

REQUEST FOR ACTION

Department Head

Luke Fischer,
Assistant to the City Administrator

City Council Date

April 20, 2010

Agenda Item

Consider quotes received for Delano Village Hall Improvements

ACTION REQUESTED

Award contracts to the apparent low bidders and authorize staff to proceed with Delano Village Hall improvement project.

BACKGROUND

On March 16, 2010 the City Council authorized staff to seek quotes to make Delano Village Hall grant funded improvements. Staff requested recommendations from Historic Architects MacDonald and Mack for contractors that they had worked with on previous historic projects. MacDonald and Mack recommended two roofing contractors and two fire suppression contractors.

Staff contacted the recommended architects and contacted two additional sprinkler contractors and two additional roofing contractors along with posting the documents to the City's website. The Request for Quotes included a mandatory walk through and April 15, 2010 12 noon due date. Participants in the mandatory walk through included: Olsen Fire Protection, Summit Fire Protection, Les Jones Roofing, and Dalbec Roofing.

Reroof

Staff collected two quotes to replace the roof at the Village Hall. These came from Les Jones Roofing and Dalbec Roofing. Les Jones quoted the price to install new bird screens in the bell tower, staff feel that this addition should be completed at the time of reroofing. The quotes varied rather drastically, but staff feels comfortable recommending the Council award the contract to the apparent low bidder, Les Jones Roofing and authorizing all noted "options" in their quote.

Les Jones – Total - \$34,899
 Materials and Labor - \$24,547.00
 Synthetic Shake (for Cupola) - \$5,523.00
 Screen Bell Tower - \$600.00
 Flat Roof (north end) - \$4229.00
 Dalbec - Total - \$70,576
 Total - \$61,676
 Synthetic Shake (for Cupola) - \$8,900.00

Fire Suppression

Staff collected two quotes to install a fire suppression system at the Village Hall. Summit Fire Protection and Olsen Fire Protection both quoted the project, but Olsen did not meet the quote deadline and submitted its numbers a day late. Olsen quoted only the installation of the system and did not include other necessary improvements associated with the project. These items would have to be awarded with an additional contract, in the Olsen quote. Summit quoted these necessary improvements as line items in its quote. Staff recommends awarding the contract to the apparent low bidder, Summit Fire Protection and authorize the options outlined in the quote.

Summit - Base Quote - \$25,750.00
 - 4" Connection w/ curb stop - \$12,745.00
 - Remove ceiling tiles - \$450.00
 - Fire panel - \$4,610.00
 Olsen - Base Quote - \$27,865

ATTACHMENTS

Les Jones Quote

Dalbec Roofing Quote

Summit Fire Protection Quote

Olsen Fire Protection Quote

BUDGET

MN Historical Society Grant

Capital Fund