 <p style="text-align: center;">Council Communication Office of the City Manager</p>	Date: October 24, 2016
	Agenda Item No. 57 Roll Call No. <u>16-1864</u> Communication No. <u>16-610</u> Submitted by: Benjamin R. Page, Park and Recreation Director, and Pamela S. Cooksey, P.E., City Engineer

AGENDA HEADING:

Hearing on Allen Park Community Garden Redevelopment: Resolution approving plans, specifications, form of contract documents, engineer’s estimate, receive and file bids, and designating lowest responsible bidder as Koester Construction Company, Inc., Paul Koester, President, \$123,982.

SYNOPSIS:

This is a public hearing to allow for public input on the Allen Park Community Garden Redevelopment and take the necessary actions as required by Iowa Code to authorize a contract for construction of the proposed project. The project includes the construction of Allen Community Gardens which includes raised planter beds, irrigation system, walking paths, and fencing.

FISCAL IMPACT:

Amount: \$123,982 Construction Contract (\$140,000 City Engineer's Estimate)

Funding Source: 2016-2017 CIP, Page Park – 10, Park Improvements, PK137, G. O. Bonds

ADDITIONAL INFORMATION:

On June 27, 2016, by Roll Call No. 16-1052, the City Council approved a donation agreement that allowed the developer of Eagle View Lofts to perform site grading work at Allen Park in preparation for the Allen Park Community Garden Redevelopment project improvements proposed as part of this action. The site grading work that was part of the donation agreement has been successfully completed and the grading work is being presented to City Council on October 24, 2016 for acceptance.

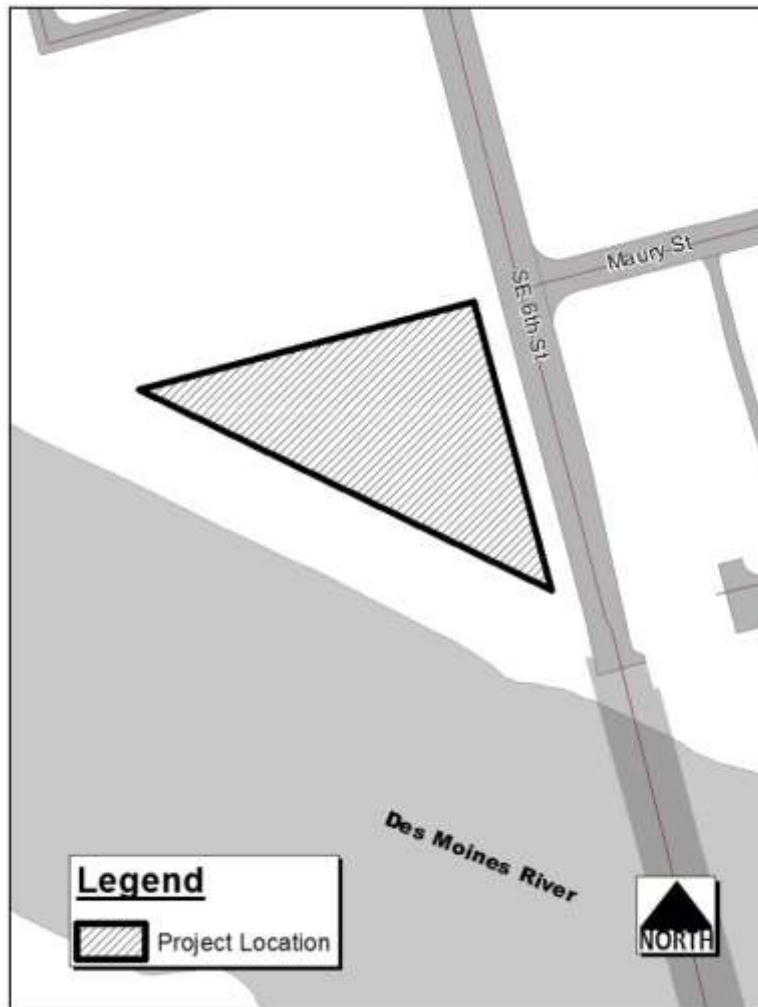
On September 26, 2016, under Roll Call No. 16-1590, the City Council received and filed plans, specifications, form of contract documents, and City Engineer's estimate for the construction of the Allen Park Community Garden Redevelopment. Before the City Council can enter into a contract, it must hold a public hearing and approve the proposed plans, specifications, and form of contract documents and engineer's estimate for the construction of the Allen Park Community Garden Redevelopment, 11-2015-007. The improvement includes construction of Allen Community Gardens that includes fine grading, fence, an irrigation system and hydrants, an aggregate walking surface, placing and filling raised planter beds, site restoration, and other associated work and incidental items; all in accordance with the contract documents, including Plan File Nos. 576-109/117, located at 800 S.E. 6th Street in Des Moines, Iowa.

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

Koester Construction Company, Inc., Grimes, IA
Miner Hardscape, LLC, Granger, IA
Jasper Construction Services, Inc., Newton, IA
Minturn, Inc., Brooklyn, IA

The bids were received and opened at a public meeting presided over by the City Engineer in the Shijiazhuang Room, 2nd Floor, City Administration Building, 400 E. Court Avenue, Des Moines, Iowa at 11:00 a.m. on October 11, 2016.

The City Engineer has determined that the lowest responsive, responsible bid for the construction of said improvement was submitted by Koester Construction Company, Inc., Paul Koester, President, 3050 S.E. Enterprise Drive, Suite A, Grimes, IA, 50111 in the amount of \$123,982, 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: September 26, 2016

Roll Call Number: [16-1590](#)

Action: Ordering construction of the following:

- (A) [Allen](#) Park Community Garden Redevelopment: Receiving of bids, (10-11-16), Setting date of hearing, (10-24-16). Construction estimate, \$140,000. ([Council Communication No. 16-553](#)). Moved by Gray to adopt. Motion Carried 6-1. Absent: Hensley.

BOARD/COMMISSION ACTION(S):

Board: Urban Design Review Board

Date: September 25, 2015

Resolution Number: N/A

Action: Approval of final design as presented.

Board: Park and Recreation Board

Date: September 22, 2015

Resolution Number: 15-064

Action: Approve a recommendation that City Council vacate and convey an estimated 0.63-acres of Allen Park, located at 806 S.E. 6th Street, to Eagle View Lofts, LLC for \$1.00, in exchange for a perpetual easement for the use of 10 parking spaces dedicated for Allen Park users on a parking lot constructed and maintained by Eagle View Lofts, LLC and accept the donation of the grading of Allen Park to prepare for community gardens. Motion by Feltner to approve the Allen Park land vacation and conveyance, Second by Woodard, Motion carried.

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

Partial payments to the contractor and final acceptance of work.

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