CITY OF COFFEYVILLE
BOARD OF COMMISSIONERS AGENDA ITEM

MEETING DATE	February 25, 2014	
RESOLUTION OR ORDINANCE NUMBER	R-14-11 and R-14-12	
AGENDA TITLE	Resolution to issue a purchase order to JRB Industries and a Resolution to issue a purchase order to G & G Dozer**.**	
REQUESTING DEPARTMENT	Code Enforcement	
PRESENTER	Tammy Dixon	
FISCAL INFORMATION	Cost as recommended:	Packet 1 - $34,000 Packet 2 - $40,230
	Budget Line Item:	520-5-000-478
	Balance Available	$73,622.50 In 2011, 2012 and 2013 there was $150,000 transferred from the Electric Utility.
	New Appropriation Required:	[ ] Yes [x] No

PURPOSE	To approve the bid for the demolition of 19 structures. Packet 1 has 8 structures and Packet 2 has 11. Packet 1 1. 819 W. 4th – 1 ½ Story House 2. 609 W. 4th – 1 Story House and Garage 3. 822 W. 2nd – Detached Garage 4. 614 W. 1st – Single Story House 5. 206 S. Beech – Old Commercial Building 6. 607 S. Beech – 2 Story House and Garage 7. 908 Lincoln – 1 Story House and Garage 8. 204 W. 4th – 1 Story House Packet 2 1. 811 Boothby – 1 Story House and Garage 2. 303 S. Walnut – 1 Story House 3. 301 S. Walnut – 1 Story House 4. 310 S. Walnut – 1 ½ Story House 5. 306 S. Willow – 1 Story House 6. 807 W. Colorado – 1 Story House 7. 511 N. Penn – 1 Story House and Garage 8. 813 Boothby – Doublewide Trailer 9. 1807 S. Walnut – 1 Story House and Shed 10. 110 Paul – 1 Story House and Garage 11. 404 S. Union – Unfinished demolished shed

BACKGROUND	JRB has performed demolition for Coffeyville in the past, 2011. He is out of Parsons and owns a landfill. There was an issue where Public Works was dissatisfied with his quality of work on a street project, however, there were no issues with his work on the previous demolition projects. G&G was not the low bidder on Packet 2 by $1,730. We consider them a local company, qualifying for the 5% preference. We use G&G on all lot cleanups because their dumpster prices are cheaper. They have worked with us on the City Wide Cleanup and have an exceptional record when honoring our requests. In addition, they can complete the work 30 days earlier than JRB.
SPECIAL NOTES	Two properties have been removed from Bid Packet 1 – 1312 W. 10th and 210 S. Central. There was asbestos detected on the house at 1312 W. 10th, and it was determined the garage at 210 S. Central was jointly owned by the property owner next door. Both properties will be rebid to include the house only for demolition at 210 S. Central.
ANALYSIS	Both Packet 1 and 2 had three bidders, G&G, JRB and Muller Construction. The bids are as follows; **Packet 1** G&G -$40,378 Start Date: 4-1 Completion: 5-1 JRB - $34,000 Start Date: 3-20 Completion: 5-1 Muller - $53,750 Start Date: 4-1 Completion: 7-1 **Packet 2** G&G - $40,230 Start Date: 4-1 Completion: 5-1 JRB - $38,500 Start Date: 5-1 Completion: 6-14 Muller - $44,650 Start Date: 4-1 Completion: 7-1
PUBLIC INFORMATION PROCESS	

BOARD OR COMMISSION RECOMMENDATION	N/A
STAFF RECOMMENDATION	We recommend JRB for Packet 1 at a cost of $34,000. We recommend G&G for Packet 2 at a cost of $40,230.
REFERENCE DOCUMENTS ATTACHED	Bid packet, R-14-11 and R-14-12

RESOLUTION NO. R-14-11

A RESOLUTION TO AUTHORIZE THE EXECUTION OF A CONTRACT WITH JRB INDUSTRIES FOR THE DEMOLITION AND DISPOSAL OF EIGHT STRUCTURES.

BE IT RESOLVED, by the Board of Commissioners of the City of Coffeyville, Kansas, that the Mayor and the City Clerk be and are hereby authorized to execute a contract with JRB Industries in the amount of $34,000 for the demolition and disposal of eight structures located in the City of Coffeyville.

