

RESOLUTION NO. 89334-0305

**A RESOLUTION ACCEPTING THE LOW BID
FOR
MUSCATINE OWNER-OCCUPIED HOUSING REHABILITATION PROGRAM**

WHEREAS, the City of Muscatine, Iowa has entered into a grant agreement with the Iowa Department of Economic Development (IDED) for owner-occupied housing rehabilitation within portions of the Mid Town Heart, Tree of Hope, "Spring" and Cedar Central neighborhoods; and

WHEREAS, said grant agreement will fund up to \$24,999 for housing rehabilitation and additional funding for lead-based paint control for each eligible residence; and

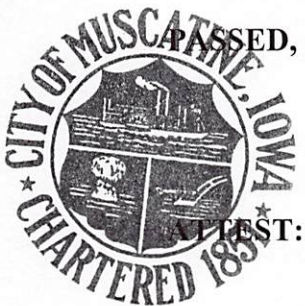
WHEREAS, a low bid from Schmidt Design & Build in the amount of \$26,556.00 was received March 15, 2005 for rehabilitation of the residence located at 909 E. 6th Street; Muscatine, IA;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MUSCATINE that the low bid of \$26,556.00 be accepted as the low bid on this project and the City is hereby authorized to execute a contract with Schmidt Design & Build.


PASSED, APPROVED, AND ADOPTED this 17th day of March 2005.

**BY THE CITY COUNCIL OF THE
CITY OF MUSCATINE, IOWA**


Richard W. O'Brien, Mayor



ATTEST:


A. J. Johnson, City Clerk

Bid Summary
2003 CDBG Housing Rehab Program
March 15, 2005

Contractor	909 E. 6thth Street (Rivera)
North Construction	\$28,232.00
Carver Construction Company	\$28,094.75
I.C. Home Improvement, INC	\$31,646.00
Schmidt Design & Build	\$26,556.00
American Ptng & Home Impr.	\$28,930.00
City Estimate	\$30,810.00

MEMO

TO: A. J. Johnson, City Administrator
FROM: Jim Rudisill, Planning and Community Development Coordinator
SUBJECT: March 15 Bid Opening For Housing Rehab Project
DATE: March 16, 2005

Bids on a single CDBG housing rehabilitation project at 909 E. 6th Street were opened on March 15, 2005. Invitations to bid were distributed to approximately 50 area contractors. Five contractors participated in a walk-through of the property on March 9. At the time this memo is being written, one bid has been submitted.

The Muscatine Rehabilitation Committee met on March 16 to review the bids. The low bid was submitted by Schmidt Design and Build for \$26,556.00. A resolution to accept the low bid is attached. A tab sheet that includes the other bids and the city estimate for this project is also provided.

This property represents the seventh project of the 2003 Housing Rehab Program. There will be a minimum of 11 properties rehabilitated under this program.

All projects are to be completed by June 30, 2005. This date creates a potential problem, since the next council meeting is not scheduled until April 7. There is a possibility that one or more additional projects will be bid prior to this meeting. Because of the short amount of time remaining before June 30, I would request the council authorize the city clerk and mayor to execute a construction contract for any additional housing rehabilitation projects that are bid prior to the April 7 council meeting. The Muscatine Rehabilitation Committee would continue to review any bids submitted and provide a recommendation.

Any action taken would then be presented to the council at its April 7 meeting for approval after the fact. The normal bidding procedures would be restored after April 7.

A request for extending the grant agreement with the Iowa Department of Economic Development might still be needed, although I'm hoping to complete these projects by the original June 30 deadline. After that date, all the funds for renting the Sunset apartment expire. Owners of the rehab properties are relocated to that apartment while any work that disturbs painted (lead-based) surfaces is conducted.