Unalaska City Council authorizes the City of Unalaska City Manager to enter into an agreement with PND Engineers for an a site survey of Unalaska Marine Center Positions 5-7 in an amount not to exceed \$45,042.

PASSED AND ADOPTED by a duly constituted quorum of the Unalaska City Council on January 23, 2024.

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Vincent M. Tutiakoff, Sr.  
Mayor

ATTEST:

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Estkarlen P. Magdaong  
City Clerk

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## MEMORANDUM TO COUNCIL

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To: Mayor and City Council Members  
From: Peggy McLaughlin, Port Director  
Through: William Homka, City Manager  
Date: January 23, 2024  
Re: Resolution 2024-02 authorizing the City Manager to enter into a sole-source agreement with PND Engineers for the site survey of Unalaska Marine Center (UMC) Positions 5-7 dock maintenance and resurfacing

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**SUMMARY:** The approval of Resolution 2024-02 authorizes the City Manager to enter into a sole-source agreement with PND Engineers for the site survey of UMC positions 5-7 and for the purposes of assessing the required means and materials for maintenance and resurfacing. UMC is constructed with the Open Cell Sheet Pile® system. This system is proprietary and any modifications to the systems will need to be reviewed by PND to ensure the integrity and intended capacity of the dock system. This assessment is not to exceed \$45,042.

**PREVIOUS COUNCIL ACTION:** January 23, 2024 Council adopted Ordinance 2024-02 Budget Amendment #3 appropriating the funds for this site survey in the amount of \$45,042.

**BACKGROUND:** During the design of UMC Expansion and Replacement Project Positions 3 and 4 it was noted that maintenance of positions 5-7 needed to be performed to include removing existing concrete, addressing drainage issues, adding material for compaction and resurfacing. This assessment is the first step in that process.

**DISCUSSION:** Enclosed is a proposal from PND engineers for the amount of \$45,042, the amount requested for this site survey. The capital for this assessment has been appropriated by Council through Ordinance 2024-02 and the amount appropriated was based off of PND's proposal. PND is the designer of UMC positions 1-7 and their engineering oversight is a requirement for modifications or major maintenance to their proprietary design.

The assessment will address the undulating concrete on the surface of the dock. It will provide an assessment of the integrity of the walls beneath the concrete surface, identify compaction requirements and surfacing material with a cost estimate. PND's expertise is required to ensure the stability and integrity of the Open Cell Sheet Pile® designed and constructed system. Once the assessment is complete the work for maintenance and repair will be bid through the traditional, competitive, construction bidding process.

The need for this maintenance and repair was identified during the UMC positions 3 and 4 construction project and noted that this would need to be addressed under a separate maintenance project.

The general scope of the work will include removal of existing concrete, assessment of drainage, inspection of tale walls, and crane rail inspection. The design will include removal of existing concrete, any repair for the drainage system, repair if necessary for crane rails, any repair to tail walls, quantity of material required for compaction, compaction specifications, and the resurfacing

plan. The design for repair will ensure the integrity of the existing design and will be designed to maintain the capacity of the dock to hold industrial traffic up to 750 lbs per square foot. The amount of the maintenance project will be included in the CMMP for Council's review.

**ALTERNATIVES:** Council could choose to adopt Resolution 2024-02 and fully authorize the assessment, Council could amend the tasks in the proposal and authorize partial assessment, or Council could choose to not adopt Resolution 2024-02.

**FINANCIAL IMPLICATIONS:** Council approved the funding for this assessment by Ordinance 2024-02.

**LEGAL:** N/A

**STAFF RECOMMENDATION:** Staff recommends approval.

**PROPOSED MOTION:** I move to adopt Resolution 2024-02.

**CITY MANAGER COMMENTS:** I support the staff recommendation.

**ATTACHMENTS:** PND Proposal



ENGINEERS, INC.

December 1, 2023

PND 21A-128

Peggy McLaughlin  
Director of Ports  
City of Unalaska  
P.O. Box 610  
Unalaska, Alaska 99685

Re: PND Proposal for Site Survey of UMC Dock Position 5-6-7 Dock Re-Surfacing

Dear Peggy,

PND Engineers, Inc. (PND) is pleased to provide this proposal for site survey of UMC Dock Pos 5-6-7 Resurfacing Survey this cost estimate assumes that field work will be performed during snow and ice-free conditions. Additional costs may be incurred on a Time and Material basis (T&M) due to snow removal, ice chipping, etc. If winter conditions set in, the site survey would be performed after conditions improve or in Spring 2024.