The property locations are:

1. 819 W. 4th – 1 ½ Story House
2. 609 W. 4th – 1 Story House and Garage
3. 822 W. 2nd – Detached Garage
4. 614 W. 1st – Single Story House
5. 206 S. Beech – Old Commercial Building
6. 607 S. Beech – 2 Story House and Garage
7. 908 Lincoln – 1 Story House and Garage
8. 204 W. 4th – 1 Story House

ADOPTED THIS 25th DAY OF FEBRUARY, 2014.

_____
David George, Mayor

ATTEST:

_____
Cindy Price, City Clerk

APPROVED AS TO FORM AND LEGALITY:

_____
Paul Kritz, City Attorney

February 12, 2014

INVITATION TO BID

The City of Coffeyville, Kansas, is accepting sealed bids for the demolition and removal of certain structures located within the City. The proposed work will be on property previously condemned by the City of Coffeyville or on property that has been through the Blight process. Bid amount to include removal of structure; **concrete footings; concrete slabs**; filling/grading; cleaning the premises of all debris, rubbish and discarded building material; filling all open wells, cisterns, cellars, basements and other excavations located on such lots; and leaving the same in an even, clean and sanitary condition. The lots shall be graded and cleaned to the satisfaction of the City's Code Enforcement Officer and shall be suitable for finish mowing. Unsightly shrubs or trees shall be removed or trimmed. **A licensed plumber to disconnect sanitary sewer line as specified**. Bids should include the number of days required to complete the work. Bidders will be required to use their own equipment. Contractors shall prepare bids on a Per Structure Basis, as well as a lump sum bid.

Prospective bidders are encouraged to conduct a pre-bid site visit to aid in their bidding assessments.

Under the authority of the Clean Air Act, the Administrator of the United States Environmental Protection Agency (EPA) has promulgated National Emission Standards for Hazardous Air Pollutants (NESHAP). Asbestos was designated as a hazardous air pollutant, and standards were set for its use and control. Demolition of certain buildings and structures was determined to be a significant source of asbestos emissions. The Contractor to whom the demolition contract is awarded shall remove or abate, or cause to be removed or abated, all asbestos (exterior and/or interior, as identified in the asbestos report to be provided to Contractor by the City) in compliance with all applicable federal, state and/or local laws, rules and regulations. The Contractor shall allow EPA, KDHE, and/or City personnel to enter Contractor's facilities and the demolition site to review records, inspect the demolition methods, observe the asbestos removal or abatement process, sample or observe any emissions, and take other reasonable measures in order to assure Contractor's compliance with all applicable federal, state and/or local laws, rules and regulations relating to asbestos removal and/or abatement.

The Successful Bidder will be required to have a current Contractor's License with the City of Coffeyville, proof of Workers Compensation insurance, and be responsible for Demolition Permits with the City of Coffeyville. There are no fees for Demolition Permit.

<u>Property addresses are on the following page</u>:

Sealed bids should be submitted to City Clerk, City of Coffeyville, 7th& Walnut, P.O. Box 1629, Coffeyville, KS 67337. Bids are due in the City Clerk's office by 2 p.m. on Thursday, February 20, 2014 and will be opened at that time. Bids shall be placed in a sealed envelope and labeled "Demo Bid." The City of Coffeyville reserves the right to reject any and/or all bids or portions thereof.

For inquiries, or if you would like to meet for an onsite inspection or review the scope of work prior to the bid deadline, please contact Tammy Dixon, Code Enforcement Officer, at 620-252-6149 or 620-252-8621.

City of Coffeyville Demolition Bid
February 12, 2014 (Packet 1)

Description:

Provide all labor and materials to complete the structure demolition and removal project as indicated in the attached instructions.

1.	819 W. 4th House	$_____
2.	609 W. 4th House & Garage	$_____
3.	822 W. 2nd Garage	$_____
4.	1312 W. 10th House & Garage	$_____
5.	614 W. 1st House	$_____
6.	206 S. Beech Old Retail Building	$_____
7.	607 S. Beech House & Garage	$_____
8.	908 Lincoln House & Garage	$_____
9.	210 S. Central House & Garage	$_____
10.	204 W. 4th House	$_____
	Lump Sum Bid	$_____

The bidder acknowledges receipt of the following:

