



1459 Washington St.
Muscatine, IA 52761-5040
(563) 263-8933
Fax (563) 263-2127

Public Works

City Transit
263-8152

MEMORANDUM

Equipment Maintenance
Roadway Maintenance
Collection & Drainage
Building & Grounds
Engineering

To: Gregg Mandsager, City Administrator

CC: Fran Donelson, Secretary

FROM: Randy Hill, Public Works Director

DATE: June 14, 2011

RE: Council Action – Request Approval of the General Contractor Agreement

INTRODUCTION:

The City of Muscatine received proposals for services from a General Contractor on Thursday, June 9, 2011.

BACKGROUND:

The City has engaged a General Contractor for the past 12 years. The current agreement with BMW expires on June 30, 2011. This program has been very valuable for the city because it allows us to expedite construction projects, primarily maintenance associated with city facilities and streets, without the cumbersome delays associated with getting quotes. The contract does not prohibit the city from seeking other quotes if staff believes a project can be completed with less costs than proposed by the General Contractor. However, more than 44 projects have been completed under the current contract with BMW in a four year span (2007–2011).

RECOMMENDATION/RATIONALE:

Only one proposal was received for the General Contractor. BMW 2 submitted the proposal. BMW 2 is part of the family business started by Brian Wolfe (BMW). BMW 2's proposal was unchanged from the previous contract with two exceptions – an increase in the rates for both licensed plumbers (\$4.60 p/hr increase) and licensed electricians (\$7.50 p/hr increase). The remaining 13 positions did not change. The agreement would be for a period of three years and would begin July 1, 2011 thru June 30, 2014 with a possible one-year extension. As the city has caught up with its back-log of maintenance projects we are using the General Contractor less (the previous contractor completed 62 projects for us from 2003–2007).

Public Works (Building & Grounds staff) and all of the other departments who use the services

**"I remember Muscatine for its sunsets. I have never seen any
on either side of the ocean that equaled them" — Mark Twain**

of the General Contractor have concluded that this program has been very effective in dealing with City needs in an efficient manner. We have appreciated the work of BMW and look forward to working with BMW 2 in the future.

If you have any questions, please contact me.

BACKUP INFORMATION:

1. 11
- 2.
- 3.
- 4.