



12B

**Date** November 06, 2023

**APPROVING COMPLETION AND ACCEPTANCE OF THE  
STORM SEWER IMPROVEMENTS SET FORTH IN AND CONSTRUCTED  
PURSUANT TO SAID PRIVATE CONSTRUCTION CONTRACT, BROOK LANDING PLAT 2,  
BETWEEN PRIORITY EXCAVATING, LLC AND BROOK LANDING, LLC**

WHEREAS, on November 06, 2017 under Roll Call No. 17-1873, the City Council approved a private construction contract in the amount of \$437,471.00, between Priority Excavating, LLC, Toby T. Torstenson, Owner, 9550 Hickman Road, Ste. 101, Clive, IA, 50325, as Contractor, and Brook Landing, LLC, Jonathan Galloway, President, 6750 Westown Parkway, Suite 220, West Des Moines, IA, 50266, as Owner, for construction of Storm Sewer Improvements described as storm sewer improvements located south of E. Douglas Avenue (NE 38th Avenue) and west of NE 56th Street, to service Brook Landing Plat 2, as shown on Plan File Nos. 587-203/227, and granted permission to the parties of said contract to construct these improvements in accordance with the contract documents and subject to the inspection and approval of the Des Moines City Engineer.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA: That the attached report of the Des Moines City Engineer acknowledging the completion and recommending the acceptance of the construction of said Storm Sewer Improvements in the amount of \$437,471.00, which have been constructed in substantial compliance with the contract documents between Priority Excavating, LLC and Brook Landing, LLC, which were approved under Roll Call No. 17-1873, dated November 06, 2017, be received and filed; and that completion of said Storm Sewer Improvements described as storm sewer improvements located south of E. Douglas Avenue (NE 38th Avenue) and west of NE 56th Street, to service Brook Landing Plat 2, as shown on Plan File Nos. 587-203/227, is hereby acknowledged and that said Storm Sewer Improvements are hereby accepted.

Activity ID: 082018106

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

FORM APPROVED:

s/Kathleen Vanderpool

Kathleen Vanderpool  
Deputy City Attorney



Funding Source: All project costs are to be paid by the Owner(s), Brook Landing, LLC



**Roll Call Number**

\_\_\_\_\_

**Agenda Item Number**

12B

**Date** November 06, 2023

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

**CERTIFICATE**

I, Laura Baumgartner, 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

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ESTIMATE OF CONSTRUCTION COMPLETED  
FINAL

Project Name Brook Landing Plat 2 Storm Sewer Activity ID 08-2018-106  
 Location S of NE 38th St. and W of NE 56th St. Plan No. 587-203/227  
 to \_\_\_\_\_ to \_\_\_\_\_ Date October 26, 2023

ITEM	DESCRIPTION	ESTIMATED CONSTRUCTED		BID UNIT PRICE	AMOUNT
		UNITS	UNITS TO DATE		
STORM SEWER IMPROVEMENTS SOUTH					
1	Storm Sewer 6" Subdrain	2,935 LF	2,935		
2	Storm Sewer 8" PVC	817	817		
3	Storm Sewer 15" RCP	1,291 LF	1,291		
4	Storm Sewer 18" RCP	234 LF	234		
5	Storm Sewer 24" RCP	58 LF	58		
6	Storm Sewer 30" RCP	2825 LF	2,825		
7	Storm Sewer 12" FES w/ftg and guard	1 EA	1		
8	Storm Sewer 18" FES w/ftg and guard	2 EA	2		
9	Storm Sewer 24" FES w/ftg and guard	1 EA	1		
10	Storm Sewer 30" FES w/ftg and guard	1 EA	1		
11	Storm Sewer 4" Service Stub	48 EA	48		
12	Storm Sewer Cleanout	19 EA	19		
13	Storm Sewer 48" SW-401 Manhole	5 EA	5		
14	Storm Sewer 60" SW-401 Manhole	1 EA	1		
15	Storm Sewer SW-501 Intake	1 EA	1		
16	Storm Sewer SW-503 Intake	1 EA	1		
17	Storm Sewer SW-505 Intake	4 EA	4		
18	Storm Sewer SW-506 Intake	4 EA	4		
19	Storm Sewer SW-512 Intake	4 EA	4		
20	Storm Sewer SW-513 Intake	1 EA	1		
21	Storm Sewer CI E Rip Rap	53 TON	53		
22	Storm Sewer Standpipe	1 EA	1		

Prepared By 

Total Construction Cost \$437,471.00

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November 6, 2023

**CERTIFICATION OF COMPLETION**

**AGENDA HEADING:**

Approving completion and recommending acceptance of the Private Construction Contract for Storm Sewer Improvements Brook Landing Plat 2, between Priority Excavating, LLC and Brook Landing, LLC.

**SYNOPSIS:**

Approve the Des Moines City Engineer's Certification of Completion, acknowledge the completion and accept construction of said improvement.

**FISCAL IMPACT:**

Amount: \$437,471.00 As-Built Contract Cost

Funding Source: No Cost to the City of Des Moines; all costs are to be paid by the Owner, Brook Landing, LLC

**CERTIFICATION OF COMPLETION:**

On November 6, 2017, under Roll Call No. 17-1873, the City Council approved a private construction contract in the amount of \$437,471.00, between Priority Excavating, LLC, Toby T. Torstenson, Owner, 9550 Hickman Road, Ste. 101, Clive, IA 50325 - as Contractor, and Brook Landing, LLC, Jonathan Galloway, President, 6750 Westown Parkway, Suite 220, West Des Moines, IA, 50266 - as Owner, for construction of Storm Sewer Improvements described as storm sewer improvements located south of E. Douglas Avenue (NE 38th Avenue) and west of NE 56th Street, to service Brook Landing Plat 2, as shown on Plan File Nos. 587-203/227, and granted permission to the parties of said contract to construct these improvements in accordance with the contract documents and subject to the inspection and approval of the Des Moines City Engineer.

I hereby certify that the construction of said Storm Sewer Improvements described as storm sewer improvements located south of E. Douglas Avenue (NE 38th Avenue) and west of NE 56th Street, to service Brook Landing Plat 2, as shown on Plan File Nos. 587-203/227, Activity ID 082018106, has been completed in substantial compliance with the contract documents between Priority Excavating, LLC and Brook Landing, LLC, which were approved under Roll Call No. 17-1873, dated November 6, 2017 and I hereby recommend that the above Storm Sewer Improvements be accepted.

I further certify that the amount of completed Storm Sewer Improvements is \$437,471.00.



Steven L. Naber, P.E.  
Des Moines City Engineer

