

 <p style="text-align: center;">Council Communication Office of the City Manager</p>	Date: November 8, 2010
	Agenda Item No. 60 Roll Call No. <u>10-1893</u> Communication No. <u>10-671</u> Submitted by: Jeb E. Brewer, P.E. City Engineer

AGENDA HEADING:

Hearing on Asbestos Removal at 717 Grand Avenue, former YWCA: Resolution approving plans, specifications, form of contract documents, engineer’s estimate, receive and file bids, and designating lowest responsible bidder as REW Services Corporation, Pete Walter, President, 6864 NE 14th Street, Suite 4, Ankeny, IA, 50021, \$119,523.

SYNOPSIS:

This is a public hearing to allow for public input on the Asbestos Removal at 717 Grand Avenue, former YWCA, and take the necessary actions as required by Iowa Code to authorize a contract for construction of the proposed project. The project includes removal of asbestos containing materials at the former YWCA building prior to demolition.

FISCAL IMPACT:

Amount: \$119,523 Construction Contract (\$250,000 City Engineer's Estimate)

Funding Source: 2011 Operate Budget, YWCA Acquisition, OPR187, Page 56, being: Economic Development Enterprise Account to be reimbursed with Tax Increment Funds (TIF) generated by the Downtown TIF District

ADDITIONAL INFORMATION:

On October 11, 2010, under Roll Call No. 10-1634, the City Council received and filed plans, specifications, form of contract documents, and City Engineer's estimate for the construction of the Asbestos Removal at 717 Grand Avenue former YWCA. 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 Asbestos Removal at 717 Grand Avenue, former YWCA, 25-2011-005. The improvement includes removal of asbestos containing acoustic plaster, ceiling tile, floor tile, linoleum, thermal, insulation, and thermal system insulation and roofing materials; all in accordance with the contract documents at the former YWCA

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

- REW Services Corporation, Ankeny, IA
- Lindstrom Environmental, Plymouth, MN
- New Horizons Enterprises, LLC, Kansas City, MO

ABC Abatement Co., Omaha, NE
Dore & Associates Contracting, Inc., Bay City, MI
ESA, Inc., N. Sioux City, SD
Kingston Environmental Services, Inc., Kansas City, Mo
Robinson Brothers Environmental, Inc., Waunakee, WI
Controlled Asbestos, Inc., Ankeny, IA
ICM Insulation Ltd., Des Moines, IA

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 October 26, 2010.

The City Engineer has determined that the lowest responsive, responsible bid for the construction of said improvement was submitted by REW Services Corporation in the amount of \$119,523, 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: October 11, 2010

Roll Call Number: [10-1634](#)

Action: [Ordering](#) Asbestos Removal at 717 Grand Avenue (former YWCA): Receiving of bids, (10-26-10), Setting date of hearing, (11-8-10). (Construction Estimate - \$250,000). ([Council Communication No. 10-611](#)) Moved by Hensley to adopt. Motion Carried 7-0.

Date: August 9, 2010

Roll Call Number: [10-1326](#)

Action: [Regarding](#) purchase of the YWCA Property for \$490,000. ([Council Communication No. 10-504](#)) Moved by Hensley to approve the amendment to the purchase price for the YWCA property as identified above, to approve closing on the purchase of the properties owned by the YWCA and by the Estate of Charles W. Rogg, and to authorize the City Manager to proceed with preparation of a contract and specifications and soliciting bids for the demolition of the YWCA building; also refer to City Manager to report on a timeline and plan for the building. 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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