

DATE November 19, 2018

HEARING ON RIVERVIEW PARK IMPROVEMENTS;  
REJECT ALL BIDS ON RIVERVIEW PARK IMPROVEMENTS  
AND TO CLOSE THE HEARING ON THE PLANS, SPECIFICATIONS, FORM  
OF CONTRACT DOCUMENTS, AND ENGINEER'S ESTIMATE

WHEREAS, on October 22, 2018, under Roll Call No. 18-1726, plans, specifications, form of contract documents, and Engineer's estimate of construction cost were filed with the City Clerk for the construction of the following improvement:

Riverview Park Improvements, 11-2018-006

The improvement includes new Portland Cement Concrete (PCC) foundations, stairs, walkways and stage, aggregate piers, custom fabricated handrails, flagpole, signage, new electrical service, lighting, water service, fire hydrant, landscaping, surface restoration and other incidental items; all in accordance with the contract documents including Plan File Nos. 598-065/104, located at 710 Corning Street, 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; and

WHEREAS, the Des Moines City Engineer, as the Engineer, recommends rejection of all bids because there was only one bid submitted and the apparent low bid was submitted by Synergy Contracting LLC, Jesse Rognes, President, 1120 2nd Street NE, Bondurant, IA, 50035, with a base bid amount of \$886,550 which was 17.428.31% over the project estimate of \$755,000 and a base bid plus add-alternates amount of \$1,064,750 which was 18.31% over the base bid plus add-alternates estimate of \$900,000. Engineering staff contacted the other three contractors (OLP Construction, Lang Construction Group and Koester Construction) that attended the Pre-Bid meeting, and these contractors noted they waited until the day before the bid date to prepare their bids and did not have good sub-pricing that considered the phasing issues. All three contractors said that they would have bid if they had more time and should have been more proactive with their subs to better understand the phases of the project, however they just didn't get finalized pricing from their subcontractors. Therefore, the Des Moines City Engineer, as the Engineer, recommends rebidding the project during the next bidding phase with revised plans defining a more detailed scope.

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 Engineer's estimate of construction cost for said improvement be and is hereby **CLOSED**.

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

Synergy Contracting, LLC

Bondurant, IA

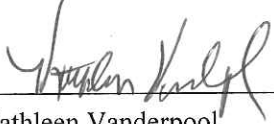
DATE November 19, 2018

which were received and opened at a public meeting presided over by the Engineer in the City Council Chambers, 2nd Floor, City Hall, 400 Robert D. Ray Drive, Des Moines, Iowa at 11:00 a.m. on November 6, 2018. Said bids and the attached tabulation of bids for said improvement be and are hereby received and filed.

BE IT FURTHER RESOLVED: That all bids for said improvement, be and the same are hereby rejected because there was only one bid submitted and the apparent low bid was submitted by Synergy Contracting LLC, Jesse Rognes, President, 1120 2nd Street NE, Bondurant, IA, 50035, with a base bid amount of \$886,550 which was 17.428.31% over the project estimate of \$755,000 and a base bid plus add-alternates amount of \$1,064,750 which was 18.31% over the base bid plus add-alternates estimate of \$900,000. Engineering staff contacted the other three contractors (OLP Construction, Lang Construction Group and Koester Construction) that attended the Pre-Bid meeting, and these contractors noted they waited until the day before the bid date to prepare their bids and did not have good sub-pricing that considered the phasing issues. All three contractors said that they would have bid if they had more time and should have been more proactive with their subs to better understand the phases of the project, however they just didn't get finalized pricing from their subcontractors. Therefore, the Des Moines City Engineer, as the Engineer, recommends rebidding the project during the next bidding phase with revised plans defining a more detailed scope.

Moved by \_\_\_\_\_ to adopt.

