



**Roll Call Number**

**Agenda Item Number**

7D

DATE March 7, 2022

ORDERING CONSTRUCTION OF  
GREENHOUSE FACILITY  
AND FIXING A DATE FOR RECEIVING OF BIDS ON APRIL 5, 2022  
AND PUBLIC HEARING ON MAY 9, 2022  
ENGINEER'S ESTIMATE IS \$3,800,000.00

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA: That the attached communication recommending construction of the following improvement and the method of financing; and also including the recommendation of the Des Moines City Engineer, as the Engineer, submitting plans, specifications, form of contract documents, and Engineer's estimate of cost for the construction of the following improvement:

Greenhouse Facility, 112021008

The improvement includes new construction of an approximately 17,000 square feet greenhouse facility, including a greenhouse for growing operations and a headhouse containing transplanting space, shared office space, volunteer break space, and covered storage areas; headhouse design consists of insulated metal panel siding, glazed aluminum storefront and windows; headhouse wall structure consists of load-bearing light gauge metal studs and light gauge strap walls; floor structure is concrete slab-on-grade; roof structure is light gauge trusses and acoustic roof decking; roofing system is a standing seam metal panel over rigid insulation; greenhouse design consists of a gutter-connected tri-peak layout with polycarbonate wall glazing and glass roof glazing; greenhouse structure consists of trusses, posts, roof framing, sub-girts, lateral bracing; greenhouse includes unit heaters, horizontal air flow fans, shading curtain system, motorized guillotine side inlet vents and motorized alternating ridge vents, and greenhouse environmental controls; Portland Cement Concrete (PCC) parking lots, PCC sidewalks, sanitary sewer, water main, fiber and conduit, chain-link fence, surface restoration, and other incidental items; all in accordance with the contract documents, including Plan File No. 634-060/145 located at 1553 Maury Street, Des Moines, Iowa

be and the same are hereby approved and accepted. The estimated construction cost for said improvement is \$3,800,000.00. The proposed plans, specifications, and form of contract documents are available for public inspection in the Des Moines City Engineer's Office.

BE IT FURTHER RESOLVED: That this Council hereby determines that it is necessary and advisable to construct said improvement in the manner set forth in the plans, specifications, and form of contract documents submitted by the Engineer; and that payment for the cost of said improvement shall be paid from the funding source identified below.

BE IT FURTHER RESOLVED: That a public hearing on said plans, specifications, form of contract documents, and Engineer's estimate of construction cost for said improvement be held in the City Council Chambers, 2nd Floor, City Hall, 400 Robert D. Ray Drive, Des Moines, Iowa, at 5:00 p.m. on May 9, 2022, at which time this Council will consider any objections offered thereto or to the making of said improvement.

BE IT FURTHER RESOLVED: That proposals will be received by the City of Des Moines, at the office of the Des Moines City Clerk until 11:00 a.m. on April 5, 2022, for the construction of said improvement, and the taking of bids in the manner required by law. Proposals received will be 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 April 5, 2022, after which the bids together with a bid tabulation and recommendation of the Engineer will be presented to the City Council at its next meeting for action thereon.



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BE IT FURTHER RESOLVED: That an appropriate Notice to Bidders for said improvement be posted, and Notice of Public Hearing for said improvement be published in the Des Moines Register, all as provided and directed by Chapter 26 and/or 314, Code of Iowa.

(City Council Communication Number 22-102 attached.)

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

FORM APPROVED:

FUNDS AVAILABLE

s/Kathleen Vanderpool

s/Nickolas J. Schaul

Kathleen Vanderpool  
Deputy City Attorney

Nickolas J. Schaul  
Director of Finance

Funding Source: 2021-2022 CIP, Page 57, Greenhouse Relocation, BL134, \$3,500,000 G.O. Bonds and \$300,000 American Rescue Plan Act funds

SLN  
PW

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
BOESEN				
GATTO				
MANDELBAUM				
SHEUMAKER				
VOSS				
WESTERGAARD				
TOTAL				
MOTION CARRIED				APPROVED

I, P. Kay Cmelik, 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.

\_\_\_\_\_  
Mayor

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

# CONSTRUCTION ESTIMATE

7D

DEPARTMENT OF ENGINEERING  
CITY OF DES MOINES, IOWA

Activity ID 11-2021-008

Date: 2/14/2022

**PROJECT: GREENHOUSE FACILITY**

NO.	DESCRIPTION	ESTIMATED UNITS			AMOUNT
		UNIT	TOTAL	UNIT PRICE	TOTAL
1	As described in Contract Documents, Greenhouse Facility, complete as specified.	LS	1	\$3,727,124.00	\$3,727,124.00
2	BID ALLOWANCE - BAS CONTROLS (Baker Group) as Described in Contract Documents, Complete as specified in Project Manual Volume 1, Section 01 21 00 Allowances	LS	1	\$30,296.00	\$30,296.00
3	BID ALLOWANCE - ACCESS CONTROLS (Baker Group) as Described in Contract Documents, Complete as Specified in Project Manual Volume 1, Section 01 21 00 Allowances	LS	1	\$6,030.00	\$6,030.00
4	BID ALLOWANCE - CAMERA SYSTEM (Baker Group) as Described in Contract Documents, Complete as Specified in Project Manual Volume 1, Section 01 21 00 Allowances	LS	1	\$12,550.00	\$12,550.00
5	Footing Overexcavation, as described in Contract Documents, Complete as Specified in Project Manual Volume 1, Section 01 22 00 Unit Prices	CY	800	\$30.00	\$24,000.00
<b>TOTAL BASE BID</b>					<b>\$3,800,000.00</b>
ADD ALTERNATE #1	GREENHOUSE - Increase greenhouse dimensions as described in Contract Documents, Complete as Specified in Project Manual Volume 1, Section 01 23 00 Alternates.	LS	1	\$350,000.00	\$350,000.00
ADD ALTERNATE #2	SITE WORK - Add circle drive, As described in Contract Documents. Complete as Specified in Project Manual Volume 1, Section 01 23 00 Alternates.	LS	1	\$30,000.00	\$30,000.00
<b>TOTAL BASE BID PLUS ADD ALTERNATES</b>					<b>\$4,180,000.00</b>
Prepared By: MA Arch.					
Checked By: J. Knudtson					<b>TOTAL CONSTRUCTION COST</b>
					<b>\$4,180,000.00</b>

\* Item does not have to be included in 4-year maintenance bond, but shall be covered by a 1-year maintenance bond.

\* Estimate Total= \$4,180,000.00