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DATE February 28, 2011

PUBLIC HEARING, APPROVING PLANS, SPECIFICATIONS, FORM OF CONTRACT DOCUMENTS, AND ENGINEER'S ESTIMATE ON FIRE DEPARTMENT TRAINING AND LOGISTICS FACILITY; RECEIVE AND FILE BIDS; AND DESIGNATION OF LOWEST RESPONSIVE, RESPONSIBLE BIDDER AS DEAN SNYDER CONSTRUCTION CO., DON SNYDER, PRESIDENT, \$8,130,000.00

WHEREAS, on January 10, 2011, under Roll Call No. 11-0008, 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 Department Training and Logistics Facility, 10-2009-013

I-JOBS II Targeted Disaster Relief Grant

The improvement includes construction of a 54,000 SF new facility for Fire Department training, logistics, maintenance, warehouse, and administrative offices; all work in accordance with the contract documents including Plan File Nos. 501-001/103, at 2715 Dean 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.

WHEREAS, on February 15, 2011, sealed bids for said improvement were received and opened at a public meeting presided over by the City Engineer. Upon evaluation of the bid received from Dean Snyder Construction Company, Don Snyder, President, 5151 SE Rio Court, Ankeny, Iowa, Staff discovered that on the Proposal: Part F Item 1 - Identity of Subcontractors, the Bidder certified McAninch Corporation would be utilized to complete the sitework; and

WHEREAS, on February 22, 2011 the Subcontractor Request submitted by Dean Snyder Construction to the Engineering Department indicated the Subcontractor to perform the sitework would be Elder Corporation rather than McAninch Corporation; and

WHEREAS, Engineering Department Staff contacted Dean Snyder Company, who has provided a letter dated February 22, 2011 which states that Dean Snyder Company, made a clerical error when documenting its subcontractors over \$25,000. Bids were to be submitted to the City prior to 11:00 a.m. on February 15, 2011. At 10:40 a.m. on February 15, 2011 the quote provided by McAninch Corporation was the lowest sitework quote at \$396,950, and office staff at Dean Snyder Construction Company contacted their representative attending the bid opening and provided the McAninch Corporation and the amount of \$396,950 to be included on Part F Item 1 of the Proposal. Then at 10:51 a.m. Dean Snyder Company received a quote from Elder Corporation in the amount of \$374,879.75 and office staff contacted their representative and provided the amount of \$374,879.75 to be included in their final bid; however the subcontractor name and amount was not revised on the Proposal; and after further review, the Engineering and Legal Departments have determined that this was a clerical error that could be waived by the City Council.



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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 the City Council concurs in the recommendation of the Engineering Department and the Legal Department regarding the bid submitted by Dean Snyder Construction Co., waives said minor irregularity, and hereby receives the bid submitted by Dean Snyder Construction Co..

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

- Dean Snyder Construction Co. Ankeny, IA
- Kraemer Brothers, LLC Plain, WI
- The Hansen Company, Inc. Johnston, IA
- Rochon Corporation of Iowa, Inc. Urbandale, IA
- Oakview dck, LLC Red Oak, IA
- Straub Construction Company, Inc. Shawnee, KS
- Neumann Brothers, Inc. Des Moines, IA
- Larson & Larson Construction LLC Urbandale, IA
- Jensen Builders Ltd. Ames, IA
- Betts & Beer Construction Adair, IA
- Baxter Construction Company Fort Madison, IA

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 February 15, 2011. Said bids and the attached tabulation of bids for said improvement be and are hereby received and filed.



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BE IT FURTHER RESOLVED: That the Jurisdictional Engineer has determined that the lowest responsive, responsible bid for the construction of said improvement was submitted by Dean Snyder Construction Co., Don Snyder, President, 5151 SE Rio Court, Ankeny, IA, 50021 in the amount of \$8,130,000.00, and said bid be and the same is hereby accepted.

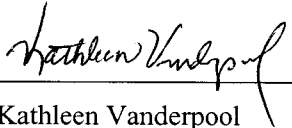
BE IT FURTHER RESOLVED: That the bid security of the unsuccessful bidders be and is hereby authorized and directed to be returned.