FORM APPROVED



Kathleen Vanderpool  
Deputy City Attorney

(Council Communication No. 18-619)

SLN Funding Source: 2018-2019 CIP, Page Park – 12, Riverview Park - Earthwork and Stage, PK181, Being: \$155,000 G.O. Bonds, \$350,000 in private contributions received, and \$250,000 in private contributions to be received upon substantial completion

COUNCIL ACTION	YEAS	NAYS	Pass	ABSENT
COWNIE				
BOESEN				
COLEMAN				
GATTO				
GRAY				
MANDELBAUM				
WESTERGAARD				
TOTAL				

**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.

MOTION CARRIED APPROVED  
\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

TABULATED BY: T. BRADY    APPROVED BY R. De Groot  
CHECKED BY: \_\_\_\_\_

BID DATE: 11/6/2018

**CONTRACTOR'S BID TABULATION**  
PROJECT: RIVERVIEW PARK IMPROVEMENTS

Synergy Contracting LLC  
Bondurant, IA

BID SECURITY  
10% Bid Bond

BID PRICE

-----ESTIMATE-----

<u>ITEM</u>	<u>DESCRIPTION</u>	<u>QUANTITY</u>	<u>UNIT</u>	<u>PRICE</u>	<u>AMOUNT</u>	<u>UNIT</u>	<u>PRICE</u>	<u>AMOUNT</u>
1	MOBILIZATION	1	LS	\$82,000.00	\$82,000.00	\$66,500.00		\$66,500.00
2	GRADING/EXCAVATION/SUBBASE	1	LS	\$80,000.00	\$80,000.00	\$105,000.00		\$105,000.00
3	STAGE FOUNDATIONS	1	LS	\$38,000.00	\$38,000.00	\$75,600.00		\$75,600.00
4	RAMMED AGGREGATE PIERS	1	LS	\$100,000.00	\$100,000.00	\$105,000.00		\$105,000.00
5	STAGE RAMPS AND STAIRS	1	LS	\$110,000.00	\$110,000.00	\$151,200.00		\$151,200.00
6	STAGE CONCRETE	1	LS	\$60,000.00	\$60,000.00	\$93,600.00		\$93,600.00
7	ELECTRICAL as per contract documents for stage and primary service	1	LS	\$125,000.00	\$125,000.00	\$117,000.00		\$117,000.00
8	WATER as per contract documents for fire and domestic	1	LS	\$80,000.00	\$80,000.00	\$84,000.00		\$84,000.00
9	MISCELLANEOUS METALS	1	LS	\$60,000.00	\$60,000.00	\$71,400.00		\$71,400.00
10	SILT FENCE	1500	LF	\$3.00	\$4,500.00	\$2.00		\$3,000.00
11	HYDRAULIC SEEDING, FERTILIZING AND MULCHING, TYPE 1	0.9	ACRE	\$6,000.00	\$5,400.00	\$4,500.00		\$4,050.00
12	CONSTRUCTION SURVEY	1	LS	\$5,100.00	\$5,100.00	\$6,000.00		\$6,000.00
13	TRAFFIC CONTROL	1	LS	\$5,000.00	\$5,000.00	\$4,200.00		\$4,200.00
TOTAL BASE BID					\$755,000.00			\$886,550.00
								+17.42%
Alternate #1	DONORS PLAZA	1	LS	\$145,000.00	\$145,000.00	\$147,000.00		\$147,000.00
Alternate #2	STAGE FOUNDATION CHANGES	1	LS	-\$20,000.00	-\$20,000.00	-\$15,000.00		-\$15,000.00
Alternate #3	CHANGE WATERMAIN TO BORE UNDER LAGOON (Noted in plans as Alt #5)	1	LS	\$20,000.00	\$20,000.00	\$46,200.00		\$46,200.00
TOTAL BASE BID PLUS ANY ADD-ALTERNATES SELECTED BY THE CITY					\$900,000.00			\$1,064,750.00
PERCENT OF ENGINEER'S ESTIMATE								+18.31%
								Low

Staff recommends reject all bids

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