



Date January 22, 2024

**APPROVING COMPLETION AND ACCEPTANCE OF THE
STORM SEWER, SANITARY SEWER, AND PAVING IMPROVEMENTS
SET FORTH IN AND CONSTRUCTED PURSUANT TO SAID
PRIVATE CONSTRUCTION CONTRACT, MARKET DISTRICT PHASE 1B,
BETWEEN RYAN COMPANIES US, INC. AND THE DISTRICT DEVELOPER, LLC**

WHEREAS, on March 21, 2022 under Roll Call No. 22-0397, the City Council approved a private construction contract in the amount of \$1,494,154.00, between Ryan Companies US, Inc., Russell Lewton, Senior Vice President, 533 South Third Street, Suite 100, Minneapolis, MN, 55415 as Contractor, and The District Developer, LLC, Paul D. Hayes, President, 512 ½ E Grand Avenue, Des Moines, IA, 50309 as Owner, for construction of storm sewer, sanitary sewer, and paving improvements described as Storm Sewer, Sanitary Sewer, and Paving Improvements to serve Market District Phase 1B, located along E 3rd Street from Market Street to Vine Street, as shown on Plan File Numbers 634-163/278., and granted permission to the parties of said contract to construct these improvements in accordance with the contract documents and subject to the inspection and approval of the Des Moines City Engineer.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DES MOINES, IOWA: That the attached report of the Des Moines City Engineer acknowledging the completion and recommending the acceptance of the construction of said storm sewer, sanitary sewer, and paving improvements in the amount of \$1,494,154.00, which have been constructed in substantial compliance with the contract documents between Ryan Companies US, Inc. and The District Developer, LLC, which were approved under Roll Call No. 22-0397, dated March 21, 2022, be received and filed; and that completion of said storm sewer, sanitary sewer, and paving improvements described as Storm Sewer, Sanitary Sewer, and Paving Improvements to serve Market District Phase 1B, located along E 3rd Street from Market Street to Vine Street, as shown on Plan File Numbers 634-163/278., is hereby acknowledged and that said storm sewer, sanitary sewer, and paving improvements are hereby accepted.

Activity ID: 082022108

Moved by _____ to adopt. Second by _____

FORM APPROVED:

s/Kathleen Vanderpool

Kathleen Vanderpool
Deputy City Attorney



Funding Source: All project costs are to be paid by the Owner(s), The District Developer, LLC



Roll Call Number

Agenda Item Number

9A

Date January 22, 2024

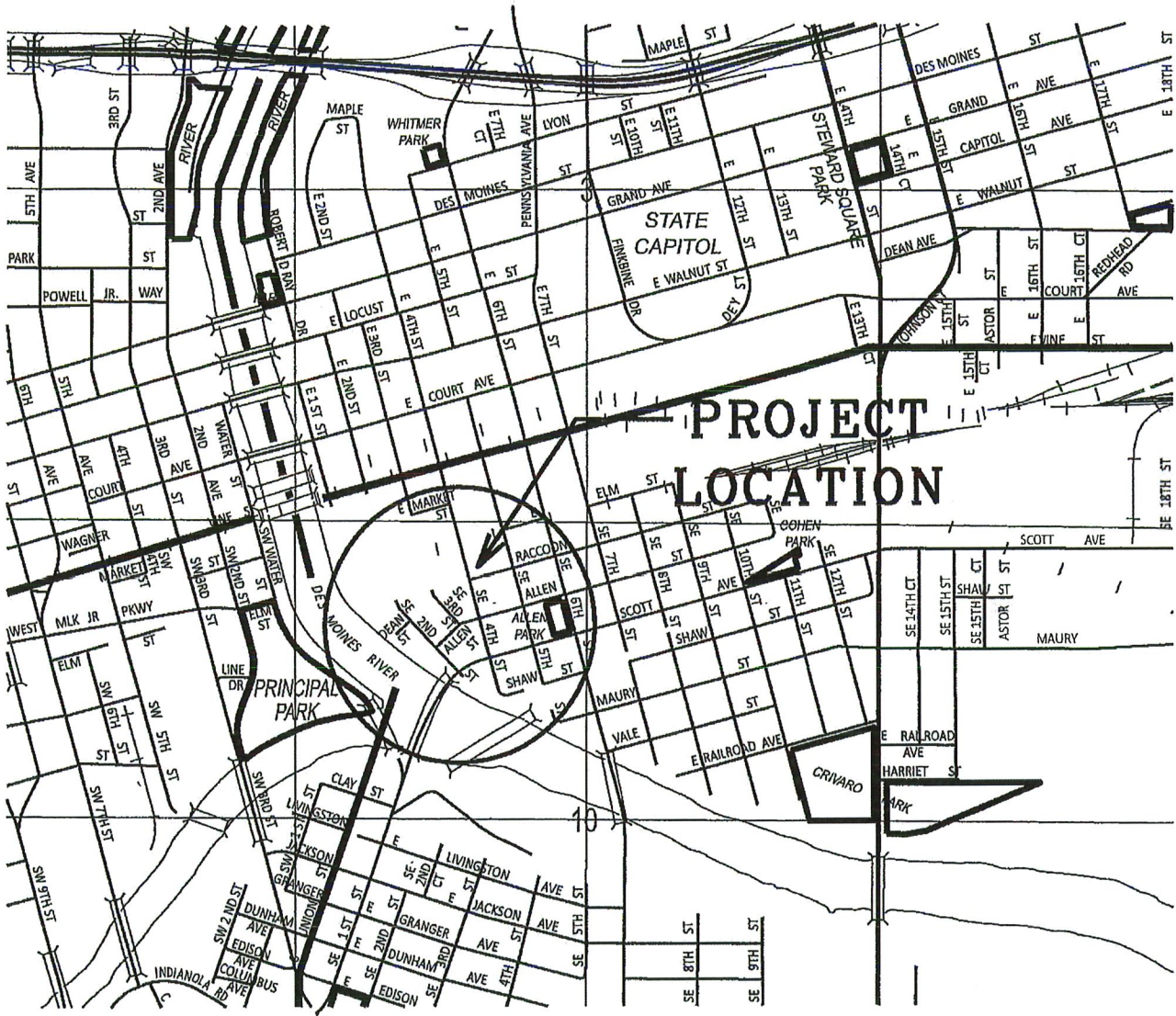
COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
BOESEN				
COLEMAN				
GATTO				
MANDELBAUM				
VOSS				
WESTERGAARD				
TOTAL				
MOTION CARRIED		APPROVED		
<p>_____ Mayor</p>				

