

April 6, 2015



To: Mayor Bemrich and City Council

From: David Fierke, City Manager

Subject: Roofing Bids: Lincoln Townhome Condominium Assn.

ACTION: For vote Monday, April 13, 2015

Brief History

In June of 2014, the properties in the Lincoln Townhome Condominium Association sustained hail damage. Insurance settlements have been received to replace the roofs on the following properties:

**322/324 North 10th Street
927/929 4th Avenue North
915 4th Avenue North
923 4th Avenue North
Garage Structure**

Analysis of Issue

The following bids were received to provide the labor and materials to replace all of the roofs:

Sideline Construction LLC, Fort Dodge, IA	\$28,580.00
RoJohn Home Improvements, Fort Dodge, IA	\$35,200.00
D&W Construction, Fort Dodge, IA	\$39,767.00

Budget Impact

Funds from the insurance settlements will be used for all costs associated with this work.

Strategic Plan Impact

Policy D.6.1: A variety of housing types in locations consistent with their characteristics and level of services required shall be accommodated.

Policy D.6.4: Affordable housing needs shall be met through an array of rental and home ownership options including apartments, townhouses, granny flats, carriage houses (garage apartments), single family site built homes, and accessory living units.

Policy D.6.6: Incentives may be provided for infill development and the rehabilitation of existing housing already provided with urban services to

acknowledge the lower service and infrastructure costs to the taxpayer. However, development requiring the expansion of services and infrastructure may be required to assist in the cost of such service expansions.

Policy D.6.9: New infill development shall be architecturally compatible with existing structures, landscape features and the streetscape within its vicinity. Efforts by neighborhood associations to establish their own standards for development compatibility shall be encouraged.

Existing Plan Impact

Consistent with the Lincoln Neighborhood Development Plan.

Subcommittee or Commission Review / Recommendation

None

Staff Conclusions / Recommendations

Staff recommends approval of a contract with Sideline Construction LLC in the amount of \$28,580.00 for the roofing of the properties.

Alternatives

The only alternative would be to not award the contract to Sideline Construction LLC.

Implementation and Accountability

If the contract is approved, the staff of the Department of Business Affairs, Community Growth and Engineering would oversee the work.

Signed

Approved



Vickie L. Reeck
Community Development Manager

David R. Fierke
City Manager

RESOLUTION NO. _____

**RESOLUTION AUTHORIZING A CONTRACT WITH SIDELINE CONSTRUCTION LLC
TO REPLACE THE ROOFS ON THE PROPERTIES IN THE LINCOLN TOWNHOME
CONDOMINIUM ASSOCIATION**

WHEREAS, in June of 2014, the properties in the Lincoln Townhome Condominium Association sustained hail damage; and,

WHEREAS, insurance settlements have been received to replace the roofs on the following properties:

- 322/324 North 10th Street
- 927/929 4th Avenue North
- 915 4th Avenue North
- 923 4th Avenue North
- Garage Structure

and,

WHEREAS, the following bids were received to complete the roofing project on all of the properties:

Sideline Construction LLC, Fort Dodge, IA	\$28,580.00
RoJohn Home Improvements, Fort Dodge, IA	\$35,200.00
D&W Construction, Fort Dodge, IA	\$39,767.00

and,

WHEREAS, the members of the Lincoln Townhome Condominium Association and the City of Fort Dodge have reviewed the bids received and made a determination that the low bidder, Sideline Construction LLC of Fort Dodge, Iowa, is in conformance with the qualifications required to complete the work.

NOW, THEREFORE, BE IT RESOLVED, that the City Council authorize the Lincoln Townhome Condominium Association to enter into a contract with Sideline Construction LLC of Fort Dodge, Iowa for a fee of \$28,580.00 to complete the roofing on the above-referenced properties.

Be it further resolved that payment for said work shall be paid from the insurance proceeds received and receipted in to the Lincoln Townhome Condominium Association Escrow Fund.

PASSED AND APPROVED this _____ day of _____, 2015.

AYES: _____

NAYS: _____

OTHER: _____

CITY OF FORT DODGE, IOWA

By: _____
Matt Bemrich, Mayor

ATTEST:

Jeff Nemmers, City Clerk

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