

**CITY COUNCIL
COMMUNICATION:**

ITEM _____

**OFFICE OF THE CITY MANAGER
CITY OF DES MOINES, IOWA**

99-451

SYNOPSIS -

AGENDA:
OCTOBER 4, 1999

A change order in the amount of \$22,500 is proposed with DF Trucking (Scott Dillard, Manager, 725 - 90th Avenue, Indianola, Iowa, 50125) for additional work in conjunction with the Demolition Contract No. 168 BHNAC to demolish and dispose of the asbestos containing debris at the fire-damaged 1229 - 7th Street.

SUBJECT:

DEMOLITION
CONTRACT NO. 168
BHNAC - FOR
DEMOLITION OF
1229 - 7TH STREET -
CHANGE ORDER
NO. 1

FISCAL IMPACT -

For Change Order No. 1, \$22,500 is available from Index Code 654145, Urban Renewal - Sixth Avenue Grocery, Account 543080, Fund CP065, Organization CMO990000, Project URR041.

TYPE:

RECOMMENDATION -

RESOLUTION
ORDINANCE
RECEIVE/FILE

Approval of Change Order No. 1 with DF Trucking.

SUBMITTED BY:

FLOYD BENTZ, P.E.
CITY ENGINEER

BACKGROUND -

The City acquired the property at 1229 - 7th Street in July of 1999 for the Sixth Avenue Grocery Project, and includes a large 2-1/2 story house that was converted into apartments and a large carriage house that was also converted into apartments. Both of these structures have had fires and are now structurally unsafe. The neighborhood associations have requested that these structures be demolished as soon as possible.

City staff has proceeded to negotiate a change order to demolish these structures. The Engineering Department has determined that both structures contain asbestos, and has worked with an industrial hygienist and the Iowa Department of Natural Resources (IDNR) to prepare demolition and

asbestos abatement specifications. Since these structures have received major fire damage, the asbestos cannot be identified nor safely removed; and the IDNR is requiring that the entire remaining structures and all debris must be removed, handled, and disposed of as asbestos containing materials. As a result, additional cost will be incurred for the loading, transportation, and disposal of the asbestos containing demolition debris. All debris must be disposed of at a sanitary landfill as asbestos material with a cost of \$50 per ton. Normal demolition debris would cost approximately \$23 per ton for disposal at a landfill.