_____ Invitation to Bid

_____ Minimum Bonding Requirements

Anticipated start date _____

Anticipated completion date _____

_____ _____
Company Name Signature

_____ _____
Address Phone

Disposal Site _____

KDHE Licensed Municipal Solid Waste (Sanitary) or Construction/Demolition (C&D) Landfill Permit Number _____

Location: City_____ County _____ State_____

Waste Transporter _____

<u>Properties for demolition: Bid Date: February 19, 2014, 2:00pm</u>

1. 819 W. 4th, One and a half Story House. 1,698 Sq ft

Approximately 20 square feet of friable brown sheet vinyl flooring within 1st floor middle room
Approximately 600 square feet of friable ceiling texture located on the 2nd floor (on the sheetrock ceiling and above the sheetrock ceiling on plaster)

Please note, that friable ACM, such as the vinyl sheet flooring and ceiling texture, needs to be abated by a State of Kansas licensed asbestos abatement contractor prior to renovation and/or demolition activities that would disturb the material.
Approximately 10 linear feet of non-friable cementitious vent pipe located in the 1st floor bathroom
Non-friable ACM such as the cementitious panels and pipes need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

2. 609 W. 4th , One Story House & Garage. 1,030 Sq ft

Approximately 10 square feet of friable duct tape located in the basement (on vent boots)
Please note, that friable ACM, such as the vinyl sheet flooring and ceiling texture, needs to be abated by a State of Kansas licensed asbestos abatement contractor prior to renovation and/or demolition activities that would disturb the material.
Approximately 2,200 square feet of non-friable cementitious panels located on the exterior of the house
Non-friable ACM such as the cementitious panels and pipes need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

3. 822 W. 2nd, Detached Garage.

No asbestos detected (NAD)

4. 1312 W. 10th, Single Story House & Garage. 648 Sq ft

No asbestos detected (NAD)

5. 614 W. 1st, Single Story House. 1,288 Sq ft

No asbestos detected (NAD)

6. 206 S. Beech, Old Shop Building.

No asbestos detected (NAD)

7. 607 S. Beech, Two Story House & Garage. 2,121 Sq Ft

No asbestos detected (NAD)

8. 908 Lincoln, One Story House & Garage. 1,036 Sq Ft

No asbestos detected (NAD)

9. 210 S. Central, One Story House & Garage. 888 Sq Ft

Approximately 100 square feet of friable red vinyl sheet flooring located in the debris pile in the northwest bedroom

Please note, that friable ACM, such as the sheet vinyl flooring, needs to be abated by a State of Kansas licensed asbestos abatement contractor prior to renovation and/or demolition activities that would disturb the material.

Approximately 1,750 square feet of non-friable cementitious panels located on the exterior of the house
Non-friable ACM such as the cementitious panels need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

10. 204 W. 4th, One Story House. 1,216 Sq Ft

Approximately 150 square feet of non-friable cementitious siding (transite) located on the exterior of the house
Please note, that non-friable ACM such as the cementitious panels need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

City of Coffeyville Demolition Bid
February 12, 2014 (Packet 2)

Description:

Provide all labor and materials to complete the structure demolition and removal project as indicated in the attached instructions.

1.	811 Boothby House & Garage	$_____
2.	303 S. Walnut House	$_____
3.	301 S. Walnut House	$_____
4.	310 S. Walnut House	$_____
5.	306 S. Willow House	$_____
6.	807 W. Colorado House	$_____
7.	511 N. Penn House & Garage	$_____
8.	813 Boothby House	$_____
9.	1807 S. Walnut House & Shed	$_____
10.	110 Paul House & Garage	$_____
11.	404 S. Union Garage (finish demo)	$_____
	Lump Sum Bid	$_____

The bidder acknowledges receipt of the following:

_____ Invitation to Bid

_____ Minimum Bonding Requirements

Anticipated start date _____

Anticipated completion date _____

_____ _____
Company Name Signature

_____ _____
Address Phone

Disposal Site _____

KDHE Licensed Municipal Solid Waste (Sanitary) or Construction/Demolition (C&D) Landfill Permit Number _____

