

DATE May 19, 2008

PUBLIC HEARING, APPROVING PLANS, SPECIFICATIONS, FORM OF CONTRACT DOCUMENTS, AND ENGINEER'S ESTIMATE ON FIRE STATION NO. 4 RENOVATION: ALTERNATE A, WHICH INCLUDES THE SOLAR WATER HEATER ALTERNATES; RECEIVE AND FILE BIDS; AND DESIGNATION OF LOWEST RESPONSIVE, RESPONSIBLE BIDDER AS RUSSELL CONSTRUCTION CO., INC., JAMES V. RUSSELL, PRESIDENT, \$511,762.00

WHEREAS, on May 5, 2008, under Roll Call No. 08-823, the City Council continued further action to the May 19th Council Meeting and referred the item to the City Manager to further investigate solar options on: ALTERNATE A, which includes the \$30,862 alternate for the solar water heating system and the \$4,500 alternate for the energy monitoring system for solar water heating system on Fire Station No. 4 Renovation: Resolution approving plans, specifications, form of contract documents, Engineer's Estimate and designating lowest responsible bidder as Russell Construction Co., Inc., (James V. Russell, President), \$511,762.

WHEREAS, on March 24, 2008, under Roll Call No. 08-462, plans, specifications, form of contract documents, and Jurisdictional Engineer's estimate of construction cost were filed with the City Clerk, for the construction of the following improvement:

Fire Station No. 4 Renovation: Alternate A, which INCLUDES the Solar Water Heater Alternates, 10-2008-003

The improvement includes renovation of an existing station containing approximately 8,200 S.F. including but not limited to fire sprinkler system, updated fire alarm system, kitchen remodel, replacement of all light fixtures, painting through-out, parking lot replacement, add captains quarters within sleeping area, add partitions between beds, restroom renovations, upgrade two HVAC units, solar hot water system, partial window replacement, interior door replacement, and terazzo restoration & cleaning; all in accordance with the contract documents including Plan File Nos. 475-131/150 at Fire Station No. 4, 917 University Avenue, Des Moines, Iowa

WHEREAS, notice of the hearing on the plans, specifications, form of contract documents, and Engineer's estimate of construction cost was published as required by law.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA: That the hearing on the plans, specifications, form of contract documents, and Jurisdictional Engineer's estimate of construction cost for said improvement be closed; and that said plans, specifications, form of contract documents, and Jurisdictional Engineer's estimate of construction cost are hereby approved as the plans, specifications, form of contract documents, and Jurisdictional Engineer's estimate of construction cost for said improvement.

BE IT FURTHER RESOLVED: That sealed bids for said improvement were submitted by the following bidders:

- | | |
|----------------------------------|---------------------|
| Russell Construction Co., Inc. | Clive, IA |
| Prostruct Construction, Inc. | West Des Moines, IA |
| Rochon Corporation of Iowa, Inc. | Urbandale, IA |
| Venter Spooner, Inc. | Johnston, IA |

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which were received and opened at a public meeting presided over by the Jurisdictional Engineer in the City Council Chambers, 2nd Floor, City Hall, 400 Robert D. Ray Drive, Des Moines, Iowa at 11:00 a.m. on April 22, 2008. Said bids and the attached tabulation of bids for said improvement be and are hereby received and filed.

BE IT FURTHER RESOLVED: That the Jurisdictional Engineer has determined that the lowest responsive, responsible bid for the construction of said improvement including Bid Alternate Nos. 3 and 4 was submitted by Russell Construction Co., Inc., James V. Russell, President, 1840 NW 118th Street, Suite 100, Clive, IA, 50325 in the total amount of \$511,762.00, and said bid be and the same is hereby accepted. Staff is hereby directed to proceed with value engineering of the solar water heating system in accordance with the Council Communication.

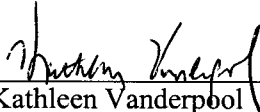
BE IT FURTHER RESOLVED: That the bid security of the unsuccessful bidders be and is hereby authorized and directed to be returned.