**Task S1 – UMC 5-6-7 Dock Resurfacing Site Survey**

PND will perform an on-site design survey in snow/ice conditions to update the UMC project base map to support design for planned replacement of existing concrete surfacing with a concrete paver system in area of UMC Dock Position 5-6-7. Survey scope will include topographical data of the project area, location of above ground structures, existing utility locates (above and below ground), and the as-built of storm drain manholes/catch basins. PND will rely upon the City of Unalaska and local utilities to provide underground utility locates for the survey. The survey will tie-in to existing survey control monuments utilized for previous survey base maps of the area.

**Deliverable** - Survey base map drawing (in AutoCAD and PDF) of the project area.  
**Schedule** – Travel for field work within 3 weeks of NTP, base map 4 weeks after return  
**Cost** -

Field Survey and Preparation	\$13,740 T&M
Expenses (travel, freight, supplies, equipment, etc.)	\$7,962 T&M
Office Processing of Field Data, Base map development	<u>\$3,565 T&amp;M</u>
<b>Total (including expenses) = \$25,267 T&amp;M</b>	

**Task D1 – UMC 5-6-7 Resurfacing Conceptual Design and ROM Cost Estimate**

PND will develop conceptual design based upon the intended scope of the project and the survey base map from Task S1 above for dock surfacing replacement between the existing crane rails. The scope of this task will include consideration of surface drainage, upgrades to existing utilities (vaults/lids, utility ducts/conduits), demo of existing concrete surfacing, installation of concrete paver system and appropriate subgrade, concrete curbing as needed and tie-in to adjacent facilities. The intent of this task is to clearly identify the complete scope of the project and develop accurate schedule and budget estimates for Port project planning efforts and possible grant opportunities.

**Deliverable** – Conceptual drawing site plan, written 1-2 page scope document including purpose/need, project schedule and ROM cost estimate.  
**Schedule** – 6 weeks after completion of Base map  
**Cost** – **\$19,775 Fixed Fee**

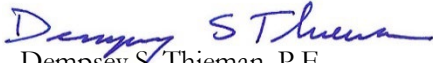


Total cost of Task S1 and Task D1 is \$45,042.

We look forward to assisting with continued improvements to the Unalaska Marine Center and appreciate the opportunity to work with the City of Unalaska. Please call if you have any questions regarding this proposal.

Sincerely,

**PND Engineers, Inc.**

  
Dempsey S. Thieman, P.E.  
Senior Vice President

**PND ENGINEERS, INC.**  
**ALASKA STANDARD RATE SCHEDULE**  
**EFFECTIVE JANUARY 2024**

<u>Professional:</u>	Staff Engineer I	\$110.00	
	Staff Engineer II	\$126.00	
	Staff Engineer III	\$137.00	
	Staff Engineer IV	\$144.00	
	Staff Engineer V	\$150.00	
	Staff Engineer VI	\$168.00	
	Senior Engineer I	\$163.00	
	Senior Engineer II	\$173.00	
	Senior Engineer III	\$184.00	
	Senior Engineer IV	\$198.00	
	Senior Engineer V	\$214.00	
	Senior Engineer VI	\$235.00	
	Senior Engineer VII	\$251.00	
	Environmental Scientist I	\$116.00	
	Environmental Scientist II	\$137.00	
	Environmental Scientist III	\$152.00	
Environmental Scientist IV	\$168.00		
Environmental Scientist V	\$189.00		
Environmental Scientist VI	\$200.00		
<u>Surveyors:</u>	Senior Land Surveyor I	\$126.00	
	Senior Land Surveyor II	\$137.00	
	Senior Land Surveyor III	\$150.00	
<u>Technicians:</u>	Technician I	\$66.00	
	Technician II	\$95.00	
	Technician III	\$105.00	
	Technician IV	\$116.00	
	Technician V	\$144.00	
	Technician VI	\$165.00	
	CAD Designer III	\$95.00	
	CAD Designer IV	\$110.00	
	CAD Designer V	\$131.00	
	CAD Designer VI	\$144.00	