Location: City_____ County _____ State_____

Waste Transporter _____

<u>Properties for demolition: Bid Date: February 19, 2014, 2:00pm</u>

1. 811 Boothby, One Story House & Garage. 876 Sq ft

Approximately 65 square feet of friable green vinyl sheet flooring within the southwest room (top layer)
Please note, that friable ACM, such as the vinyl sheet flooring and ceiling texture, needs to be abated by a State of Kansas licensed asbestos abatement contractor prior to renovation and/or demolition activities that would disturb the material.
Approximately 700 square feet of non-friable cementitious panels located on the exterior of the house
Non-friable ACM such as the cementitious panels and pipes need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

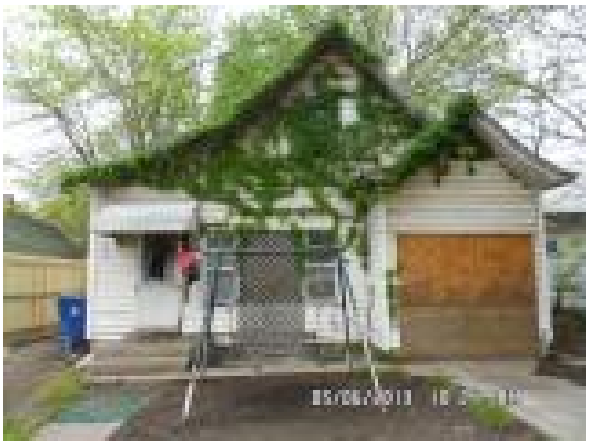
2. 303 S. Walnut , One Story House. 986 Sq ft

No asbestos detected (NAD)

3. 301 S. Walnut, One Story House. 986 Sq Ft

No asbestos detected (NAD)

4. 310 S. Walnut, One and a half Story House. 1,802 Sq Ft



Approximately 1,200 square feet of non-friable cementitious siding (transite) located on the exterior of the house

Please note, that non-friable ACM such as the cementitious panels need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

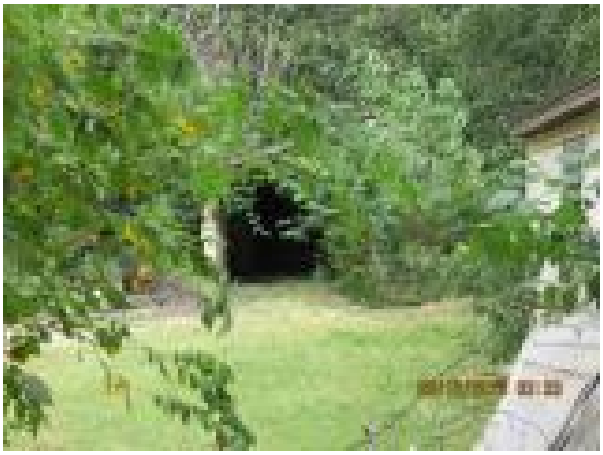
5. 306 S. Willow, One Story House. 1,120 Sq ft

No asbestos detected (NAD)

6. 807 W. Colorado, One Story House. 816 Sq Ft

Approximately 100 square feet of non-friable 9”x9” green floor tile (the associated mastic negative) located in the living room and in a debris pile.
Approximately 800 square feet of non-friable cementitious panels located on the exterior of the house
Non-friable ACM, such as the floor tile needs to be abated prior to renovation and/or demolition if activities that may disturb the materials and render it friable by means such as sanding, grinding, cutting or abrading. Also, non-friable ACM such as the cementitious panels need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

7. 511 N. Penn, One Story House & Garage. 1,108 Sq Ft

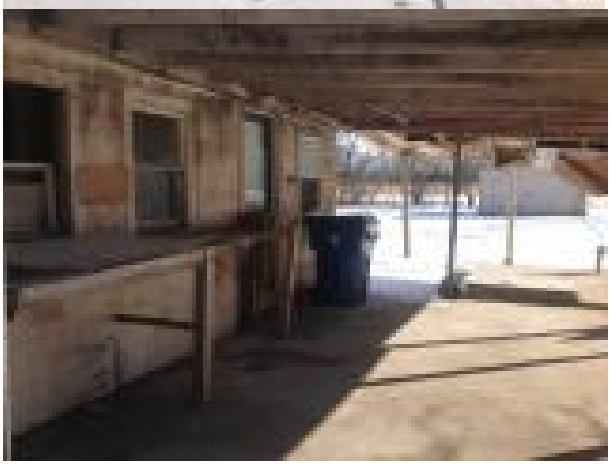


Approximately 100 square feet of non-friable cementitious siding (transite) located on the exterior of the house
Please note, that non-friable ACM such as the cementitious panels need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

8. 813 Boothby, Doublewide Trailer House.

