



Legislation Text

File #: 18-0074R, **Version:** 1

RESOLUTION AUTHORIZING A CONTRACT WITH GARDNER BUILDERS, LLC, FOR CITY HALL INTERIOR RENOVATIONS FOR AN AMOUNT NOT TO EXCEED \$1,846,347.

CITY PROPOSAL:

RESOLVED, that the proper city officials are authorized to contract with Gardner Builders, LLC for City Hall interior renovations for a total amount not to exceed \$1,846,347, payable as follows:

\$1,586,722.00 450-025-5520, cp2009-0929b (capital improvements, stimulus act [ARRA], buildings and structures; 2009 capital projects, city hall remodeling)
\$160,437.60 450-030-5520, cp2010-1016b (capital improvements, finance, buildings & structures; 2010 capital projects, bonded, city hall remodeling)
\$99,187.40 450-030-5520, cp2017-1701b (capital improvements, finance, buildings & structures; 2017 capital projects, bonded, CIP eligible building improvements)

STATEMENT OF PURPOSE: This resolution authorizes a contract with Gardner Builders, LLC for city hall interior renovations for an amount not to exceed \$1,846,347.

City Hall is a 90-year-old building, much of which has not seen basic updates for many years. This project will accomplish three things:

- 1) Replacement of antiquated buildings systems including lighting, electrical, and IT systems that are inefficient, noncompliant, and/or insecure.
- 2) Replacement of deteriorating building materials including carpeting, ceiling tiles, and paint.
- 3) Improvement of space allocation. Some public-facing services will be relocated from upper floors to the first floor. Space vacated by the 2012 departure of the police department will be reallocated to alleviate overcrowding. Some office spaces will be modestly reconfigured to be more flexible, make employees more accessible to the public, and foster better internal communication and collaboration.

The project will be completed in phases to minimize disruption. Existing infrastructure and furniture will be retained where possible to reduce costs.

Funding for this project comes from capital improvement plan bond proceeds that are earmarked for city hall renovation.

Purchasing issued an invitation to bid on November 30, 2017, and received eight bids as listed below. Gardner Builders, LLC submitted the lowest responsive bid.

<u>Contractor</u>	<u>Bid</u>
Krause Anderson Construction Co	\$2,085,600
Stack Brothers Mechanical Contractors	\$1,900,000
Donald Holm Construction	\$1,998,620
Four Star Construction	\$1,972,198
Kaski, Inc.	\$2,557,935
Gardner Builders LLC	\$1,846,347
Johnson-Wilson Constructors	\$2,027,200

Max Gray Construction

\$1,985,400