BE IT FURTHER RESOLVED: That the Jurisdictional Engineer is hereby directed to secure execution by the lowest responsible, responsive Bidder and its surety of the contract documents in the form heretofore approved by this Council; that the Jurisdictional Engineer is directed to thereafter present said contract documents to this Council for approval and authorization to the Mayor to sign; and that no contract shall be deemed to exist between the City of Des Moines and said Bidder until said contract has been executed by the Bidder, and shall have been approved by this Council and executed by the Mayor and attested to by the City Clerk.

(City Council Communication Number 08-311 attached.)

Moved by _____ to adopt.

FORM APPROVED:


 Kathleen Vanderpool
 Deputy City Attorney

FUNDS AVAILABLE


 Allen McKinley
 Des Moines Finance Director

Funding Source: 2007-2008 CIP, Page Fire-7, Fire Station Remodeling, FIR016, Being: \$261,400 in available G. O. Bonds with \$215,000 from bonds to be issued

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
HENSLEY				
KIERNAN				
MAHAFFEY				
MEYER				
VCLASSIS				
TOTAL				

MOTION CARRIED APPROVED

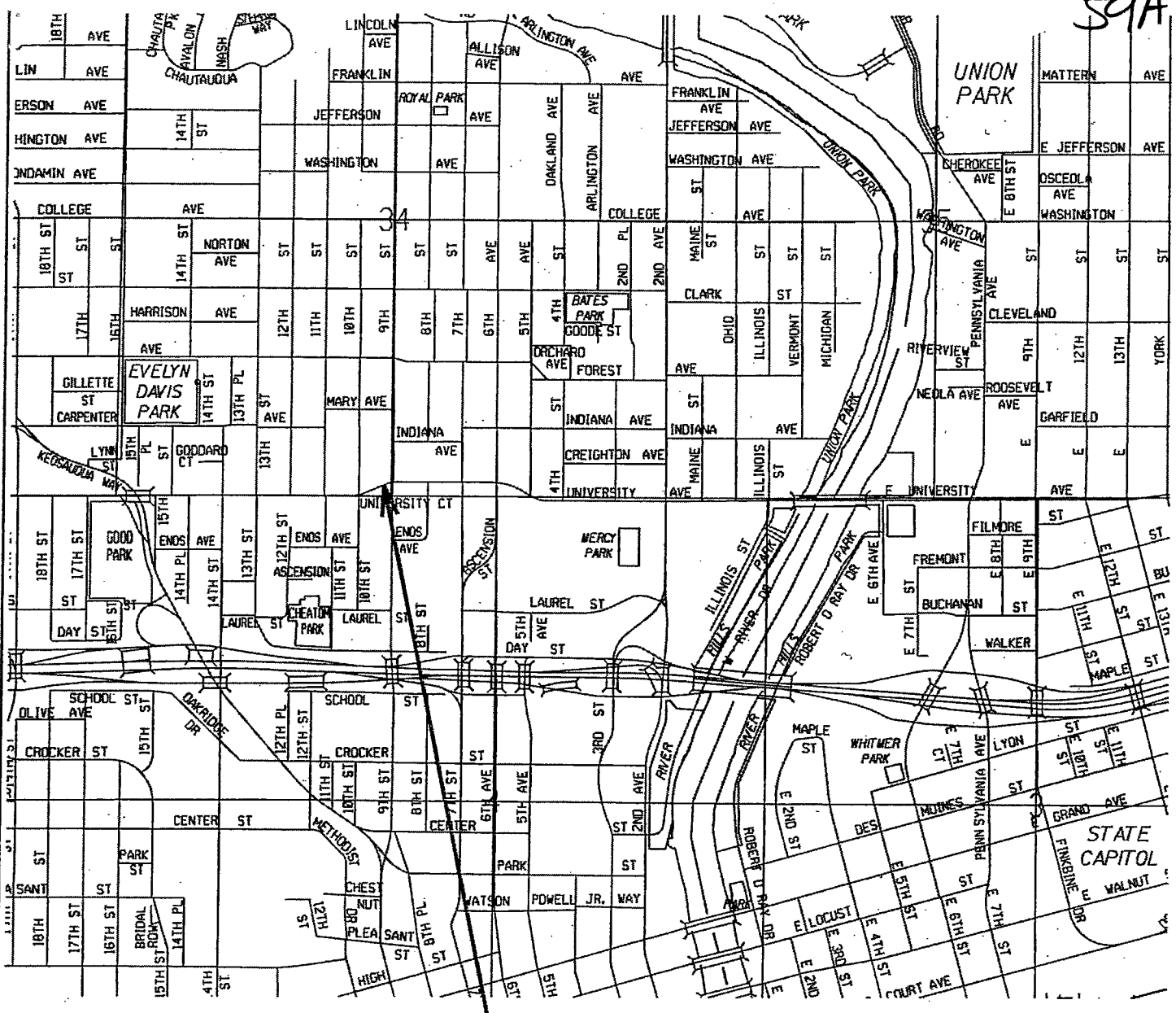
Mayor

I, Diane Rauh, City Clerk of said City Council, hereby certify that at a meeting of the City Council, held on the above date, among other proceedings the above was adopted.

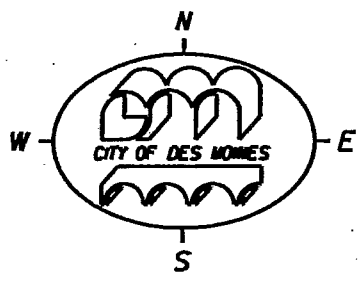
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

City Clerk

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**PROJECT
LOCATION**



**FIRE STATION NO. 4 RENOVATION
ACTIVITY I.D. 10-2008-003**

TABULATED BY: Project Engineer
CHECKED BY: *[Signature]*
APPROVED BY: *John F. McKen*

