CITY OF WEST DES MOINES
CITY COUNCIL MEETING COMMUNICATION

6(h)

DATE: March 4, 2019

ITEM:

Public Hearing (5:35 p.m.)
Public Safety Station #21 Flat Roof Replacement

FINANCIAL IMPACT:

The Engineering Estimate of Construction Cost for the Public Safety Station #21 Flat Roof Replacement was estimated to be $347,024.00 for the Base Bid and $52,647.00 for Alternates 1-3 for a total of $399,671.00. There were five (5) bids submitted with the low bid of $135,280.00 being submitted by Bailey Roofing Contractors, Inc. of Urbandale, Iowa, with a bid for Alternates 1-2 in the amount of $16,475.00 for a total of $151,755.00. No bid received for Alternate 3. Payments will be made from account no. 500.000.000.5250.490 with the ultimate funding intended to come from General Obligation Bonds. Funds for the project are available in the FY 19-20 budget, but due to the somewhat emergent nature of the work, the project will begin on an accelerated basis.

BACKGROUND:

This project consists of flat roof replacement at Public Safety Station #21 located at 3421 Ashworth Road. The existing roof is experiencing leaks at multiple locations and is in need of replacement. This work has been planned for a couple of years, but was delayed until HVAC improvements were complete at this facility. Alternate 1 consists of providing three (3) wall-mounted aluminum roof ladders. Alternate 2 consists of increasing from 60 mil EPDM roof membrane to 90 mil. Alternate 3 consists of light well window replacements. The project is anticipated to be completed by May 31, 2019.

City Staff recommend awarding the contract to Bailey Roofing Contractors, Inc. along with Alternates 1 & 2. Since no bid was received for Alternate 3, City Staff will request change order pricing from the Contractor for said work and determine at a later date whether that additional work is incorporated into the project.

OUTSTANDING ISSUES: None.

RECOMMENDATION:

City Council Adopt:

- Resolution adopting Plans, Specifications, Form of Contract, and Estimate of Costs for Public Safety Station #21 Flat Roof Replacement;
- Motion receiving and filing Report of Bids;
- Resolution awarding the construction contract to Bailey Roofing Contractors, Inc.

Lead Staff Member: Brian J. Hemesath, P.E., City Engineer BJH

STAFF REVIEWS

Department Director	Brian J. Hemesath, P.E., City Engineer
Appropriations/Finance	Tim Stiles, Finance Director
Legal	Richard Scieszinski, City Attorney
Agenda Acceptance	

PUBLICATION(S) (if applicable)

Published In	Des Moines Register
Dates(s) Published	February 22, 2019

SUBCOMMITTEE REVIEW (if applicable)

Committee	Public Services		
Date Reviewed	February 25, 2019		
Recommendation	Yes	No	Split

RESOLUTION APPROVING ADOPTING PLANS, SPECIFICATIONS, FORM OF CONTRACT, AND ESTIMATE OF COST

WHEREAS, on February 4, 2019, Plans, Specifications, Form of Contract, and Estimate of Cost were filed with the City Clerk for the following described public improvement:

Public Safety Station #21 Flat Roof Replacement
Project No. 0510-057-2018

and,

WHEREAS, notice of hearing on Plans, Specifications, Form of Contract, and Estimate of Cost for said public improvements were published as required by law;

therefore,

BE IT FURTHER RESOLVED BY THE CITY COUNCIL OF THE CITY OF WEST DES MOINES, that the Plans, Specifications, Form of Contract, and Estimate of Costs for said Public Improvement are hereby approved.

PASSED AND APPROVED on this **4th** day of **March, 2019.**

_____
Steven K. Gaer, Mayor

ATTEST:

_____
Ryan T. Jacobson, City Clerk

RESOLUTION APPROVING THE AWARDING OF A CONTRACT

WHEREAS, the City Council of the City of West Des Moines has heretofore directed advertisement for bids for the following described public improvement:

Public Safety Station #21 Flat Roof Replacement
Project No. 0510-057-2018

and,

WHEREAS, bids have been received and opened by the City Clerk and placed on file by the City Council; and,

WHEREAS, the bid of Bailey Roofing Contractors, Inc. in the amount of $151,755.00 was the lowest responsible bid received for said public improvement;

therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WEST DES MOINES, IOWA, that a contract for the Public Safety Station #21 Flat Roof Replacement is hereby awarded to Bailey Roofing Contractors, Inc. in the amount of $151,755.00 and the bond of said bidder for the project is hereby fixed in the same amount.

BE IT FURTHER RESOLVED that the City Engineer is authorized and directed to return bid bond(s) and/or check(s) to any unsuccessful bidder.

BE IT FURTHER RESOLVED that work on said project may commence as soon as the final contract and bond have been approved by the City Engineer and have been signed by the City Clerk and after the contractor is given a written notice to proceed by the City Engineer.

