Ordinance No. 175 – 2024

Accepting The Base Bid Plus Allowances, Alternate 2 & Alternate 3 Of Midwest Contracting, Inc., 1428 Albon Road, Holland, Ohio 43528 To Furnish Labor, Materials And Equipment For The Street Department Garage Facility- 2024; Authorizing The Mayor, Director Of Public Service And Finance Director To Enter Into A Contract With Said Contractor; And Declaring An Emergency

Summary And Background

Ordinance No. 1-2024 passed by Oregon City Council on January 8, 2024, authorized the Director of Public Service to take bids for projects, such as the Street Department Garage Facility -2024.

The proposed facility consists of a 14,000 square foot Pre-Manufactured Metal Building with metal roofing and vehicle maintenance equipment. The purpose of the facility is to provide more storage space for trucks and heavy equipment, and space for a maintenance shop and wash bay.

Bids were advertised in accordance with law and were received and opened on October 22, 2024.

Oregon City Council has provided partial funding in the approved 2024 C.I.P. Municipal Budget in various accounts for the said project work. **Now, Therefore,**

Be It Ordained By The Council Of The City Of Oregon, Ohio, That:

Section 1. The Base Bid Plus Allowances ($2,434,000.00), Alternate 2 -Pre-Manufactured Metal Building ($-42,000.00), and Alternate 3 -Wash Bay with Metal Roof ($580,200.00) of Midwest Contracting, Inc., 1428 Albon Road, Holland, Ohio 43528 for the Street Department Garage Facility - 2024 Project for a total amount not to exceed Two Million Nine Hundred Seventy-Two Thousand, Two Hundred and 00/100 Dollars ($2,972,200.00) be in the same is hereby accepted as the lowest and best bid in accordance with prices as set forth in Exhibit A, attached hereto and made a part hereof.

Section 2. The Mayor, Director of Public Service and Finance Director are hereby authorized to enter into a contract with Midwest Contracting, Inc., 1428 Albon Road, Holland, Ohio 43528, in a total amount not to exceed $2,972,200.00 for the Base Bid Plus Allowances ($2,434,000.00), Alternate 2 -Pre-Manufactured Metal Building ($-42,000.00), and Alternate 3 -Wash Bay with Metal Roof ($580,200.00) for the Street Department Garage Facility - 2024 Project.

Section 3. Oregon City Council hereby approves and authorizes the necessary appropriation of $1,252,200.00 from Fund 261 into Account 261.3150.57720 for the purpose of providing additional funds necessary for the Street Department Garage Facility -2024 work authorized by Sections 1 and 2 above.

Section 4. It is hereby found and determined that all formal actions of this Council concerning and relating to the passage of this Ordinance were adopted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal actions were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code and that the consideration, reading and adoption of this Ordinance has been in accordance with Article III, Section 9 of the City Charter as amended.

Section 5. This Ordinance is hereby declared to be an emergency measure and shall take effect upon its passage and signature by the mayor. The reason for the emergency lies in the fact that this Ordinance is necessary to let the construction contracts and begin construction in a timely manner.

Vote on passage as an emergency: Yeas 6 Nays 0 Abs. 0

Passed as an emergency measure: November 12th 2024

President of Council

Attest:

Clerk of Council

Approved:

Mayor

Bid Tab
Street Department Garage Facility - 2024
City of Oregon, Ohio

Date: 10/22/2024
Time: 10:00 AM

Opened by: Paul Roman, P.E.
Witnesses: R. Shultz, P.E. , M. Rowe (Buehrer Group)
K. Henninger and J. Bosh

Total BASE BID Estimate: $2,025,000.00
ALTERNATE 1 – Asphalt Shingle Roof Estimate: -$50,000.00
ALTERNATE 2 – Pre-manufactured Metal Building Estimate: $75,000.00
ALTERNATE 3 – Wash Bay with Metal Roof Estimate: $425,000.00
ALTERNATE 4 – Wash Bay with Asphalt Shingle Roof Estimate: $415,000.00

Contractor:	Midwest Contracting 1428 Albon Road Holland, Ohio 43528	The Delventhal Company 3796 Rockland Circle Millbury, Ohio 43447		
Bid Bond	Penal Sum	Penal Sum		
Base Bid	**$2,359,500.00**	**$2,428,163.00**		
Allowance #1 Item #2 - Air Compressor	*$9,500.00*	*$9,500.00*		
Allowance #2 Item #72 - 2-Post Lift	*$25,000.00*	*$25,000.00*		
Allowance #3 Item #74 - 4-Post Lift	*$40,000.00*	*$40,000.00*		
TOTAL BASE BID plus ALLOWANCES	**$2,434,000.00**	**$2,502,663.00**		
Total ALTERNATE 1 Asphalt Shingle Roof	**-$62,250.00**	**$820.00**		
Total ALTERNATE 2 Pre-manufactured Metal Building	**-$42;000.00**	**$420,000.00**		
Total ALTERNATE 3 Wash Bay with Metal Roof	**$580,200.00**	**$590,000.00**		
Total ALTERNATE 4 Wash Bay with Asphalt Shingle Roof	**$553,300.00**	**$567,800.00**		
Notes:				

Bid Info Web Page: https://oregonohio.org/departments/engineering/bidding-information/

buehrergroup
architecture + engineering inc.

