# CITY OF WEST DES MOINES
# CITY COUNCIL MEETING COMMUNICATION

**DATE:** **May 6, 2019**

**ITEM:**

Resolution - Accepting Work
Library & Law Enforcement Center HVAC Improvements

**FINANCIAL IMPACT:**

The total construction cost for the Library & Law Enforcement Center HVAC Improvements was $670,112.00 which was paid from account no. 500.000.000.5250.490 with ultimate funding intended to come from General Obligation Bonds and General Funds. The original cost of the project was $668,000.00. There were 2 (two) Change Orders on the project that totaled $2,112.00.

**BACKGROUND:**

Excel Mechanical Company, Inc. was working under an agreement dated April 30, 2018 for construction services for the Library & Law Enforcement Center HVAC Improvements. Work on this project included work at the Library located at 4000 Mills Civic Parkway and the Law Enforcement Center located at 250 Mills Civic Parkway. Work at the Library consisted of replacement of variable air volume (VAV) boxes, replacement of two existing boilers, replacement of hot water pumps, replacement of one air handling unit, replacement of Building Automation System (BAS) controls, and duct cleaning/encapsulation of existing lined ductwork. Work at the Law Enforcement Center consisted of replacement of heating water secondary pumps, the addition of new variable frequency drives, and BAS modifications associated with the pump replacement.

This action accepts the public improvements and authorizes staff to pay the retainage no sooner than 30 days.

**OUTSTANDING ISSUES:** None.

**RECOMMENDATION:**

City Council Adopt:

- Resolution Accepting Work for Library & Law Enforcement Center HVAC Improvements.

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

**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 | |
| Dates(s) Published | |

**SUBCOMMITTEE REVIEW** (if applicable)

| | | | |
|---|---|---|---|
| Committee | Public Services | | |
| Date Reviewed | April 22, 2019 | | |
| Recommendation | Yes | No | Split |

# RESOLUTION ACCEPTING WORK

**WHEREAS,** on April 30, 2018, the City Council entered into a contract with Excel Mechanical Company, Inc. of Des Moines, Iowa for the following described public improvement:

**Library & Law Enforcement Center HVAC Improvements**
**Project No. 0510-051-2017**

and,

**WHEREAS,** said contractor has substantially completed the construction of said improvement in accordance with plans and specifications as shown by the report of the City Engineer filed with the City Clerk on May 6, 2019; and,

**WHEREAS,** the City has retained 5% of the construction costs;

therefore,

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WEST DES MOINES, IOWA,** that said report of the City Engineer is hereby approved and said public improvement is accepted as having been substantially completed in accordance with plans and specifications and the total final construction cost of said improvement is $670,112.00 as shown in said report, and that the Finance Director is hereby authorized to make payment to the Contractor in the amount of $33,505.60, which includes retainage for the project, no sooner than 30 days subject to the Contractor satisfying all the conditions of the contract.

**PASSED AND APPROVED** on this **6th** day of **May, 2019**.

_____
Steven K. Gaer, Mayor

ATTEST:

_____
Ryan T. Jacobson
City Clerk

ENGINEERING SERVICES
4200 Mills Civic Parkway, Suite 2E
PO Box 65320
West Des Moines, IA 50265-0320
(515) 222-3475 Fax (515) 273-0603

West Des Moines

# RETAINAGE

Contractor: Excel Mechanical Company, Inc.
5636 NE 17th Street
Des Moines, Iowa 50313

| | | |
|---|---|---|
| Project Title | Library and Law Enforcement HVAC Improvements | |
| WDM Project File Number | 0510-051-2017 | |
| Purchase Order Number | 2018-00000786 | |
| Orig. Contract Amount & Date | $668,000.00 | 04/30/18 |
| Estimated Completion Date | 10/09/18 | |
| Pay Period | 11/01/2018 to 05/06/19 | |
| Pay Request Number | Retainage | |
| Date | 05/06/19 | |

**BID ITEMS**

| Item No. | Description | Unit | Est. Qty | Unit Price | Extended Price | Quantity Completed | Value Completed |
|---|---|---|---|---|---|---|---|
| 1 | HVAC System Remodel | LS | 1 | $668,000.00 | $668,000.00 | 100% | $668,000.00 |
| | | | | | $0.00 | | $0.00 |
| | | | | TOTAL | $668,000.00 | | $668,000.00 |

