



**Council**  
**Communication**  
Office of the City Manager

<b>Date</b>	September 8, 2008
<b>Agenda Item No.</b>	43
<b>Roll Call No.</b>	<del>08-</del>
<b>Communication No.</b>	<del>08-</del> 555
<b>Submitted by:</b>	Jeb E. Brewer, P.E. City Engineer

**AGENDA HEADING:**

Hearing on Cownie Soccer Fields Improvements - Phase 1: Resolution approving plans, specifications, form of contract documents, engineer's estimate, receive and file bids, and designating lowest responsible bidder as Smith Seeding, Inc., John E. Smith, President, \$684,930.

**SYNOPSIS:**

This is a public hearing to allow for public input on the Cownie Soccer Fields Improvements - Phase 1 and take the necessary actions as required by Iowa Code to authorize a contract for construction of the proposed project. The improvement includes repair of flood damage and upgrading five soccer fields including grading, subdrain installation, drainage improvements, sodding, irrigation, and restoration.

**FISCAL IMPACT:**

Amount: \$684,930 Construction Contract (\$750,000 City Engineer's Estimate)

Funding Source: 2008-2009 CIP, Page Parks-25, Soccer Complex, PKS159, Being: \$70,000 in G. O. Bonds from PKS159 with the following transfers (all GO Bonds Issued - Hearing ECP-1) (Roll Call 08-701): \$310,000 from PKS100 - Park Redevelopment - Parks Page 19 and \$305,000 from Page Parks-15, Neighborhood Park Improvements - PKS137. The City will pursue all possible FEMA reimbursement for this project - initial estimated reimbursement is \$16,530 for the irrigation system electrical control.

**ADDITIONAL INFORMATION:**

The Parks and Recreation Department has placed a high priority on maintenance and improvements at the Cownie Soccer Complex. This spring, the Engineering Department had been designing a sub drainage system that would allow three playing fields to recover more quickly from wet conditions, minimizing delays during tournaments. Cancellations of tournaments due to wet fields and turf reestablishment have been a growing concern with Parks staff. For the first time since the complex was open in 1998, this has become a reality with a spring tournament being canceled. Other issues with the complex dealing with the hydraulic irrigation system, cross-slope of fields, and settling of playing surface are related to the complex being ten years old. With the extensive damage to the turf from the floods, staff is recommending upgrading the irrigation to today's industry standards with a low-voltage system, regrading playing surface to lessen the cross-slope, and the installation of a sub drainage system prior to the restoration of the sod. This project includes the repair on fields 1-5 only. Fields 9-12 will be reseeded this fall for use next spring during tournaments as they sustained the least amount of flood damage to the turf. Spring tournaments can typically be hosted on eight fields.

Fields 6-8 will not be addressed due to the need to complete this project by this fall and the establishment of the turf. Next summer, it is the Parks Department's recommendation to continue this upgrade and restoration of the complex with a similar subdrain system project on Fields 6-12. Additionally, future Parks Department plans include transitioning one field from normal turf to a synthetic turf field for multiple use athletic purposes.

In 2009, the Iowa Soccer Association in conjunction with the City of Des Moines, Greater Des Moines Convention and Visitors Bureau and West Des Moines Soccer Club will again bid to host the 2011 U.S. Youth Soccer Regional Championships. This event, which has been hosted in 2003 and 2007, draws over 212 teams, 15,000 players, and fans from 14 states and provides estimated \$7.0 million economic impact to the Greater Des Moines economy.

In order to fund this improvement, \$615,000 has been transferred from other Capital Improvement Project budgets as shown under the Fiscal Impact. As a result, of these transfers, the following projects will be delayed or eliminated:

- PKS100 - Park Redevelopment - Parks Page 19
  - Ewing Park Restroom Building - \$270,000
  - Union Park Phase 2 Parking Lot - \$40,000

- PKS137 - Neighborhood Park Improvements Parks Page 15
  - 2009 Tennis Court Resurfacing - \$60,000
  - Blank Park Playground Curb - \$10,000
  - Ewing Park McKinley Parking Lot - \$40,000
  - Ewing Park Lilac Parking Lot - \$30,000
  - Pioneer Park Road and Curbs - \$75,000
  - Playground Improvements - \$65,000
  - Stone Park Shelter - \$25,000

Should these projects be deferred rather than eliminated, the CIP would be adjusted to accommodate them in subsequent budget years.

On August 11, 2008, under Roll Call No. 08-1397, the City Council received and filed plans, specifications, form of contract documents, and City Engineer's estimate for the construction of the Cownie Soccer Fields Improvements - Phase 1. Before the City Council can enter into a contract, it must hold a public hearing and approve the proposed plans, specifications, and form of contract documents and engineer's estimate for the construction of the Cownie Soccer Fields Improvements - Phase 1, 11-2008-012. The improvement includes earthwork, sodding, subdrain installation, drainage improvements and restoration; all in accordance with the contract documents, including Plan File Nos. 491-98/103 at the Cownie Soccer Complex, 2200 E Hartford Avenue, Des Moines, Iowa.

Sealed bids for said improvement were submitted by the following bidders:

- Smith Seeding, Inc., Eldridge, IA
- Elder Corporation, Des Moines, IA
- Bush Sports Turf, Milan, IL
- Iowa Athletic Field Construction, Webster City, IA - Bid not read. Bid bond not valid.

The bids were received and opened at a public meeting presided over by the City Engineer in the City Council Chambers, 2nd Floor, City Hall, 400 Robert D Ray Drive, Des Moines, Iowa at 11:00 a.m. on August 26, 2008.

The City Engineer has determined that the lowest responsive, responsible bid for the construction of said improvement was submitted by Smith Seeding, Inc., John E. Smith, President, 219 N. 1st Street, Eldridge, IA, 52748-2200 in the amount of \$684,930, and said bid should be accepted. The Finance Director has determined that funds are available for said improvement as stated above.

**PREVIOUS COUNCIL ACTION(S):**

Date: August 11, 2008

Roll Call Number: 08-1397

Action: Ordering construction of the following: Cownie Soccer Fields Improvements – Phase 1 – Receiving of bids, (8-26-08), and Setting date of hearing, (9-8-08). (Construction Estimate - \$750,000). (Council Communication No. 08-482). Moved by Hensley to adopt. Motion Carried 7-0.

**BOARD/COMMISSION ACTION(S): NONE**

**ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:**

Partial payments to the contractor and final acceptance of work.

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