 <p style="text-align: center;">Council Communication Office of the City Manager</p>	Date:	December 19, 2016
	Agenda Item No.	58
	Roll Call No.	<u>16-2200</u>
	Communication No.	<u>16-714</u>
	Submitted by:	Pamela S. Cooksey, P.E., City Engineer

AGENDA HEADING:

Hearing on 5th & Walnut Parking Garage Closure: 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, \$22,500.

SYNOPSIS:

This is a public hearing to allow for public input on the 5th & Walnut Parking Garage Closure and to take the necessary actions as required by Iowa Code to authorize a contract for construction of the proposed project. This project will provide perimeter security to close the 5th & Walnut Parking Garage from public access.

FISCAL IMPACT:

Amount: \$22,500 Construction Contract (\$31,000 City Engineer's Estimate)

Funding Source: 2016-2017 CIP, Page Parking – 5, 5th and Walnut Demolition, PG033, Tax Increment Funds

ADDITIONAL INFORMATION:

On November 7, 2016, under Roll Call No. 16-1887, the City Council received and filed plans, specifications, form of contract documents, and City Engineer's estimate for the construction of the 5th & Walnut Parking Garage Closure. 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 5th & Walnut Parking Garage Closure, 04-2017-007. The improvement includes the placement of a perimeter wall, signs, window protection, access doors to close the 5th & Walnut Parking Garage to public access, painted wall and door in the skywalk and other incidental items; all in accordance with the contract documents, including Plan File Nos. 576-171/174, located at the 5th & Walnut Parking Garage, 225 5th Avenue, Des Moines, Iowa.

The 5th & Walnut Parking Garage will close on January 15, 2017 for approximately a year or longer until the garage can be demolished or rehabilitated.

The public hearing on the plans, specifications, form of contract documents, and Engineer’s estimate of construction cost for said improvement was set for December 5, 2016 at 5:00 p.m. in the City

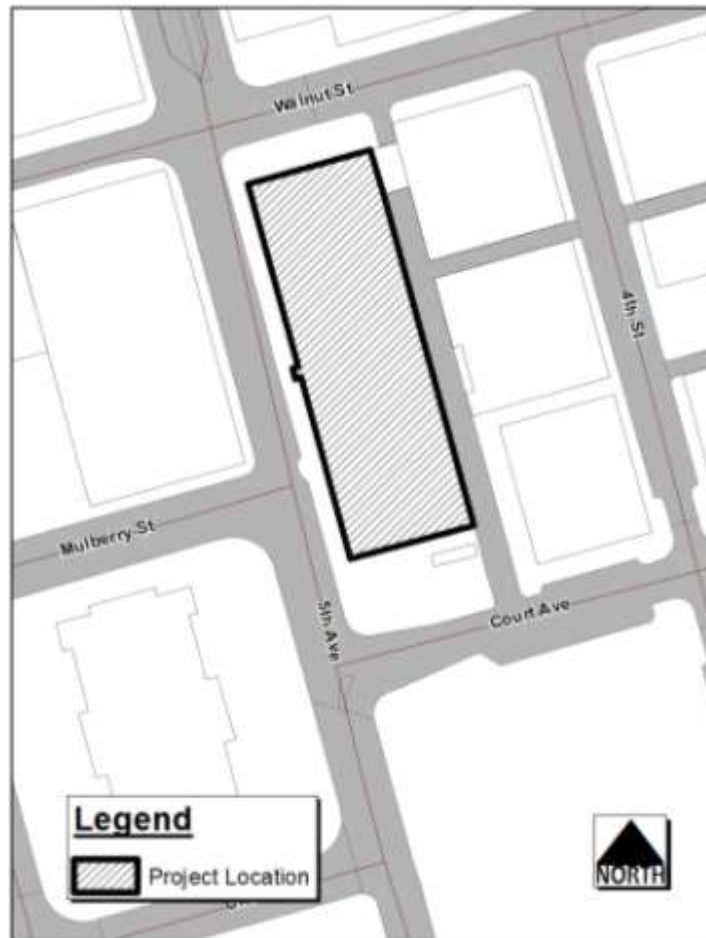
Council Chambers. The City Council continued the public hearing to the December 19, 2016 City Council meeting, and referred to the City Manager for review and recommendation regarding options for the garage.

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

- Koester Construction Company, Inc., Grimes, IA
- Bergstrom Construction, Inc., Des Moines, IA
- Trinity Construction Group, Des Moines, IA - Bid read under advisement
- Jasper Construction Services, Inc., Newton, IA
- Iowa State Contractors, Inc., Ottumwa, IA - Bid not read
- Ball Team, LLC, Urbandale, IA - Bid not read

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 November 22, 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 SE Enterprise Drive, Suite A, Grimes, IA, 50111 in the amount of \$22,500, 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: December 5, 2016

Roll Call Number: [16-2117](#)

Action: [On](#) 5th & Walnut Parking Garage closure: Resolution approving plans, specifications, form of contract documents, Engineer's Estimate and designating lowest responsible bidder as Koester Construction Company, Inc. (Paul Koester, President), \$22,500. ([Council Communication No. 16-688](#)) Moved by Hensley to refer to the City Manager for review and recommendation regarding options for the garage and to continue to the December 19, 2016 meeting. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S): NONE

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

Partial payments to the contractor and final acceptance of work.

For more information on this and other agenda items, please call the City Clerk's Office at 515-283-4209 or visit the Clerk's Office on the first floor of City Administration Building, 400 E. Court Avenue Ste.116. Council agendas are available to the public at the City Clerk's Office on Thursday afternoon preceding Monday's Council meeting. Citizens can also request to receive meeting notices and agendas by email by calling the Clerk's Office or sending their request via email to cityclerk@dmgov.org.