



COMMUNITY DEVELOPMENT

Planning,
Zoning,
Building Safety,
Construction Inspection Services,
Public Health,
Housing Inspections,
Code Enforcement

To: Mayor and City Council Members
Cc: Gregg Mandsager, City Administrator
Dave Gobin, Community Development Director

From: Adam Thompson, Community Development Coordinator

Date: November 29, 2016

Re: Muscatine CDBG DTR Facade Project

INTRODUCTION: The City of Muscatine accepted a grant from IEDA to provide funding for the Community Development Block Grant Downtown Revitalization Project. Funds were specifically authorized for improvements to rear facades on buildings in the 100 and 200 blocks of east second street and 100 block of Iowa Avenue.

BACKGROUND: Following the preparations of plans and specifications, the project was bid and a contract was awarded to Woodruff Construction in the amount of \$319,800.00. Five change orders were approved bringing the contract total to \$376,575.00. Property owner contribution totals \$28,000.00. \$348,757.00 of grant funds were used for façade improvements. The project was completed in October 18th, 2016.

RECOMMENDATION/RATIONALE: All work has been completed and is ready for final acceptance by the City. It is recommended that the City Council take action to approve the attached resolution accepting final work and authorizing the final payment to Woodruff Construction for the work performed on the CDBG DTR Facade Project.

BACKUP INFORMATION:

1. Resolution

RESOLUTION NO. _____

**RESOLUTION ACCEPTING COMPLETED WORK PERFORMED ON
MUSCATINE CDBG DTR FAÇADE PROJECT #13-DTR-001**

WHEREAS, the City of Muscatine approved the Plans, Specifications, and Form of Contract for CDBG Façade Project; and

WHEREAS, the City of Muscatine entered into a contract for said project with Woodruff Construction for \$33,682.50 with five (5) change orders totaling \$56,775 for a total construction cost of \$376,575.00; and

WHEREAS, the City of Muscatine previously made five (5) payments of \$335,912.87 to Woodruff Construction for completed work; and

WHEREAS, work under said contract has been completed by Woodruff Construction and approved and accepted by the City of Muscatine as having met the requirements of the Plans and Specifications adopted by this Council; and

WHEREAS, Final payment of \$21,833.38 and retainage in the amount of \$18,828.75 which is due and payable to Woodruff Construction, thirty (30) days of approval of this Resolution,

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MUSCATINE, IOWA, that the City hereby accepts all work under the CDBG DTR Facade Project, and hereby authorizes that the final payment of \$21,833.38 and retainage payment of \$18,828.75, which represents 5% of project total, be paid to Woodruff Construction, thirty (30) days from the date of the adoption of this Resolution.

PASSED, APPROVED, AND ADOPTED this 1st day of December, 2016.

**CITY COUNCIL OF THE CITY OF
MUSCATINE, IOWA**

ATTEST:

Diana Broderson, Mayor

Gregg Mandsager, City Clerk