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Maumee, Ohio 43537

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October 22, 2024

Rodney Shultz, PE
City of Oregon
5330 Seaman Road
Oregon, OH 43616

Re: Street Department Garage Facility for City of Oregon

Bids were received on October 22, 2024 for the Street Department Garage Facility for City of Oregon. Two (2) contractors submitted bids and the apparent low bidder Midwest Contracting of Holland, OH submitted the low base bid of $2,434,000.00 which was 20.2% above the published estimate of $2,025,000.00. On October 22, 2024, Curt Meuleman of Midwest Contracting was interviewed for a full scope review via virtual call and has indicated that they understand the scope of work and can complete the work within the timeframe outlined within the contract documents. Buehrer Group Architecture and Engineering, Inc. has worked with Midwest Contracting on several projects, most recently completing the Miscellaneous Projects for City of Oregon Recreation Department.

Their submitted bid with Alternates 2 and 3 totals $2,972,200.00, which is 17.7% above the published estimate of $2,525,000.00, and thus can be awarded.

Based upon our past experience with Midwest Contracting, and the post bid interview, Buehrer Group Architecture and Engineering, Inc. recommends awarding the contract to Midwest Contracting for the Miscellaneous Projects for City of Oregon Recreation Department.

Should you have any questions or concern regarding this recommendation, feel free to contact me.

Respectfully submitted,

Michael P. Rowe, AIA, NCARB, LEED AP
partner / architect
BUEHRER GROUP
Architecture & Engineering, Inc.

Kent D. Buehrer, AIA, PE, F. NSPE, RCDD, LEED AP, president
Brent A. Buehrer, AIA, LEED AP, vice president
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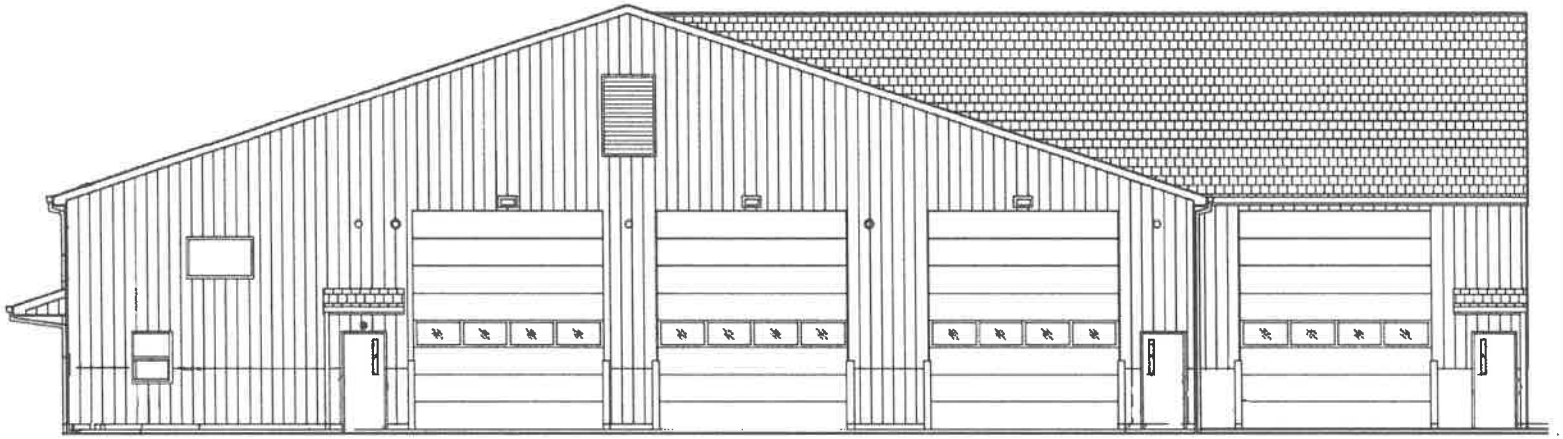
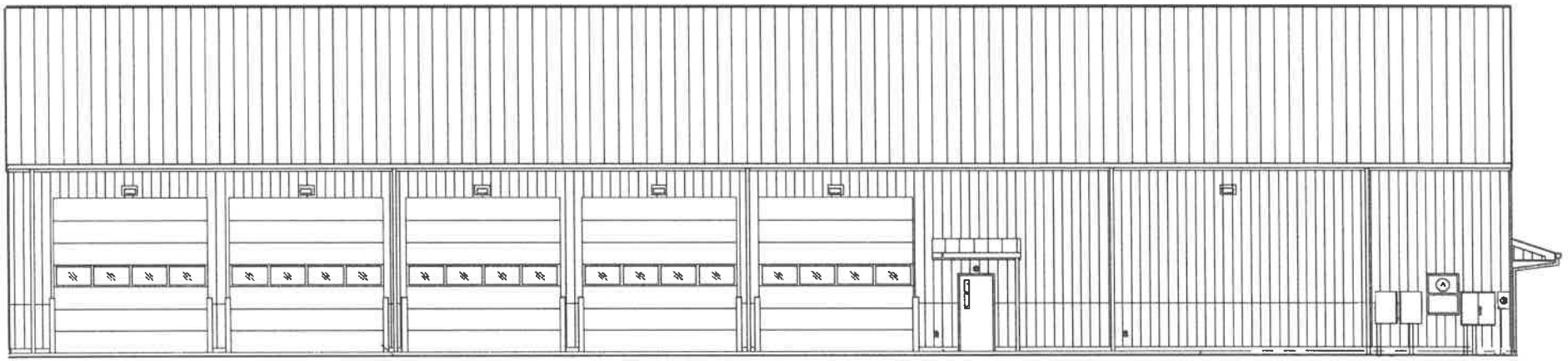
James Price, AIA. NCARB, LEED AP, partner
Michael Rowe, AIA, NCARB, LEED AP, partner

Street Department Garage Facility - 2024



North Elevation



East Elevation