

**RESOLUTION  
NO 19-25**

**RESOLUTION AUTHORIZING THE MAYOR AND CITY CLERK  
TO EXECUTE AN AGREEMENT WITH  
CARLEY CONSTRUCTION, LLC, FOR THE  
MID-AMERICA CENTER PARKING LOTS REHAB, PHASE 1  
PROJECT #BM19-01**

- WHEREAS, the plans, specifications, and form of contract for the Mid-America Center Parking Lot Rehab, Phase 1 are on file in the office of the City Clerk; and
- WHEREAS, a Notice of Public Hearing was published, as required by law, and a public hearing was held on December 17, 2018, and the plans, specifications and form of contract were approved; and
- WHEREAS, Carley Construction, LLC has submitted a low bid in the amount of \$777,009.29 for this contract.

NOW, THEREFORE, BE IT RESOLVED  
BY THE CITY COUNCIL  
OF THE  
CITY OF COUNCIL BLUFFS, IOWA

That the bid of Carley Construction, LLC in the amount of \$777,009.29 is hereby accepted as the lowest and best bid received for said work; and

BE IT FURTHER RESOLVED


That the City Council does hereby award the contract in connection with the Mid-America Center Parking Lot Rehab, Phase 1; and

BE IT FURTHER RESOLVED

That the Mayor and City Clerk are hereby authorized, empowered, and directed to execute an agreement with Carley Construction, LLC for and on behalf of the City of Council Bluffs, upon approval by the City Attorney of the certificate of insurance and payment and performance bonds as required by the contract specifications.

ADOPTED  
AND  
APPROVED

January 28, 2019

  
\_\_\_\_\_  
Matthew J. Walsh, Mayor

ATTEST:

  
\_\_\_\_\_  
Jodi Quakenbush, City Clerk

**Council Communication**

Department: Public Works Admin  
Case/Project No.: BM19-01  
Submitted by: Matthew Cox, City Engineer

Resolution 19-25  
ITEM 5.C.

Council Action: 1/28/2019

**Description**

Resolution accepting the bid of Carley Construction, LLC in the amount of \$777,009.29 for the Mid-America Center Parking Lots Rehab, Phase 1. Project # BM19-01

**Background/Discussion**

On January 15, 2019 bids were received in the office of the city clerk as follows:

	Division II	
	<u>Pavement</u>	<u>Total</u>
Carley Construction, LLC Council Bluffs, IA	\$777,009.29	\$777,009.29
Tab Construction Co. Omaha, NE	\$837,327.65	\$837,327.65
Bluffs Paving and Utility Co. Inc., Crescent, IA	\$864,978.99	\$864,978.99
Valley Corporation, Valley, NE	\$996,813.49	\$996,813.49
Engineer's Opinion (HGM)	\$909,950.00	\$909,950.00

The Entertainment District located between 23<sup>rd</sup> Avenue and I-80/29 and from 24<sup>th</sup> Street to 35<sup>th</sup> Street is a premier destination location within the City of Council Bluffs. The area includes the Mid-America Center, Horseshoe Casino, Bass Pro Shop store, and several hotels and restaurants. The recent construction of the Field House and another hotel are adding to the amenities offered in the area.

The parking lots that surround the Mid-America Center are owned by the City. The paving has degraded to the point where maintenance is difficult and there are safety concerns because of the poor condition.

A study was performed in 2011 and updated in 2015, which recommended the replacement of the parking lots. The conceptual plan suggested that the work could be performed in multiple phases over a few years. Proceeding with replacement is now necessary and five phases have been programmed in the CIP. The phase 1 limits are a portion of the parking lot south of the main entrance to the convention center and a portion of the lot west of the U.S. Social Security Administration offices.

This project was included in the FY19 CIP with a budget of \$1,000,000 from the General Fund.

The project schedule is as follows:

Construction Start March 2019  
Construction End August 2019

**Recommendation**

Approval of this resolution.

**ATTACHMENTS:**

Description	Type	Upload Date
Resolution 19-25	Resolution	1/23/2019