



**DENVER**  
THE MILE HIGH CITY

# **Sidewalk Enterprise Program Integrated Construction Contracts**

**LUTI Committee  
July 15, 2025**



## SIDEWALK CONSTRUCTION MECHANISMS

*To advance the construction of sidewalks for the Sidewalk Enterprise Program, DOTI is advancing two Integrated Construction contracts for council approval.*

Schedule:

- June and July Council Briefings
- 7/15 LUTI
- 7/28 Full Council





## WHAT IS AN INTEGRATED CONSTRUCTION (IC) CONTRACT?

- IC contracts are a resource mechanism intended to provide the City resource flexibility to **act quickly to deliver multiple similar projects** and to provide assistance through design, procurement, and construction.
- Benefits of IC contracts:
  - Effective for projects similar in scope and location.
  - Reduces construction procurement timelines.
  - Provides contractor input for constructability reviews to improve design quality + cost estimates while reducing impacts to residents and businesses.
  - Provides staff augmentation to competitively and quickly procure contractors for construction.
  - Provides extensive opportunity for minority firms to participate in City projects.
- Examples of where the City has used IC contracts:
  - RiNo area improvements
  - Red Rocks
  - Citywide accessibility projects



## WHY DID WE CHOOSE INTEGRATED CONSTRUCTION FOR SIDEWALK ENTERPRISE PROGRAM?

- Multiple construction delivery options considered through alternative analysis workshop to evaluate multiple delivery options to arrive at the best mechanism to support the Program.
  - *Other options evaluated but not chosen: Design/Build, Construction Management General Contractor, Hard Bid*
- Integrated Construction Selected as best construction delivery method for Sidewalk Program over next 3 years.
- IC procurement process that was fair, equitable, inclusive, and competitive.
- Competitive Selection Process
  - 2-Step RFP
    - Step 1 - Qualification Based (11 proposals received)
    - Step 2 - Interviews/Q&A, Financial Proposal, EDI Plan (5 firms shortlisted)
    - Interagency selection panel: DOTI, DOF, OSEI



## IC CONTRACTS OVERVIEW

### ➤ Contract Scope of Work:

- Preconstruction Services
  - constructability reviews, cost estimating, right-of-way services
- Construction Procurement Services
  - Soliciting bids from subcontractors
- Construction Services
  - Building sidewalks!
- Construction Management Services
  - Managing and ensuring quality in the construction of sidewalks

### ➤ Contract Selection, Term & Capacity:

- 2 teams selected
  - SEMA Construction, \$50M in capacity
  - Milender White, \$25M in capacity
- 3-year Term
- Minority/Women Business Enterprise (MWBE) Participation Goal – 22% for both contracts



## IC CONTRACT WORKPLAN

### ➤ What work will be delivered with the IC Contracts?

- New sidewalk construction, sidewalk repairs, and rebuilding sidewalks up to ADA standards are within the scope of this contract.
- **These contracts will be used to deliver the Sidewalk Enterprise Program.**
- 2025 shovel-ready projects include:
  - E 44th Ave (Pearl St to Sherman St)
  - Sheridan Blvd (Colfax Ave to 17<sup>th</sup> Ave)
  - Tower Road (Pena Blvd to 72nd Ave)
  - W Evans Avenue (Patton Ct to Osceola St)