Approximately 300 square feet of friable lt. green vinyl sheet flooring located in the back room
Please note, that friable ACM, such as the sheet vinyl flooring, needs to be abated by a State of Kansas licensed asbestos abatement contractor prior to renovation and/or demolition activities that would disturb the material.

9. 1807 S. Walnut, One Story House & Shed. 1,120 Sq Ft



(please leave concrete slab under carport)

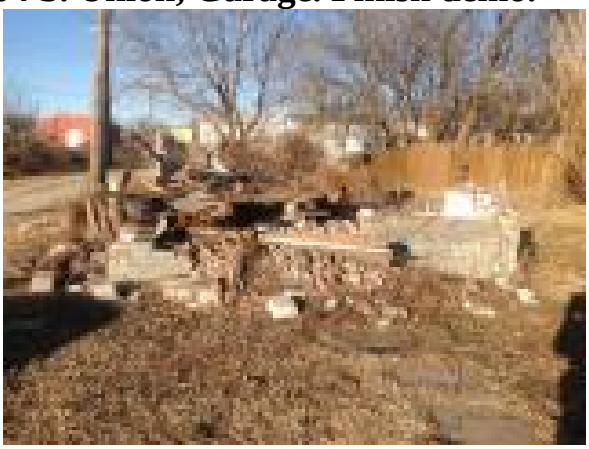
Approximately 1,100 square feet of non-friable cementitious siding (transite) located on the exterior of the house

Please note, that non-friable ACM such as the cementitious panels need to be abated by a State of Kansas licensed asbestos abatement contractor prior to demolition activities.

10. 110 Paul, One Story House & Garage. 568 Sq Ft

No asbestos detected (NAD)

11. 404 S. Union, Garage. Finish demo.



STRUCTURE DEMOLITION SPECIFICATIONS

1. Demolition shall be the removal and disposal of the entire building, any outbuildings, concrete slabs, asphalt slabs, or any other associated structures at such locations as designated by the City. The lot shall be graded and cleaned to the satisfaction of the Code Enforcement Officer and shall be suitable for finish mowing. Unsightly shrubs or trees shall be removed or trimmed. Contractor shall be responsible, at his own expense, for the removal and disposal, in a KDH&E approved landfill site, of any and all materials. This shall include but not be limited to paint-cans, carpet, furniture, appliances, and other household trash as designated by the City.

2. If required by the city prior to commencing work, the Contractor shall submit to the City a proposed method of operation for the removal and disposal of the structure. The schedule of coordination for shut-off, capping or discontinuation of utility services shall be submitted if so required by the City.

3. Structures to be demolished shall be vacated and discontinued from use or inhabitation prior to commencing work. The Contractor shall cease work immediately and report same to the City upon discovering either persons occupying the structure for any reason or any other extenuating circumstances that would require action by the City before continuing demolition operations.

4. The City of Coffeyville assumes no responsibility for the actual condition of the structure to be demolished. The Contractor shall satisfy himself through his own personal investigation of the structural conditions of the building.

5. The Contractor shall not be permitted to use any form of explosive devices or dispose of the materials by burning in the demolition of the structure either at the site or any landfill.

6. The Contractor shall conduct the demolition and removal operations to ensure minimum interference with roads, streets, walks or other adjacent structures or facilities. Any damages caused by the demolition operations to adjacent structures, roads, streets, walks personal property, etc. shall be repaired or otherwise compensated for by the contractor at no expense to the City or additional change orders to the contract.

   No streets, walks or other facilities shall be closed or otherwise obstructed for any length of time without written permission from the City prior to the Contractor commencing work. The Contractor shall notify all authorities having jurisdiction over the affected structure/facilities no less than twenty-four hours prior to commencing work.

   If it is necessary to close or otherwise obstruct a street or walkway, the Contractor shall provide at his own expense an alternate route which shall be marked and guarded to ensure the safety of the public. The City in writing prior to commencing work shall approve the plan for such alternate routes. Any barricades necessary for the protection of the public during the completion of the demolition operations shall be furnished and maintained by the Contractor. If said barricades are required to be in place over night, adequate flashing warning lights shall be placed on the barricades to ensure nighttime visibility.

