



1202 Musser Street
Muscatine, IA 52761-1645
(563) 263-2752
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WATER POLLUTION CONTROL**MEMORANDUM**

To: Gregg Mandsager, City Administrator

cc: Nancy Lueck, Director-Finance

From: Jon Koch, Director-WPCP

Date: August 12, 2013

Re: Resolution to Award Contract for the Laboratory Annex Project

INTRODUCTION: The City of Muscatine Water Pollution Control Plant received bids on the Laboratory Annex Project on August 12th, 2013.

BACKGROUND: The engineer's estimate for the building construction phase of the project was \$570,000. Bids received including 5 alternates were as follows:

	<u>Total</u>	<u>Minus Alternate #3 and #4</u>
1. Quality Construction Services, Inc.	\$506,641	\$483,108
2. Todd Hackett Construction	\$520,006	\$495,754
3. Frye Builders & Assoc, Inc	\$577,800	\$552,700
4. Carl A. Nelson & Co.	\$580,915	\$551,215
5. Hy-Brand Indus. Contractors LTD	\$582,195	\$556,160
6. Hillebrand Construction	\$645,164	\$621,245

Alternates were included to the contract and bid separately by each contractor to reduce costs where possible. The #3 alternate was for backfilling if necessary. Extensive excavation below the footings will not be necessary. The #4 alternate was for a heat transfer fluid pumping system and is being removed. Removal of alternate #3 did not affect contractor selection. All bidding contractor prices for alternate #4 were within \$1700 of each other and did not affect contractor selection. Less expensive alternatives to #4 may be considered at a later date. The current total estimated project cost including engineering and lab casement is \$687,000. \$600,000 was budgeted for this project. Original Snyder Engineering estimates for the project were \$955,000 with the latest Stanley Consultant estimates at \$744,070.

RECOMMENDATION/RATIONALE: Staff recommends awarding the Laboratory Annex Project with the base bid and contract alternates #1, #2, and #5 to Quality Construction Services, Inc. in the amount of \$483,108.

BACKUP INFORMATION:

1. Consultant letter of recommendation
2. Bid Tabulation Sheet
3. Contractor Exceptions and Clarifications Sheet
4. Resolution Awarding Contract

RESOLUTION NO. _____

RESOLUTION AWARDING CONTRACT FOR THE LABORATORY ANNEX PROJECT

BE IT RESOLVED that the following bid is determined to be the lowest responsible bid for the Laboratory Annex Project.

NAME & ADDRESS OF CONTRACTOR

AMOUNT OF BID

Quality Construction Services, Inc.
Eldridge, IA

\$483,108.00

IT IS FURTHER RESOLVED that the Laboratory Annex Project is awarded to the above named contractor for \$483,108.00 to include bid alternates #1, #2, and #5 and the Mayor and City Clerk are authorized and directed to enter into a written contract with said contractor covering the furnishing of material for, and construction of the Laboratory Annex Project, such contract not to be binding until approved by resolution of this Council.

IT IS FURTHER RESOLVED that the amount of the contractor's bond is fixed at \$483,108.00 which is one hundred percent of the contract price.

PASSED, APPROVED, AND ADOPTED by the City Council for the City of Muscatine, Iowa, on this, the 15th of August 2013.

DeWayne Hopkins, Mayor

ATTEST:

Gregg Mandsager, City Clerk



Stanley Consultants co.

A Stanley Group Company
Engineering, Environmental and Construction Services - Worldwide

August 13, 2013

Mr. Jon Koch
Director
Water Pollution Control Plant
1202 Musser St.
Muscatine, IA 52761

Dear Mr. Koch:

Subject: WPCP Laboratory Annex
Bid Results and Recommendations

Attached is the Bid Tabulation Sheet for the bids received yesterday for the construction of the new Laboratory Annex. The low bidder is Quality Construction Services, Inc. We have contacted them regarding the items listed in the "Exceptions and Clarifications" submitted with their bid. Attached is our inquiry on those items, and their responses. We do not see any issues in their responses that affect cost or scope of their proposal, or anything that would render their bid as non-responsive or have any unfair competitive advantage over the other bidders.

Since none of the combinations of Bid Alternates that could be exercised by you affect which bidder would be low, we recommend that the construction contract be awarded to Quality Construction Services, Inc., with the Alternate Bid items to be exercised to best suit your objectives for the project. We will be happy to discuss any of the alternate with you.

If you have any questions, please contact me at (563) 264-6585, or e-mail me at kemperjim@stanleygroup.com.

Sincerely,

Stanley Consultants, Co.



