

COUNCIL ACTION FORM

SUBJECT: APPROVAL OF CONTRACT AWARD FOR 2009-2010 CYRIDE WEST WALL EXTERIOR IMPROVEMENTS

BACKGROUND:

This project will provide for the replacement of the exterior insulation finishing system (EIFS) siding on the west exterior wall of the CyRide Building. EIFS is foam insulation with a synthetic coating, which is combustible. In April 2006, the City of Ames' insurance carrier, FM Global, conducted a risk assessment to evaluate key exposures leading to serious loss in the event of a fire. Replacement of the EIFS siding on the west side of the building was identified as a way to reduce potential exposure.

A grant funding 80% of the project was approved by the Iowa DOT Office of Public Transit with award subject to concurrence on the final project from its office. Plans and specifications were developed by the architect and engineering firm of Shive-Hattery, Inc., for EIFS replacement. Bids for the project were due January 14th, 2010. The project consists of replacing the EIFS siding with fire rated metal siding. It also entails the removal of a row of skylights on the west side of the building. Bid documents call for substantial completion of the work by April 2, 2010.

Nine general contractors submitted bids for the project. AZCON, Inc., of Grimes, IA submitted the low bid of \$68,900 with all of the required forms and certifications. The project architect performed a post bid interview to ensure that plans and specifications were properly understood. A representative from the company confirmed that the specifications were interpreted correctly and that the bid amount was correct. The grant funds will pay for \$55,120 of the work, with available Transit local share capital funds covering the remaining \$13,780.

ALTERNATIVES:

1. Approve the final plans and specifications for the 2009-2010 CyRide West Wall Exterior Improvements Project. Award the construction contract to AZCON, Inc., of Grimes, IA for a lump sum of \$68,900.
2. Reject Alternative #1 and direct staff to modify the project to reflect City Council Priorities.

MANAGER'S RECOMMENDED ACTION:

Alternative No. 1 will allow CyRide to move forward with a project that will reduce the building's risk exposure to fire. Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, approving the final plans and specifications for the 2009-2010 CyRide West Wall Exterior Improvements. Additionally, award the construction contract to AZCON Inc. of Grimes, IA for a lump sum of \$68,900.