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 11-112 attached.)

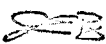
Moved by _____ to adopt.

FORM APPROVED:


Kathleen Vanderpool
Deputy City Attorney

FUNDS AVAILABLE


Allen McKinley
Des Moines Finance Director

 Funding Source: 2010-2011 CIP, Page Fire-8, Maintenance/Logistics & Training Campus, FIR038, Being: \$3,000,000 in I-JOBS II Targeted Disaster Relief Grant funds, and the remaining \$5,130,000 in Tax Increment Bonds issued from FIR038

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GRIESS				
HENSLEY				
MAHAFFEY				
MEYER				
MOORE				
TOTAL				

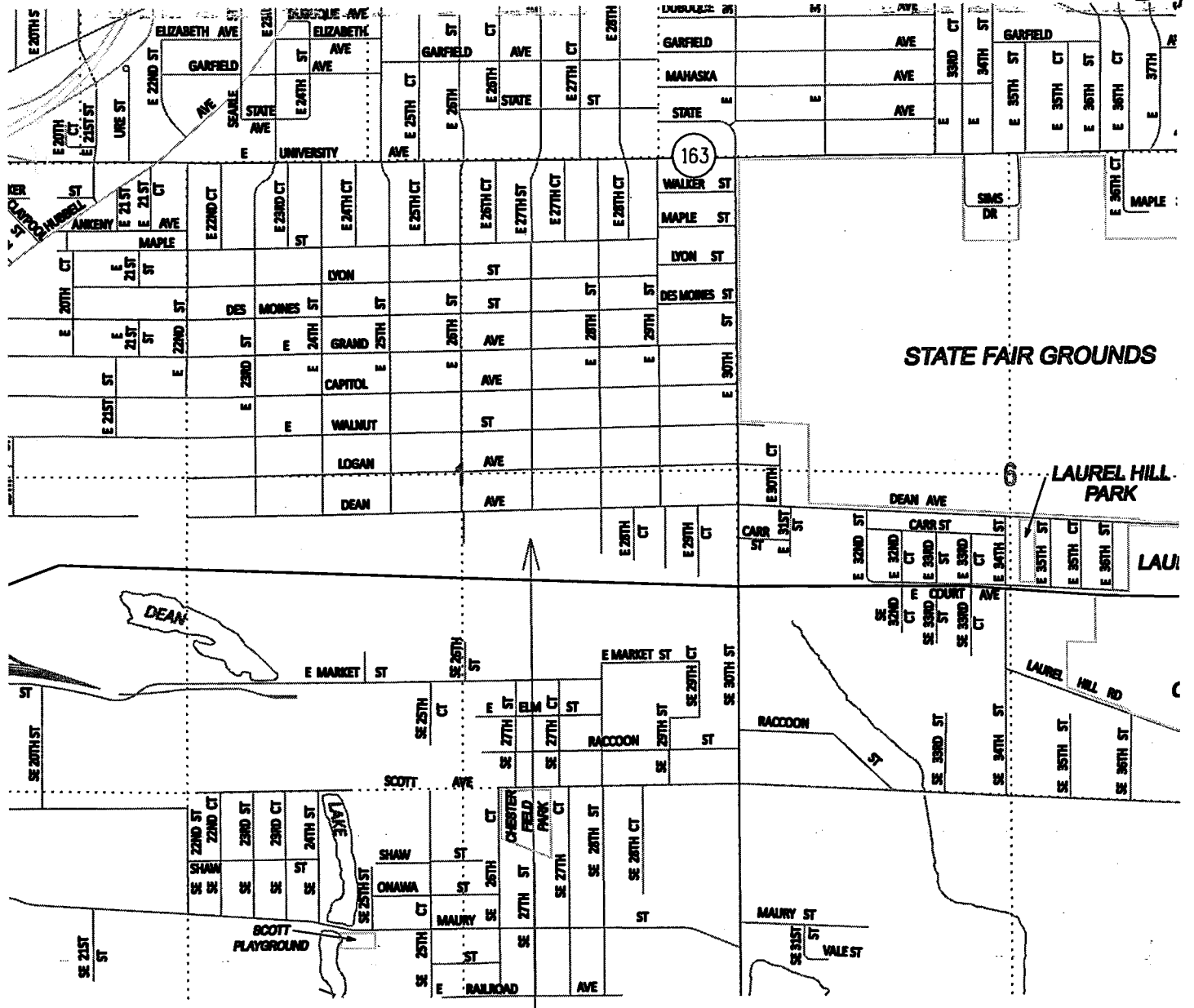
MOTION CARRIED APPROVED

Mayor

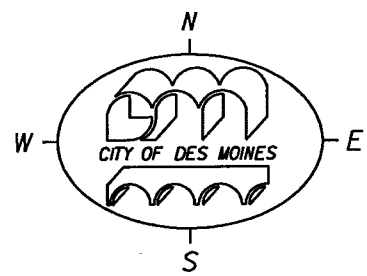
I, Diane Rauh, City Clerk of said City Council, hereby certify that at a meeting of the City Council, held on the above date, among other proceedings the above was adopted.

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

City Clerk



PROPERTY
LOCATION



FIRE DEPARTMENT TRAINING
AND LOGISTICS FACILITY
ACTIVITY I.D. 10-2009-013

TABULATED BY: Jill Jenney APPROVED BY: *R.D. Groot*
 CHECKED BY: *D. Jensen*

CONTRACTOR'S BID TABULATION
PROJECT: FIRE DEPARTMENT TRAINING AND LOGISTICS FACILITY

ESTIMATE

ITEM	DESCRIPTION	AMOUNT
1	Described in Contract Documents, Fire Department Training and Logistics Facility, Complete as Specified.	\$8,573,000.00
ALLOWANCE		
1	Include fee for purchase and delivery of electronic submittal services	\$6,000.00
2	Include cost for I-Jobs sign	\$1,000.00
TOTAL BASE BID PLUS ALLOWANCES =		\$8,580,000.00
ALTERNATE		