Jim Kemper
Project Manager

Attachment(s): Bid Tabulation Sheet
Quality Const. Clarification Responses

JFK:mjh:MUS-PW1:DS-1:Docs:IFBU:24742:04:Recommendation_Letter.docx



Muscatine WPCP Laboratory Annex

BID TABULATION SHEET

BID NUMBER	1	2	3	4	5	6
BIDDER NAME	Quality Const. Services, Inc.	Todd Hackett Construction	Frye Builders & Assoc., Inc.	Carl A. Nelson & Co.	Hy-Brand Indus. Contractors LTD.	Hillebrand Construction
BID SECURITY	Cashier's Check	✓	✓	✓	✓	✓
ADDENDA						
No. 1	✓	✓	✓	✓	✓	✓
No. 2	✓	✓	✓	✓	✓	✓
No. 3	✓	✓	✓	✓	✓	✓
BID AMOUNTS						
Base Bid	\$479,359	\$493,000	\$549,000	\$550,000	\$553,535	\$617,700
Alternates						
No. 1 (add)	\$2,950	\$2,200	\$3,100	\$715	\$3,100	\$2,723
No. 2 (add)	\$1,399	\$2,375	\$2,400	\$2,300	\$1,350	\$2,619
No. 3 (add)	\$2,074	\$2,920	\$3,000	\$7,600	\$3,150	\$2,919
No. 4 (add)	\$21,459	\$21,332	\$22,100	\$22,100	\$22,885	\$21,133
No. 5 (ded.)	(\$600)	(\$1,821)	(\$1,800)	(\$1,800)	(\$1,825)	(\$1,930)
Accum. Total	\$506,641	\$520,006	\$577,800	\$580,915	\$582,195	\$645,164

Remarks: Architect's Estimate: \$570,000

TABULATED

J.F. KEMPER

DATE

Aug. 12, 2013

NO.

CHECKED

AARZOO BAHARANI

DATE

Aug. 12, 2013

I hereby certify that this is a true and correct tabulation of the bids received at City Hall, Muscatine, IA

On Aug. 12, 2013 by

James J. Kemper

Muscatine WPCP Laboratory Annex

Exceptions and Clarifications

The following items are requesting clarifications or confirmations about items listed in the "Exceptions and Clarifications" statement submitted with your bid submittal on August 12, 2013:

1. If not addressed below, it is assumed that the items listed in the "Exceptions and Clarifications" are confirmations of work that is not required by the bidding documents, and are not an exception to the bidding documents.

RESPONSE: Assumption is correct.

2. "ADA toilet, ADA lavatory, water heater" – The plumbing fixtures in the Toilet Room are Bid Alternate No. 1. Confirm that the water heater in the Mechanical Room will be provided in the base bid in accordance with the drawings and specifications, including alternate bid items.

RESPONSE: Water heater is included in base bid in accordance with the drawing and specifications.

3. "Backfilling" – Confirm that this item only pertains to the compacted backfilling under the foundations and slab as described in Bid Alternate No. 3, and that in the base bid and in Bid Alternate No. 3, back filling to finish grade around the building perimeter is included on your base bid.

RESPONSE: Backfilling to finish grade around building perimeter is included in base bid.

4. "CA-6 Stone" – Please clarify. Is this an exception to something in the drawings and/or specifications?

RESPONSE: No, this is not an exception, this is noted for areas other than slab. Used to finish grade only.

5. "1-inch fill stone" – Please clarify. Is this an exception to something in the drawings and/or specifications?

RESPONSE: No, this is not an exception, noted for perimeter of foundation.

6. "Water Service" – Please confirm that all utility services, including water supply will tie into existing services on the site as shown on the Drawings.

RESPONSE: All utilities including water supply will tie into existing services on the site as shown on drawing.

7. "Weather Protection" – Please clarify. Is this an exception to something in the drawings and/or specifications?

RESPONSE: Weather protection typically occurs or is needed at freezing and below freezing. (i.e.: blankets, plastic, portable heat, etc. is not included in base bid.)

8. "Excavation" – Please verify that this only pertains to the excavation of the clarifiers in the case of Bid Alternate No. 3.

RESPONSE: Yes, this pertains to the clarifications in the case of alternate number three (3).

9. "Shoring, Bracing, earth retention" – Please verify that this only pertains to the excavation of the clarifiers in the case of Bid Alternate No. 3.

RESPONSE: Yes, this only pertains to the clarifiers in the case of alternate number three (3).

Signed JD Project Manager

Date 8/13/2013