PASSED AND ADOPTED on this **4th** day of **March, 2019.**

_____
Steven K. Gaer, Mayor

ATTEST:

_____
Ryan T. Jacobson, City Clerk

February 27, 2019

OPN ARCHITECTS

Daniel J. Thies, AIA
Steven K. Knierim, AIA
Bradd A. Brown, AIA
Terry L. Gebard, AIA
David J. Sorg, AIA
Roger B. Worm, AIA
Richard S. Seely, AIA
Wesley T. Reynolds, AIA

Mr. Josh Clayworth
City of West Des Moines
4200 Mills Civic Parkway
West Des Moines, IA 50265

Public Safety Station #21 Flat Roof Replacement OPN#18834000
Bidder Recommendation

Josh,

This letter is in reference to the bids received for the Public Safety Station #21 Flat Roof Replacement project. Attached is the official Bid Tabulation form from the bid opening held at the West Des Moines City Council Chambers on February 27th for this project. I am pleased to report that five bids were received. The apparent low bidder, Bailey Roofing Contractors, Inc. from Urbandale, Iowa submitted the low base bid of $135,280, which is below the anticipated budgeted amount. Since we are below budget and with good materials, the additive alternates number 1 and number 2 are recommended to be accepted. Additive alternate number 3 is recommended to not be accepted.

We have checked on the qualifications of the apparent low bidder and find them to be qualified to perform the work. I spoke with Todd Matter at Bailey Roofing following the bid opening and he assured me that they will honor their bid. They can begin work on schedule and can complete the work by May 31, 2019.

We do feel confident that they are qualified to complete the work of this project and recommending for you to award the project to them with further processing of entering into an agreement.

We look forward to progressing into the construction phase and assisting you with this project. Please let me know of any questions.

Sincerely,

LICENSED PROFESSIONAL ARCHITECT
TERRY L. GEBARD
05219
IOWA

Terry L. Gebard, AIA
OPN Architects

Attachment: PS Station #21 Flat Roof Replacement - Official Bid Tab

cc: Jason Schlickbernd, City of West Des Moines
Email only/Hard copy upon request

nvs

Cedar Rapids
200 Fifth Ave SE, Ste. 201
Cedar Rapids, IA 52401
Phone (319) 363 6018

Des Moines
100 Court Ave, Ste. 100
Des Moines, IA 50309
Phone (515) 309 0722

Madison
301 N. Broom, Ste. 100
Madison, WI 53703
Phone (608) 819 0260

www.opnarchitects.com

Insight + Passion

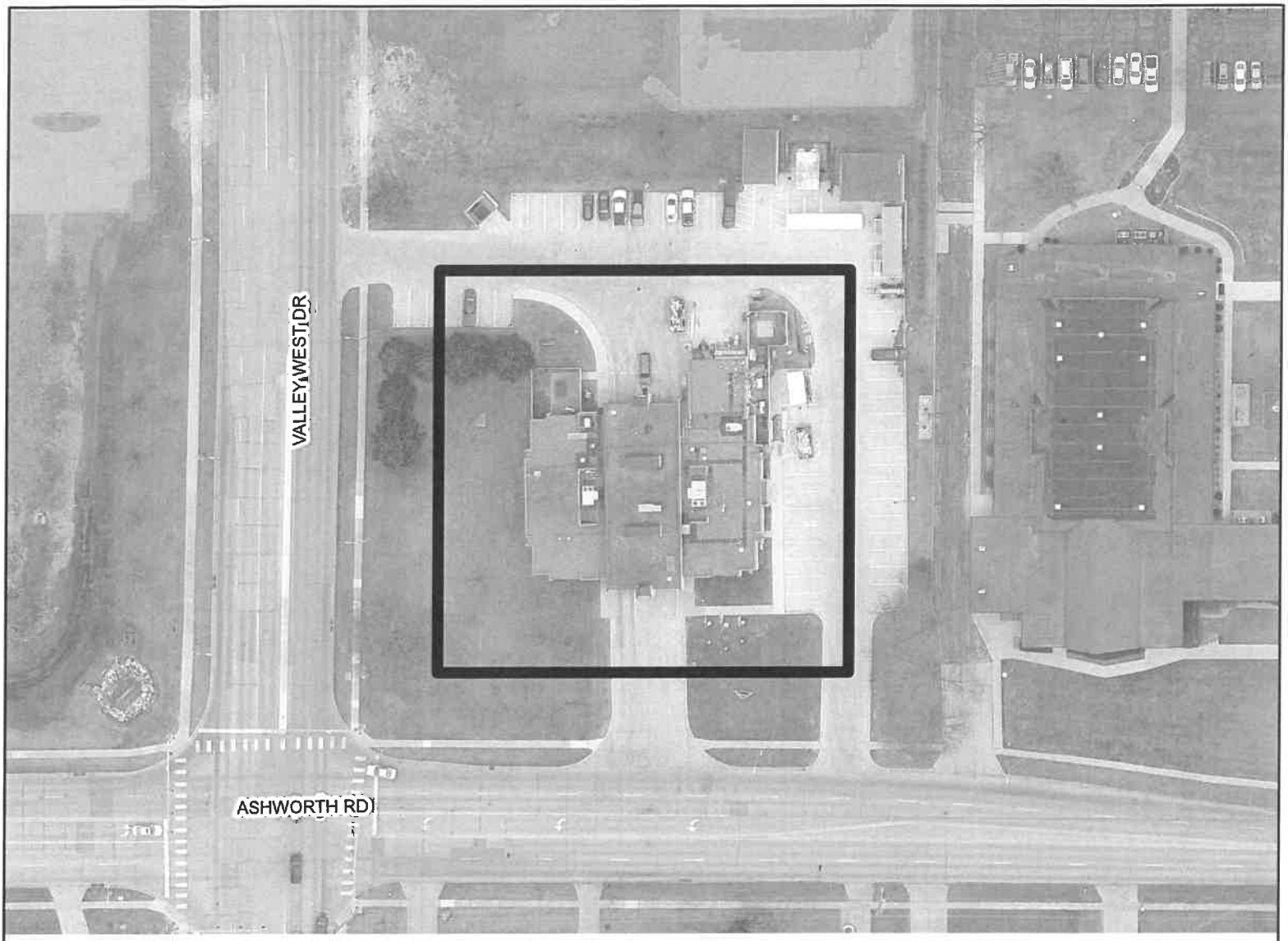
Public Safety Station #21 Flat Roof Replacement
West Des Moines, IA
PROJECT NO. 18834000