CONTRACTOR'S BID TABULATION
PROJECT: FIRE STATION NO. 4 RENOVATIONS

ESTIMATE

ITEM	DESCRIPTION	AMOUNT	Russell Construction Co. Clive	Prostruct Construction West Des Moines	Rochon Corp of Iowa Urbandale	Venter Spooner, Inc. Johnston
Base Bid	Fire Station No. 4 Renovations, complete as specified	\$439,350.00	10% Bid Bond BID PRICE AMOUNT \$476,400.00	10% Bid Bond BID PRICE AMOUNT \$539,127.00	10% Bid Bond BID PRICE AMOUNT \$564,000.00	10% Bid Bond BID PRICE AMOUNT \$582,000.00
	TOTAL BASE BID	\$439,350.00	\$476,400.00	\$539,127.00	\$564,000.00	\$582,000.00
Alternate No. 1	Repaing of the 8" thick concrete approach and apron on the North side of the building, Complete as Specified	Add \$5,200.00	Add \$5,894.00	Add \$4,610.00	Add \$5,700.00	Add \$5,800.00
Alternate No. 2	Renovation of the existing masonry tower for the purpose of creating a fire fighter training area as detailed on the drawings, complete as specified.	Add \$26,000.00	Add \$17,764.00	Add \$19,700.00	Add \$19,700.00	Add \$30,000.00
Alternate No. 3	Furnish and install a complete solar water heating system, complete as specified.	Add \$17,000.00	Add \$30,862.00	Add \$39,200.00	Add \$32,000.00	Add \$33,000.00
Alternate No. 4	Furnish and install an energy monitoring system as shown for the solar water heating system provided in Alternate No. 3, complete as specified.	Add \$2,000.00	Add \$4,500.00	Add \$6,300.00	Add \$4,500.00	Add \$4,500.00
		\$458,350.00	\$511,762.00 +11.65% Low	\$584,627.00 +27.55%	\$600,500.00 +31.01%	\$619,500.00 +35.16%

STAFF RECOMMENDS ACCEPTANCE OF
TOTAL BASE BID PLUS ALTERNATES No. 3 & No. 4
PERCENT OF ENGINEER'S ESTIMATE

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