1	Provide 72 hour fuel tank in lieu of 24 hr tank as specified for the emergency generator	\$50,000.00
2	Expansion of one additional Maintenance Bay	\$270,000.00
TOTAL BASE BID PLUS ALLOWANCES AND ANY ALTERNATES =		\$8,900,000.00
UNIT PRICE		
1	Excavate existing soils at five feet beyond the building foot print and haul offsite as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$10.00
2	Provide engineered fill for the replacement of existing soils at five feet beyond the building foot print as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$15.00
3	Remove unacceptable soils, debris, and potential rubble below required excavation as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$30.00
4	Provide additional boreholes, piping, and grout.	\$9.60
5	Provide additional horizontal piping, trenching, and backfill.	\$8.00
TOTAL BASE BID PLUS ALLOWANCES AND ANY ALTERNATES SELECTED BY THE CITY =		\$8,630,000.00
PERCENT OF ENGINEER'S ESTIMATE =		-5.79%

Dean Snyder Construction Co. Ankeny, IA	Kraemer Brothers, LLC Plain, WI	Hansen Company, Inc Johnston, IA
BID SECURITY 10% Bid Bond BID PRICE	BID SECURITY 10% Bid Bond BID PRICE	BID SECURITY 10% Bid Bond BID PRICE
AMOUNT \$8,099,000.00	AMOUNT \$8,146,000.00	AMOUNT \$8,195,000.00
\$6,000.00	\$6,000.00	\$6,000.00
\$1,000.00	\$1,000.00	\$1,000.00
\$8,106,000.00	\$8,153,000.00	\$8,202,000.00
Add \$24,000.00	\$26,000.00	\$11,000.00
Add \$284,000.00	\$290,000.00	\$311,500.00
\$8,414,000.00	\$8,469,000.00	\$8,524,500.00
\$11.00	\$19.00	\$40.00
\$22.00	\$23.00	\$60.00
\$33.00	\$33.00	\$60.00
\$9.60	\$9.00	\$8.00
\$2.20	\$7.00	\$15.00
\$8,130,000.00	\$8,179,000.00	\$8,213,000.00
-5.79%	-5.23%	-4.83%
Low		