7. The Contractor shall provide safe passage to the public around the demolition area. Demolition operations shall be conducted in prevent damage to adjacent structures, facilities or operations and shall ensure the safety of the public from the demolition operations.

   The City shall reserve the right to immediately suspend demolition operations upon finding a condition or situation, which the City feels, is unsafe for any reason. Work shall not continue until said situation or condition has been corrected in a manner acceptable to the City.

   The Contractor shall provide at his own expense all interior and exterior shoring and bracing as needed to support, prevent movement, settlement or premature collapse of the structure to be demolished. Said support shall remain in place as long as necessary to provide safe conditions.

8. The Contractor shall promptly repair or cause repairs to be made to adjacent facilities or structures all damages caused by the demolition operations. Said cost incurred by the repairs shall be made by the Contractor at no cost to the City or owners of the adjacent property.

   The Contractor shall furnish to the City written approval by the owners for said property that acceptable repairs or settlements have been made before final payment has been made and the demolition Bond is returned.

9. The Contractor shall use water sprinkling, temporary enclosures or other suitable methods to ensure the lowest practical level of dust and dirt arising and scattering into the air. The Contractor shall comply with all regulations of all governmental agencies having jurisdiction over environmental protection as applies to building demolition operations.

10. The Contractor shall demolish the structure completely, remove and dispose of all materials from the site. Such methods as required to safely complete the work in a workmanlike manner shall be employed within the confines of limitations of all governmental regulations concerning demolition operations.

11. Foundations and basement walls and floors shall be demolished completely and disposed of off site.

12. All voids and below grade areas resulting from the demolition operations shall be filled with clean fill approved by the City to insure adequate drainage of the area.

    Such material shall consist of but not be limited to dirt with stone or other inorganic contents no more than six (6) inches at its widest dimension and free from debris. Trash, frozen materials, roots or other organic material shall not be permitted. The stone content of any fill shall not exceed twenty-five (25) percent.

    Prior to placing any fill material, the Contractor shall remove and dispose of all trash and debris.

    Fill shall be placed in horizontal layers not to exceed six (6) inches in loose depth.
    The top of the fill area shall be topsoil with no stone, sand, grave or large organic material such as roots, stumps, etc.

13. After completing the fill placement, the Contractor shall grade the surface to meet adjacent contours to ensure proper drainage to the surrounding property or other surface drainage structures. Care shall be taken to prevent excess drainage upon adjacent property beyond that amount normally draining across the property prior to demolition.

14. The Contractor shall remove all debris, rubbish or other materials resulting from the demolition operations from the site.

    Materials suitable for fill as specified in Paragraph 12 from the immediate site may be stored on the site at the Contractor's discretion if there is available space. No burning of any material shall be permitted on site.

15 Materials, except as noted in Paragraph 1 above, from the demolition operations shall be transported by the Contractor from the demolition site and disposed of in a KDH&E approved landfill.

16 Sewer mains shall be capped or plugged with a watertight method. Any damage to water service prior to the disconnection by the City shall be repaired at the expense of the Contractor.

17. The Contractor shall have salvage rights from the date of the Contract to any and all materials remaining in the structures to be demolished.

18. In the event that the contract is let to multiple contractors, all contractors shall cooperate in the placing of the demolition material at the Landfill site.

19. Proof of Liability Insurance and Workers Compensation Insurance shall be furnished by Contractor prior to commencing any work. Liability insurance shall require a minimum of $1,000,000.

20. Under the authority of the Clean Air Act, the Administrator of the United States Environmental Protection Agency (EPA) has promulgated National Emission Standards for Hazardous Air Pollutants (NESHAP). Asbestos was designated as a hazardous air pollutant, and standards were set for its use and control. Demolition of certain buildings and structures was determined to be a significant source of asbestos emissions. If applicable, the Contractor shall remove or abate, or cause to be removed or abated, all asbestos (exterior and/or interior, as identified in the asbestos report provided to Contractor by the City) in compliance with all applicable federal, state and/or local laws, rules and regulations. The Contractor shall allow EPA, KDHE, and/or City personnel to enter Contractor's facilities and the demolition site to review records, inspect the demolition methods, observe the asbestos removal or abatement process, sample or observe any emissions, and take other reasonable measures in order to assure Contractor's compliance with all applicable federal, state and/or local laws, rules and regulations relating to asbestos removal and/or abatement.