CERTIFICATE

I, Laura Baumgartner, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

_____ **City Clerk**



**PROJECT
LOCATION**

**MARKET DISTRICT PHASE 1B
SANITARY, STORM, PAVING
IMPROVEMENTS**



January 22, 2024

CERTIFICATION OF COMPLETION

AGENDA HEADING:

Approving completion and recommending acceptance of the Private Construction Contract for Storm Sewer, Sanitary Sewer, and Paving Improvements, Market District Phase 1B, between Ryan Companies US, Inc. and The District Developer, LLC.

SYNOPSIS:

Approve the Des Moines City Engineer's Certification of Completion, acknowledge the completion and accept construction of said improvement.

FISCAL IMPACT:

Amount: \$1,494,154.00 As-Built Contract Cost


Funding Source: No Cost to the City of Des Moines; all costs are to be paid by the Owner, The District Developer, LLC

CERTIFICATION OF COMPLETION:

On March 21, 2022, under Roll Call No. 22-0397, the City Council approved a private construction contract in the amount of \$1,494,154.00, between Ryan Companies US, Inc., Russell Lewton, Senior Vice President, 533 South Third Street, Suite 100, Minneapolis, MN 55415 - as Contractor, and The District Developer, LLC, Paul D. Hayes, President, 512 1/2 E Grand Avenue, Des Moines, IA, 50309 - as Owner, for construction of storm sewer, sanitary sewer, and paving improvements described as Storm Sewer, Sanitary Sewer, and Paving Improvements to serve Market District Phase 1B, located along E 3rd Street from Market Street to Vine Street, as shown on Plan File Numbers 634-163/278, and granted permission to the parties of said contract to construct these improvements in accordance with the contract documents and subject to the inspection and approval of the Des Moines City Engineer.

I hereby certify that the construction of said storm sewer, sanitary sewer, and paving improvements described as Storm Sewer, Sanitary Sewer, and Paving Improvements to serve Market District Phase 1B, located along E 3rd Street from Market Street to Vine Street, as shown on Plan File Numbers 634-163/278, Activity ID 082022108, has been completed in substantial compliance with the contract documents between Ryan Companies US, Inc. and The District Developer, LLC, which were approved under Roll Call No. 22-0397, dated March 21, 2022 and I hereby recommend that the above storm sewer, sanitary sewer, and paving Improvements be accepted.

I further certify that the amount of completed storm sewer, sanitary sewer, and paving improvements is \$1,494,154.00.


Steven L. Naber, P.E.
Des Moines City Engineer

ENGINEERING DEPARTMENT
CITY OF DES MOINES, IOWA

ESTIMATE OF CONSTRUCTION COMPLETED
FINAL

Project Name Market District Phase 1B - Storm Sewer, Sanitary Sewer, Activity ID 08-2022-108
 Location E 3rd St Plan No. 634-163/278
 From Market St to Vine St Date January 4, 2024

ITEM	DESCRIPTION	ESTIMATED UNITS	UNITS CONSTRUCTED TO DATE	BID UNIT PRICE	AMOUNT
1	Lump Sum Amount				

Total

Total Construction Cost \$1,494,154.00

Prepared By: 