STAFF RECOMMENDS ACCEPTANCE OF THE BASE BID PLUS ALLOWANCES AND ALTERNATE NO. 1

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TABULATED BY: Jill Tenney
CHECKED BY: *[Signature]*
APPROVED BY: *R. De Groot*

CONTRACTOR'S BID TABULATION
PROJECT: FIRE DEPARTMENT TRAINING AND LOGISTICS FACILITY

ESTIMATE

ITEM	DESCRIPTION	AMOUNT	Rochon Corporation of Iowa, Inc. Urbandale, IA	Oakview dck LLC Red Oak, IA	Straub Construction Company, Inc. Shawnee, KS
1	Described in Contract Documents, Fire Department Training and Logistics Facility, Complete as Specified.	\$8,573,000.00	\$8,229,000.00	\$8,272,000.00	\$8,289,000.00
ALLOWANCE					
1	Include fee for purchase and delivery of electronic submittal services	\$6,000.00	\$6,000.00	\$6,000.00	\$6,000.00
2	Include cost for I-Jobs sign	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00
TOTAL BASE BID PLUS ALLOWANCES =		\$8,580,000.00	\$8,236,000.00	\$8,279,000.00	\$8,296,000.00
ALTERNATE					
1	Provide 72 hour fuel tank in lieu of 24 hr tank as specified for the emergency generator	\$50,000.00	Add \$10,500.00	\$26,000.00	\$10,500.00
2	Expansion of one additional Maintenance Bay	\$270,000.00	Add \$269,000.00	\$256,000.00	\$263,189.00
TOTAL BASE BID PLUS ALLOWANCES AND ANY ALTERNATES =		\$8,900,000.00	\$8,515,500.00	\$8,561,000.00	\$8,569,689.00
UNIT PRICE					
1	Excavate existing soils at five feet beyond the building foot print and haul offsite as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$10.00	\$14.00	\$14.00	\$15.00
2	Provide engineered fill for the replacement of existing soils at five feet beyond the building foot print as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$15.00	\$16.00	\$17.00	\$20.00
3	Remove unacceptable soils, debris, and potential rubble below required excavation as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$30.00	\$23.00	\$25.00	\$28.00
4	Provide additional boreholes, piping, and grout.	\$12.00	\$7.00	\$10.00	\$10.00
5	Provide additional horizontal piping, trenching, and backfill.	\$8.00	\$14.00	\$2.30	\$40.00
TOTAL BASE BID PLUS ALLOWANCES AND ANY ALTERNATES SELECTED BY THE CITY =		\$8,630,000.00	\$8,246,500.00	\$8,305,000.00	\$8,306,500.00
PERCENT OF ENGINEER'S ESTIMATE			-4.44%	-3.77%	-3.75%

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TABULATED BY: Jill Tenney
CHECKED BY: *[Signature]*
APPROVED BY: *[Signature]* R. De Groot

