THE URBAN RENEWAL AGENCY OF THE CITY OF TWIN FALLS

Date: March 12, 2012

To: Urban Renewal Agency of the City of Twin Falls

From: Melinda Anderson, URA Executive Director

Request:

Consideration of a request to approve the low, responsive bid of $26,969.00 from Asbestos Abatement, Inc of Boise to demolish structures on the Kruzer's site at 121 4th Ave. So. and prepare the ground for new development.

Background:

On January 20, 2012 the URA board approved a disposition and development agreement with Glanbia Foods and Uptown Developers for a new 50,000 square foot headquarters and cheese innovation center on the former Kruzer's site.

On February 23 staff mailed out requests for bids for the Kruzer's demolition to 11 local and regional demolition contractors. Trudi provided a walkthrough of the building on March 1. Bids were to be received by our office no later than noon on March 7, 2012. By that deadline we received four bids. The bid amounts ranged from $26,969 to $64,305.

Work would be expected to begin quite soon and wrap up no later than April 16.

Approval Process:

A majority vote of a quorum of the Agency board in open meeting.

Budget Impact:

The bid amount of $26,969 plus a possible additional cost to inspect/test the compaction fill for the basement area.

Conclusion:

Staff recommends the board approve low bid.

Attachments:

1. Asbestos Abatement Inc bid.

BID PROPOSAL

roposal Submitted by

Asbestos Abatement INC.

P.O. Box 2593

Address

Boise

City

Idaho 83701

Phone 208-345-3574

Date 2/6/12

Project Description

121 4TH Avenue South Building Demolition

Job Name

Kruzer's Demolition

Urban Renewal Contact **Melinda Anderson**

Phone **735-7240**

We propose hereby to furnish all equipment, material and labor in accordance with the City of Twin Falls Standard Specifications & Standard Drawings, and enclosed special provisions. This proposal for work contemplated herein is to be submitted on a lump sum price basis.

All materials and workmanship are guaranteed to be as specified by the City of Twin Falls Standard Drawings and Specifications. Any alterations or deviation from the specifications or drawings which involve extra cost will be executed only as per written orders and shall become an addition or deduction to the bid amount of the original proposal. All cost incurred due to strikes, accidents or other delays shall be the Contractor's responsibility. Final Payment will be made after all work has been completed and all work has been accepted by the Urban Renewal Agency of the City of Twin Falls.

The work contemplated within this proposal will take **30 (thirty)** calendar days or less to complete upon commencement of work. For projects over $10,000, a $100 per day forfeiture for non-completion of work within aforementioned calendar days will be deducted from the amount owed the Contractor as per the Standard Specifications.

CONTRACTOR [signature] Title owner Date 2/6/12

authorized signature

PWC # 12442-A-3,4 (13280) 10/31/12

CONTRACTOR'S PUBLIC WORKS LICENSE # Date of Expiration

The Contractor shall carry liability insurance in the minimum amount of $500,000 for jobs less than $10,000 or $1,000,000 for jobs over $10,000; and workman's compensation insurance.

State Insurance Fund 10/1/12

Workman's Compensation Carrier Date of Expiration

ARCH 2/15/13

Liability Insurance Carrier Date of Expiration

Prior to contract execution by the Urban Renewal Agency, the Contractor shall submit:

- Certificates of insurance
- Idaho State Form WH-5, for Public Works Projects over $10,000
- Department of Treasury Form W-9, if not incorporated
- Workman's Compensation Policy
- Performance and Payment Bond not less than 85% of the bid amount

Note: This proposal may be withdrawn by the Contractor if not accepted by the Urban Renewal Agency within 30 days.

Acceptance of Proposal: The prices as shown in this proposal are satisfactory and are hereby accepted. You are authorized to do the work as specified.

Name and Title (for the Urban Renewal Agency) Date

201 SPECIAL PROVISIONS:

201.01 The work includes the complete removal, to bare earth, of one structure at 121 4th Avenue South and site leveling. Removal includes, but is not limited to the removal of basement walls, foundations, slabs, floors and all other basement materials, two pylon signs, three sign bases, asphalt paving from all parking areas, parking blocks and sidewalk adjacent to Shoshone Street and 4th Avenue. Water and sewer service from building to main line (cap per city requirements), electrical service from building to distribution pole, gas service from building to property line, telephone service and power lines adjacent to alley, all poles and overhead poles adjacent to alley.

201.02 The Contractor is responsible for removing all demolished materials and debris from the site and disposing of them properly.

201.03 The Contractor shall backfill the hole, including utility removals, with granular material compacted in 8" maximum layers to 98 percent of ASTM 1557. The granular material shall meet the following specification: Max size - 3 inches; Sand equivalent - Not less than 30.

201.04 The Contractor shall final grade the site, so that storm water is not discharged onto adjacent properties or public right-of-ways. The final grade at the center of the site shall be no more than one foot lower than the adjacent properties.

201.05 The final surface shall be covered with native material or the granular backfill material described in section 201.03.

201.06 The Urban Renewal Agency had the building tested for asbestos by a licensed environmental contractor. The investigation resulted in abatement of insulation in the crawl space and no further asbestos containing materials were found. (Report included.)

201.07 The Contractor is responsible for locating, preserving, and protecting all existing utilities that are not required to be removed as part of the demolition.

201.08 The Contractor shall contact all Utilities and coordinate utility service disconnections from the site as needed to remove the existing structures. Utilities that are to remain shall be preserved and protected.

201.09 The Contractor is responsible for contacting and obtaining all necessary permits from the Idaho Department of Transportation for State Right-of-Way access and traffic control as required by the State Transportation Department.

201.10 The Contractor is responsible for obtaining written permission from adjacent landowners if the adjacent properties will be used or accessed during demolition activities.

201.11 The Contractor is responsible for acquiring all necessary permits required to perform the work.

201.12 The Urban Renewal Agency must have all work completed by April 16, 2012.

201.13 It is the Contractor's responsibility to be familiar with the site and work required. A pre-bid meeting at the site will be held on March 1, 2012 at 10:00 a.m. to allow contractors to review project conditions. Contact Trudi Nutile at 735-7313 with questions.

Please bid the item(s) marked. If any additional explanation is required please indicate in the spaces provided below.

Bid Item	Description	Quantity	Unit Price	Total Amount
1	Demolition, in place	1 ls	@ 26,969 /ls =	$ 26,969.00

GRAND TOTAL = $ 26,969.00

Twenty six thousand nine hundred sixty nine