**MATERIALS STORED SUMMARY**

| | | | Description | # of Units | Unit Price | Extended Cost |
|---|---|---|---|---|---|---|
| | | | | | | $0.00 |
| | | | | | | $0.00 |
| | | | | | TOTAL | $0.00 |

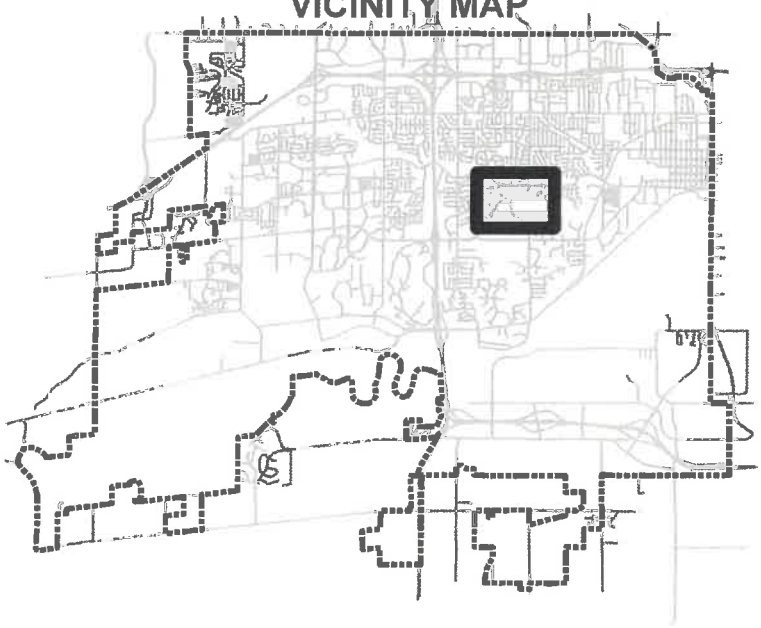
**PAY REQUEST SUMMARY**

| | | Total Approved | Total Completed |
|---|---|---|---|
| | Contract Price | $668,000.00 | $668,000.00 |
| | Change Order 1 | $2,027.00 | $2,027.00 |
| | Change Order 2 | $85.00 | $85.00 |
| | Revised Contract Price | $670,112.00 | $670,112.00 |
| | | Materials Stored | $0.00 |
| | | Retainage (5%) | $0.00 |
| | | Total Earned Less Retainage | $670,112.00 |
| Total Previously Approved (list each) | Pay Request 1 | $14,255.70 | |
| | Pay Request 2 | $172,117.20 | |
| | Pay Request 3 | $187,344.75 | |
| | Pay Request 4 | $147,975.80 | |
| | Pay Request 5 | $99,115.40 | |
| | Pay Request 6 | $15,797.55 | |
| | | Total Previously Approved | $636,606.40 |
| | | Amount Due This Request | **$33,505.60** |
| | | Percent Complete | 100% |
| | | Percent of Contract Period Utilized | 100% |

The amount $33,505.60 is recommended for approval for payment in accordance with the terms of the Contract

| Contractor: | Recommended By: | Checked By: JC JMS |
|---|---|---|
| Excel Mechanical Company, Inc. | Resource Consulting Engineers | City of West Des Moines |
| Signature: | Signature: | Signature: |
| Name: Kyle Anderson | Name: Corey B. Metzger, P.E. | Name: Brian J. Hemesath, P.E. |
| Title: Project Manager | Title: Principal | Title: City Engineer |
| Date: | Date: | Date: 5.1.19 |

## VICINITY MAP



## LEGEND

PROJECT LOCATION

N
W E
S

THE CITY OF WEST DES MOINES

PROJECT: **Law Enforcement Center & Library Mechanical Updates**

LOCATION: **250 & 4000 Mills Civic Parkway**

| DRAWN BY: JDR | DATE: 8/21/2017 | PROJECT NUMBER : 0510-051-2017<br>SUBDIVISION NAME: | SHT. 1 of 1 |
|---|---|---|---|