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WATER POLLUTION CONTROL

MEMORANDUM

To: Gregg Mandsager, City Administrator

Cc: Nancy Lueck, Finance Director

From: Jon Koch, Director WPCP

Date: July 5th, 2013

Re: Laboratory Annex Resolution Setting Public Hearing

INTRODUCTION: Stanley Consultants has completed plans and specs for construction of the Laboratory Annex at the Water Pollution Control Plant. Preliminary estimated cost for the building, plumbing and electrical is \$550,000. \$600,000 has been budgeted for this project.

BACKGROUND: The laboratory has many features that are at the end of their useful life. The lab staff has continued to provide increased testing services to its customers as the facilities have deteriorated. Safety issues need to be addressed including non-tempered safety shower with drain, fume hood exhausting and HVAC balancing. A new building to house the expansion of laboratory services was found to be less expensive than remodeling the current location.

Preliminary estimates for this project were based on industry average cost per square foot to build a lab. Engineering estimates have come in higher than anticipated due mainly to air handling and safety requirements for the volatile environment. Value engineering will be utilized to reduce the cost to every extent possible. Lab equipment including all case work, fume hoods and specialized work stations have been bid at \$102,124 but adjustments are being made to reduce this cost. Engineering for the project design is \$59,670 with any additional engineering to be done on an hourly basis. Total estimated project cost is \$711,794 to be paid from plant reserves.

Prior to the soliciting of bids for this project, a public hearing is required.

RECOMMENDATION/RATIONALE: Staff recommends acceptance of the attached resolution setting a public hearing for the Lab Annex Project for July 18th, at 7:00 pm to consider the plans, specifications, form of contract and estimated construction costs.

RESOLUTION NO. _____

A RESOLUTION SETTING THE TIME AND PLACE OF A PUBLIC HEARING
ON THE PLANS, SPECIFICATIONS, FORM OF CONTRACT, COST ESTIMATE,
AND SETTING BID OPENING DATE FOR THE
LABORATORY ANNEX PROJECT

WHEREAS, the City Council of the City of Muscatine has entered into a Professional Services Agreement with Stanley Consultants of Muscatine, Iowa, to develop Plans, Specifications, Form of Contract and Cost Estimations for the Laboratory Annex Project, and

WHEREAS, the Plans, Specifications, Contract Documents and Cost Estimations have now been completed, and

WHEREAS, a public hearing must be conducted before said Plans, Specifications, Contract Documents and Cost Estimations are incorporated;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF MUSCATINE, IOWA, that a public hearing be conducted by the City Council in City Hall Council Chambers at 7:00 p.m. on Thursday, July 18th, 2013, and

BE IT FURTHER RESOLVED, that the City Clerk shall give notice of said public hearing by publication of a notice in the Muscatine Journal not less than four (4) days prior to said public hearing date.

PASSED, APPROVED, AND ADOPTED this 11th DAY OF JULY, 2013

BY THE CITY COUNCIL OF THE
CITY OF MUSCATINE, IOWA

DeWayne Hopkins, Mayor

ATTEST:

Gregg Mandsager, City Clerk

PUBLIC NOTICE

NOTICE OF TIME AND PLACE OF A PUBLIC HEARING ON THE PLANS, SPECIFICATIONS, FORM OF CONTRACT AND COST ESTIMATIONS FOR THE LABORATORY ANNEX PROJECT

Public notice is hereby given that the City Council of Muscatine, Iowa will hold a public hearing to review and approve plans, specifications, form of contract, estimated construction costs, and establish a bid opening date for the improvements identified as the Laboratory Annex Project. Said hearing will be held in the City Council Chambers, City Hall, Muscatine, Iowa, on July 18th, 2013 at 7 PM.

All interested persons are invited to attend and comment on the project at that time.

Gregg Mandsager
City Administrator