Bid Date: 02-15-2011

CONTRACTOR'S BID TABULATION
PROJECT: FIRE DEPARTMENT TRAINING AND LOGISTICS FACILITY

ESTIMATE

ITEM	DESCRIPTION	AMOUNT	Neumann Brothers, Inc Des Moines, IA	Larson & Larson Construction, LLC Des Moines, IA	Jensen Builders Ltd. Ames, IA
1	Described in Contract Documents, Fire Department Training and Logistics Facility, Complete as Specified.	\$8,573,000.00	\$8,453,000.00	\$8,488,000.00	\$8,502,000.00
ALLOWANCE					
1	Include fee for purchase and delivery of electronic submittal services	\$6,000.00	\$6,000.00	\$6,000.00	\$6,000.00
2	Include cost for I-Jobs sign	\$1,000.00	\$1,000.00	\$1,000.00	\$1,000.00
TOTAL BASE BID PLUS ALLOWANCES =		\$8,580,000.00	\$8,460,000.00	\$8,495,000.00	\$8,509,000.00
ALTERNATE					
1	Provide 72 hour fuel tank in lieu of 24 hr tank as specified for the emergency generator	\$50,000.00	Add	\$12,000.00	\$10,600.00
2	Expansion of one additional Maintenance Bay	\$270,000.00	Add	\$263,000.00	\$302,000.00
TOTAL BASE BID PLUS ALLOWANCES AND ANY ALTERNATES =		\$8,900,000.00	\$8,769,300.00	\$8,770,000.00	\$8,821,600.00
UNIT PRICE					
1	Excavate existing soils at five feet beyond the building foot print and haul offsite as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated 081055055-01	\$10.00	\$12.00	\$30.00	\$12.00
2	Provide engineered fill for the replacement of existing soils at five feet beyond the building foot print as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$15.00	\$22.00	\$30.00	\$24.00
3	Remove unacceptable soils, debris, and potential rubble below required excavation as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$30.00	\$33.00	\$35.00	\$36.00
4	Provide additional boreholes, piping, and grout.	\$12.00	\$9.50	\$3,000 EA	\$12.00
5	Provide additional horizontal piping, trenching, and backfill.	\$8.00	\$17.00	\$12.00	\$10.00
TOTAL BASE BID PLUS ALLOWANCES AND ANY ALTERNATES SELECTED BY THE CITY =		\$8,630,000.00	\$8,471,300.00	\$8,507,000.00	\$8,519,600.00
PERCENT OF ENGINEER'S ESTIMATE			-1.84%	-1.43%	-1.28%

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Bid Date: 02-15-2011

TABULATED BY: Jill Tenney
CHECKED BY: *D. Tenney* APPROVED BY: *R. Lee Goot*

CONTRACTOR'S BID TABULATION
PROJECT: FIRE DEPARTMENT TRAINING AND LOGISTICS FACILITY

ESTIMATE

ITEM	DESCRIPTION	AMOUNT	AMOUNT	AMOUNT
1	Described in Contract Documents, Fire Department Training and Logistics Facility, Complete as Specified.	\$8,573,000.00	\$8,590,000.00	\$9,441,759.00
ALLOWANCE				
1	Include fee for purchase and delivery of electronic submittal services	\$6,000.00	\$6,000.00	\$6,000.00
2	Include cost for I-Jobs sign	\$1,000.00	\$1,000.00	\$1,000.00
TOTAL BASE BID PLUS ALLOWANCES =		\$8,580,000.00	\$8,597,000.00	\$9,448,759.00
ALTERNATE				
1	Provide 72 hour fuel tank in lieu of 24 hr tank as specified for the emergency generator	\$50,000.00	Add \$12,000.00	\$42,198.00
2	Expansion of one additional Maintenance Bay	\$270,000.00	Add \$262,000.00	\$229,000.00
TOTAL BASE BID PLUS ALLOWANCES AND ANY ALTERNATES =		\$8,900,000.00	\$8,871,000.00	\$9,719,957.00
UNIT PRICE				
1	Excavate existing soils at five feet beyond the building foot print and haul offsite as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated 081055055-01 dated August 27, 2010	\$10.00	\$40.00	\$12.00
2	Provide engineered fill for the replacement of existing soils at five feet beyond the building foot print as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$15.00	\$50.00	\$24.00
3	Remove unacceptable soils, debris, and potential rubble below required excavation as specified and outlined in the Geotechnical Engineering Report by Terracon, project no. 081055055-01 dated August 27, 2010	\$30.00	\$60.00	\$36.00
4	Provide additional boreholes, piping, and grout.	\$12.00	\$30.00	\$8.40
5	Provide additional horizontal piping, trenching, and backfill.	\$8.00	\$40.00	\$4.80
TOTAL BASE BID PLUS ALLOWANCES AND ANY ALTERNATES SELECTED BY THE CITY =		\$8,630,000.00	\$8,608,000.00	\$9,490,957.00
PERCENT OF ENGINEER'S ESTIMATE			-0.24%	+9.98%

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