Contract NTP expected in September

Sidewalk construction to begin in Q4 of 2025



## SIDEWALK ENTERPRISE PROGRAM BUDGET

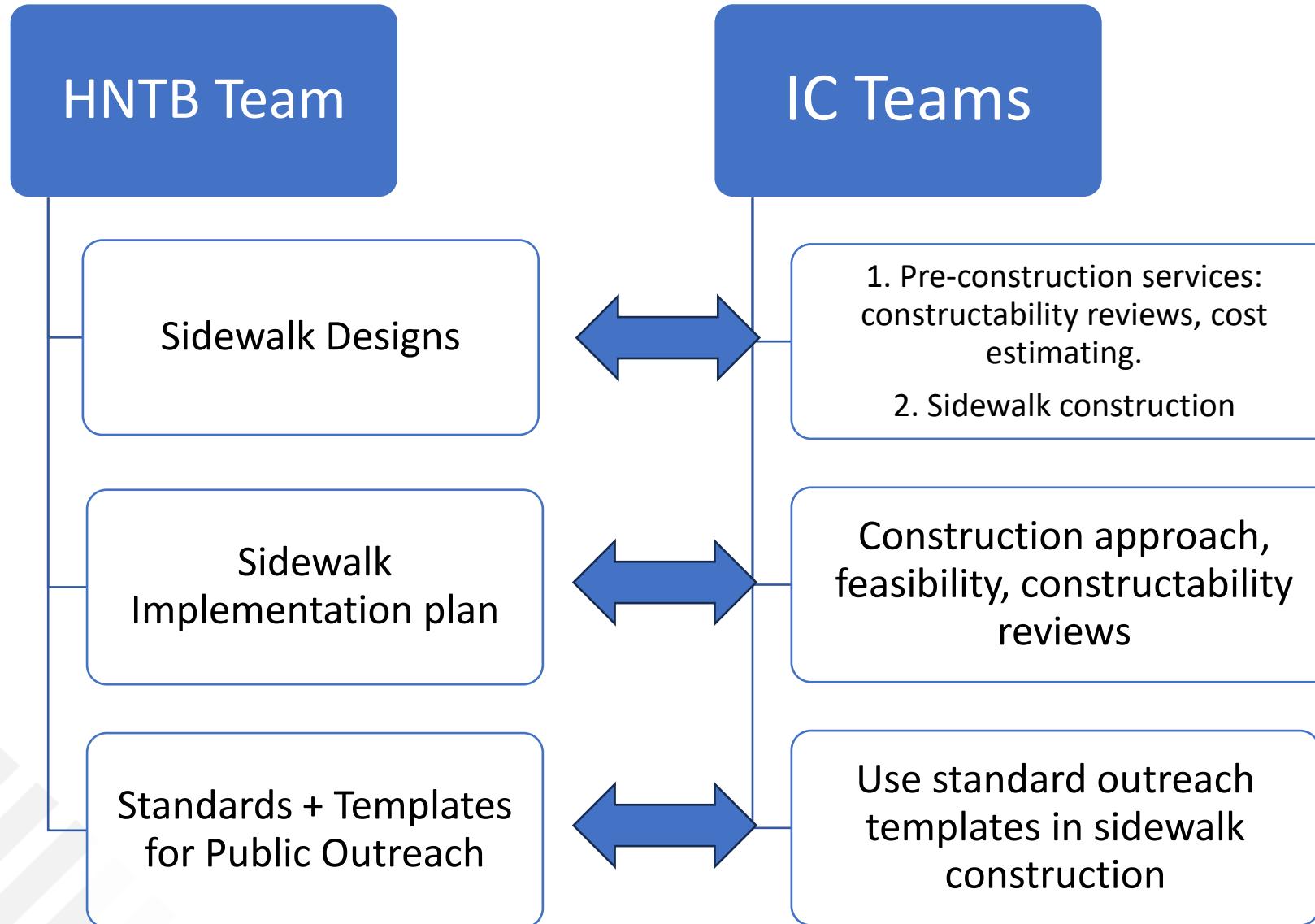
	2025	2026	2027	3-YEAR TOTAL
Total Revenue (Forecasted)	\$ 32,159,167	\$ 37,562,616	\$ 38,689,494*	\$ 108,411,277*
10% Contingency	\$ 3,215,917	\$ 3,756,262	\$ 3,868,949*	\$ 10,841,128*
<b>Annual Budget</b>	<b>\$ 28,943,250</b>	<b>\$ 33,806,354</b>	<b>\$ 34,820,545*</b>	<b>\$ 97,570,149*</b>

\*Forecasted totals, assuming 3% annual rate increase

Sidewalk Program Component	3-Year Contract Capacity
Program Management + Engineering Services (HNTB)	\$ 15,000,000
Integrated Construction (SEMA Construction)	\$ 50,000,000
Integrated Construction (Milender White)	\$ 25,000,000
<b>Total Contract Capacity (2025 – 2027)</b>	<b>\$ 90,000,000</b>



## HOW WILL THE HNTB TEAM WORK WITH IC TEAMS?







## Summer 2025

- Sidewalk Implementation Plan citywide kick-off and public engagement – stay tuned!
- Spot repair work to begin in July
- [Sidewalk Fee Lookup Tool](#)

Visit [denvergov.org/sidewalks](http://denvergov.org/sidewalks) or scan the QR code to stay up to speed on the Sidewalk Program and access our FAQs.



# TODAY'S COUNCIL REQUEST:

CR25-0992 Approving a contract with Milender White Construction

- \$25M in capacity, 3-year term

CR25-0993 Approving a contract with SEMA Construction

- \$50M in capacity, 3-year term



Thank you!