



Roll Call Number

Agenda Item Number

67 III

Date April 11, 2016

PUBLIC HEARING, APPROVING PLANS, SPECIFICATIONS, FORM OF CONTRACT DOCUMENTS, AND ESTIMATED COST OF THE LEASE PURCHASE OF THE CITY HALL PARKING GARAGE PURSUANT TO A PROPOSED LEASE PURCHASE AGREEMENT BETWEEN THE CITY OF DES MOINES, 101 EAST GRAND PARKING, LLC, AND WEST BANK, ESTIMATED COST \$25,700,000

WHEREAS, on March 21, 2016, under Roll Call No. 16-0502, plans, specifications, form of contract documents, and estimated cost of construction were filed with the City Engineer, for the lease purchase of the following improvements:

CITY HALL PARKING GARAGE

The City Hall parking garage to be constructed for the City of Des Moines will be located in the block bounded by Robert D. Ray Drive, East 2nd Street, East Grand Avenue and East Locust Street, will accommodate approximately 535 vehicles, and will be a post-tensioned cast-in-place concrete garage with six levels including the ground level. The parking garage will include entrances and exits on both East 2nd Street and East Grand Avenue.

The City Hall parking garage will include the following. Removal of the existing asphalt parking lot and site grading. Construction of a temporary parking lot to be used by guests at the Embassy Suites. Underground storm water detention. Cast-in-place concrete stairwells, elevators and elevator lobbies on the east and west sides of the structure. Glass curtain walls on the east and west elevation. Parking control equipment, signage and pavement markings, cable barriers, storage, generator and IT rooms, natural gas fueled generator to power the elevators, parking control equipment and emergency lighting, solar panels. Lighting shall be LED. Construction of public storm and sanitary sewers, paved driveways and sidewalks, storm and sanitary sewer services. Installation of electrical and water services. All in accordance Plan File Nos. 562-008/103.

WHEREAS, notice of the hearing on the plans, specifications, form of contract documents, and estimated cost of the lease purchase was published as required by law.



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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 estimated cost of the lease purchase of said improvement be closed; and that said plans, specifications, form of contract documents, and estimated cost of construction are hereby approved as the plans, specifications, form of contract documents, and estimated cost of construction of the Lease Purchase Agreement are hereby approved.

BE IT FURTHER RESOLVED: That the City Council hereby authorizes the necessary road closures for the Project.

(City Council Communication Number 16-188 attached)

Moved by _____ to adopt.

FORM APPROVED:

FUNDS AVAILABLE

[Signature]
Kathleen Vanderpool
Deputy City Attorney

[Signature]
Daniel E. Ritter
Des Moines Finance Director

Funding Source: Parking System Revenues will be used to secure financing/pledged for payments.

Table with 5 columns: COUNCIL ACTION, YEAS, NAYS, PASS, ABSENT. Rows include COWNIE, COLEMAN, GATTO, GRAY, HENSLEY, MOORE, WESTERGAARD, and TOTAL.

MOTION CARRIED APPROVED
Mayor

CERTIFICATE

I, DIANE RAUH, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, 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