OFFICIAL BID TAB.
27 Feb. 2019

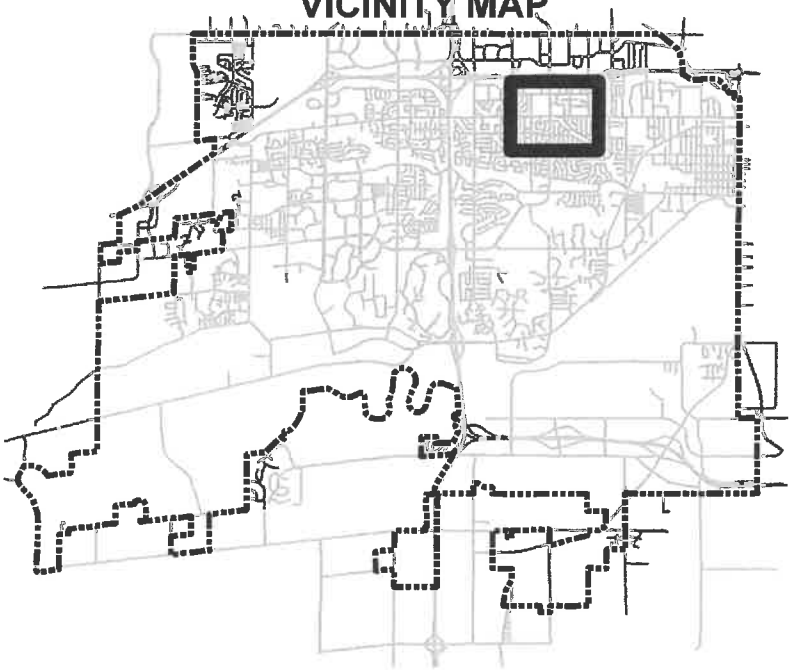
OPN Architects, Inc.
100 Court Avenue, Suite 100
Des Moines, IA

Contractors	Bid Security	Addendum No. 1	Addendum No. 2	Addendum No. 3	Base Bid	Alternate No. 1 Ladders	Alternate No. 2 90 mil	Alternate No. 3 Windows
Bailey Roofing Contractors, Inc., Urbandale, IA	Y	Y	Y	Y	**$135,280.00**	$9,775.00	$6,700.00	No Bid
Academy Roofing & Sheet Metal Co., Des Moines, IA	Y	Y	Y	Y	**$167,300.00**	$10,200.00	$176,850.00	$17,000.00
Brockway Mechanical & Roofing Company, Inc., Des Moines, IA	Y	Y	Y	Y	**$197,000.00**	$9,500.00	$12,000.00	$9,000.00
316 Construction Group, LLC, Ames, IA	Y	Y	Y	Y	**$294,997.00**	$5,700.00	$27,000.00	$7,000.00
McKinnis, Inc., Blair, NE	Y	Y	Y	Y	**$354,200.00**	$11,846.00	$10,811.00	$20,373.00
OPN Opinion of Probable Cost					**$347,024.00**	$6,900.00	$41,400.00	$4,347.00

LICENSED PROFESSIONAL ARCHITECT
TERRY L. GEBARD
05219
IOWA



VICINITY MAP



LEGEND

PROJECT LOCATION

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THE CITY OF WEST DES MOINES

PROJECT:

Public Safety Station #21 Flat Roof Replacement

LOCATION: **Exhibit "A"**

DRAWN BY: JDR	DATE: 10/17/2018	PROJECT NUMBER/NAME: 0510-057-2018	SHT. 1 of 1