



DENVER
THE MILE HIGH CITY

Sidewalk Enterprise Program Integrated Construction Contracts

LUTI Committee July 15, 2025

FOR CITY SERVICES VISIT | CALL
DenverGov.org | 311



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 17th 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

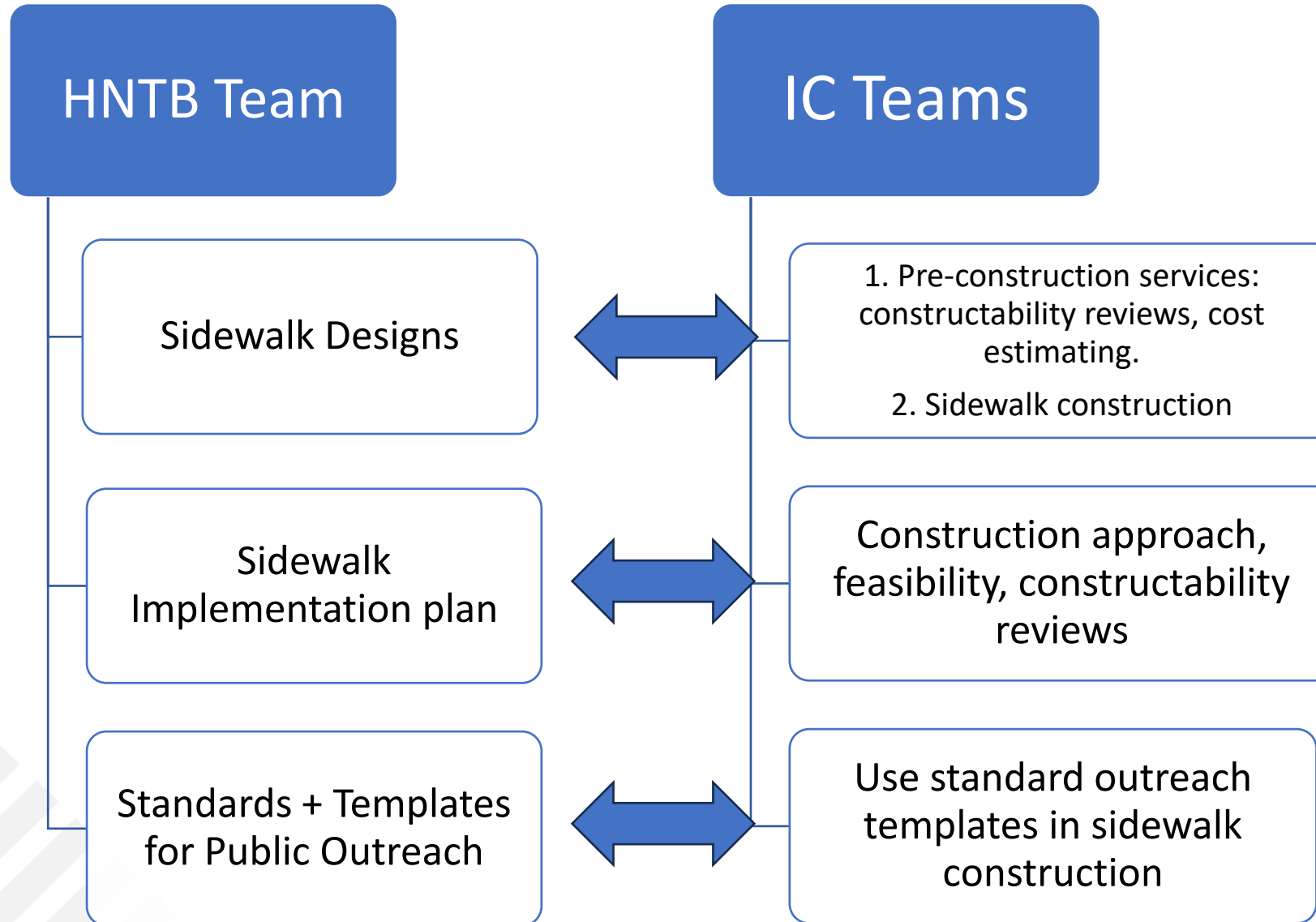
	2025	2026	2027	3-YEAR TOTAL
Total Revenue (Forecasted)	\$ 32,159,167	\$ 37,562,616	\$ 38,689,494*	\$ 108,411,277*
10% Contingency	\$ 3,215,917	\$ 3,756,262	\$ 3,868,949*	\$ 10,841,128*
Annual Budget	\$ 28,943,250	\$ 33,806,354	\$ 34,820,545*	\$ 97,570,149*

*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
Total Contract Capacity (2025 – 2027)	\$ 90,000,000



HOW WILL THE HNTB TEAM WORK WITH IC TEAMS?



Sidewalk Program Schedule	2025			2026				2027				2028	
	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Program Set-Up													
Risk Tracking + Mitigation													
Benchmark Tracking + Reporting													
Project-Specific Communications													
Ongoing Progress Reporting, Council, Community Touchpoints													
Sidewalk Implementation Plan Development													
Field-Fit and Design Standards													
Programmatic Agreements													
Sidewalk Design Plans													
2025 Spot Repair Work													
Preconstruction Services (cost estimating, schedule, etc.)													
New Sidewalk Construction													



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 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!