


COUNCIL COMMUNICATION

	Number:	26-006	Meeting:	January 12, 2026
	Agenda Item:	7f	Roll Call:	26-0018
	Submitted by:	Steven L. Naber, P.E., City Engineer		

AGENDA HEADING:

Ordering construction of the following: Skywalk 2Ca, 2C-2D and 2C-3C Exterior Improvements - Receiving bids, (1-27-26), and Setting date of hearing, (2-23-26). (Construction Estimate - \$300,000).

SYNOPSIS:

Recommend the City Council order construction of the improvement and set dates to receive bids and hold a public hearing, as required by Iowa Code, utilizing the method of financing referenced below. This project includes exterior improvements to Skywalks 2Ca, 2C-2D, and 2C-3C, located along 3rd Avenue between Walnut Street and the 3rd & Court Parking Garage, including repainting all exterior structural steel, adding snow bar guards to prevent sudden and potentially dangerous releases of snow and ice, and installing flashing for the gutter portion of the roof to help waterproof the roof structure. This project also includes installation of new fire doors in Skywalk 4E-4F, crossing Grand Avenue between 4th Street and 5th Avenue.

FISCAL IMPACT:

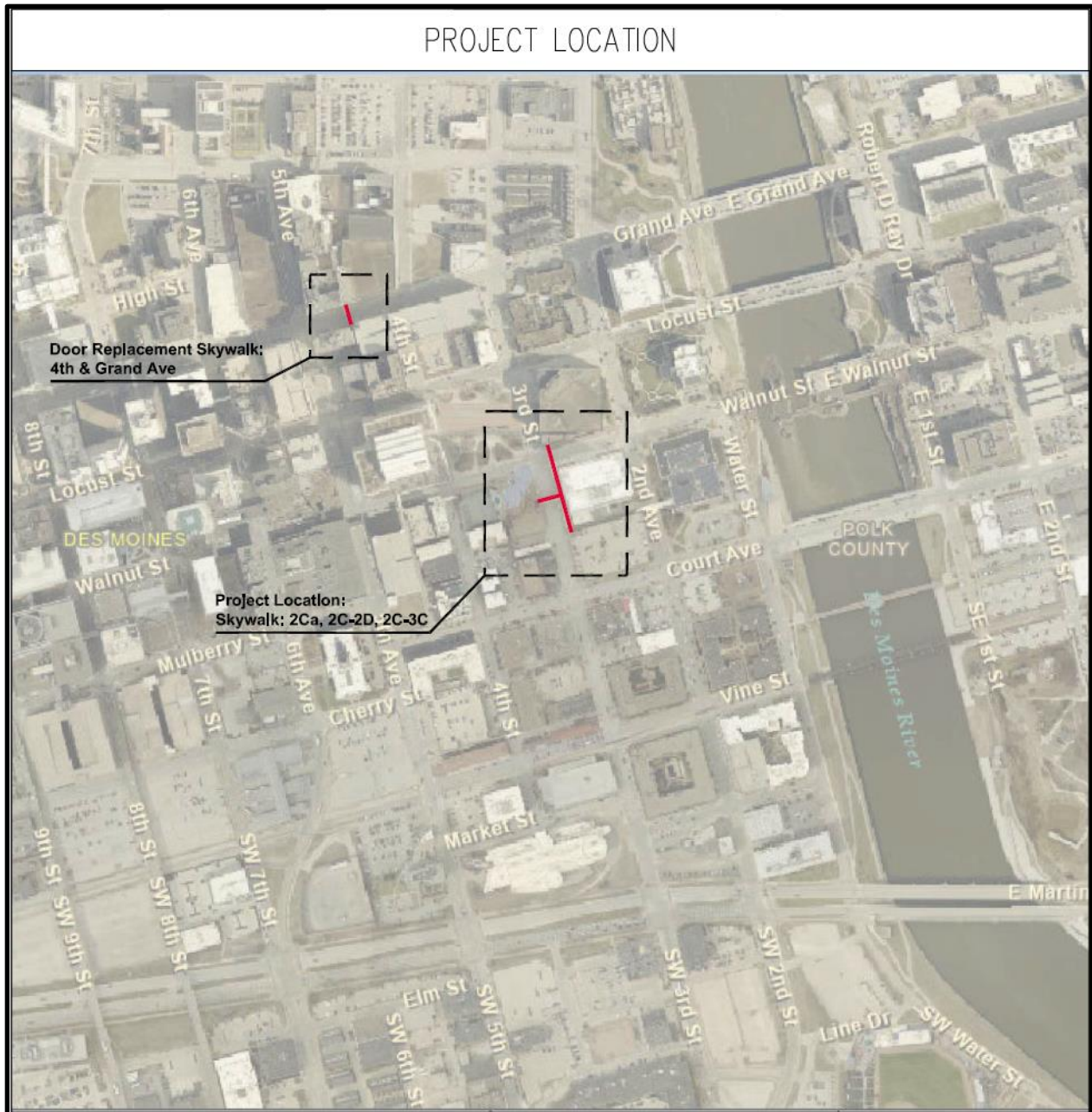
Amount: \$300,000 City Engineer's Estimate

Funding Source: Fiscal Year (FY) 2025-2026 Capital Improvement Program (CIP), Page 169, Skywalk System, SW094, Tax Increment Funding (TIF) Bonds

ADDITIONAL INFORMATION:

- The Engineering Department has prepared plans, specifications, form of contract documents, and City Engineer's estimate for the construction of the Skywalk 2Ca, 2C-2D and 2C-3C Exterior Improvements, Activity ID 10-2024-006. This project will modify the existing roof and gutter system, install new snow bar guards along the roof, abrade and repaint all exterior steel on Skywalk 2Ca, 2C-2D and 2C-3C above 3rd Avenue. This skywalk spans from the Civic Center to the 3rd & Court parking garage and connects to the Neal Smith Federal Building, as well as The Plaza building located on the southwest corner of 3rd and Walnut Streets. This project will also replace the fire doors in the skywalk that traverses Grand Avenue between 4th Street and 5th Avenue, all in accordance with the contract documents including Plan File No. 671-169/177, Skywalk 2Ca, 2C-2D and 2C-3C located above 3rd Avenue between Walnut Street and Court Avenue and other locations directed by the City Engineer.

- The estimated construction cost is \$300,000. The proposed plans, specifications, and form of contract documents are available for public inspection in the Des Moines City Engineer's Office.
- This project is anticipated to begin in spring of 2026 and be completed in summer of 2026.



PREVIOUS COUNCIL ACTION(S): NONE

BOARD/COMMISSION ACTION(S): NONE

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

Anticipated actions include public hearing, receive and file bids, designate lowest bidder, and approve contract and bond; also partial payments to the contractor and final acceptance of work.

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