

RESOLUTION NO. R-21-42

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH ROYAL CONSTRUCTION SERVICES, LLC, IN THE TOTAL AMOUNT NOT TO EXCEED \$446,000.00 FOR THE MUNICIPAL POOL BATHHOUSE RENOVATION PROJECT CO2053.

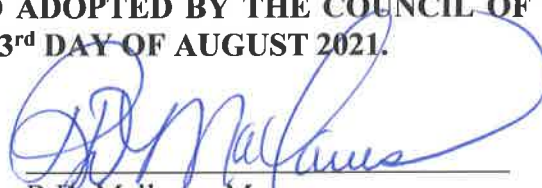
WHEREAS, five proposal were received for the Municipal Pool Bathhouse Renovation Project, and the proposal from Royal Construction Services, LLC in the amount of \$446,000.00, has been determined by the Director of Parks, Recreation and Cultural Arts to be the lowest and best proposal.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, AS FOLLOWS:


THAT, the City Manager of the City of Gladstone, Missouri, is hereby authorized to execute a contract with Royal Construction Services, LLC, for work as outlined in the agreement for a total amount not to exceed \$446,000.00.

FURTHER, THAT, funds for such purpose are authorized from the 2020 Certificate of Participation Fund.

INTRODUCED, READ, PASSED AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 23rd DAY OF AUGUST 2021.


R.D. Mallams, Mayor

ATTEST:


Ruth E. Bocchino, City Clerk



Request for Council Action

RES ☒ # R-21-42

BILL ☐ # City Clerk Only

ORD # City Clerk Only

Date: 8/17/2021

Department: Parks & Recreation

Meeting Date Requested: 8/23/2021

Public Hearing: Yes ☐ Date: [Click here to enter a date.](#)

Subject: Contract Award, Project CO2053, Municipal Outdoor Pool Bathhouse Renovation

Background:

Five initial bids were received for this project:

Royal Construction Services, LLC	\$460,000.00
N. W. Rogers Construction Inc.	\$476,820.00
Herner Construction, Inc.	\$481,100.00
Loyd Builders, Inc.	\$526,600.00
Straub Construction Co. Inc.	\$637,100.00

The low bid of Royal Construction Services was subsequently reviewed, and clarifications to the scope of Bid Alternate 2 resulted in a reduced bid of \$446,000.00.

The project consists of the renovation of and additions to the Gladstone Municipal Pool Bathhouse.

The Bid Alternates included in these bids are as follows:

Alternate #1 – Addition of concrete stairs, handrails and retaining wall from new east entrance to Holmes.

Alternate #2 – Replacement of existing toilet partitions and accessories.

Alternate #3 – Bar height concrete counter (42”) and masonry support separating new east entrance from concessions.

Alternate #4 – Inclusion of Deck Shower near entry to restrooms.

Budget Discussion: Funds are budgeted in the amount of \$530,000.00 (Including FF&E and Contingency) from the 2020 COP Project Fund. Ongoing costs are estimated to be \$ 0 annually. Previous years’ funding was \$0. The Engineer’s Estimate for the project is N/A.

Public/Board/Staff Input:

Royal Construction Services is a company based in Kansas City, MO that has been in business for a total of 7 years. City staff has a positive working history with several of the members of Royal’s project team for this project, and is looking forward to working with them again.

Provide Original Contracts, Leases, Agreements, etc. to: City Clerk and Vendor

Justin Merkey
Department Director/Administrator

JM
City Attorney

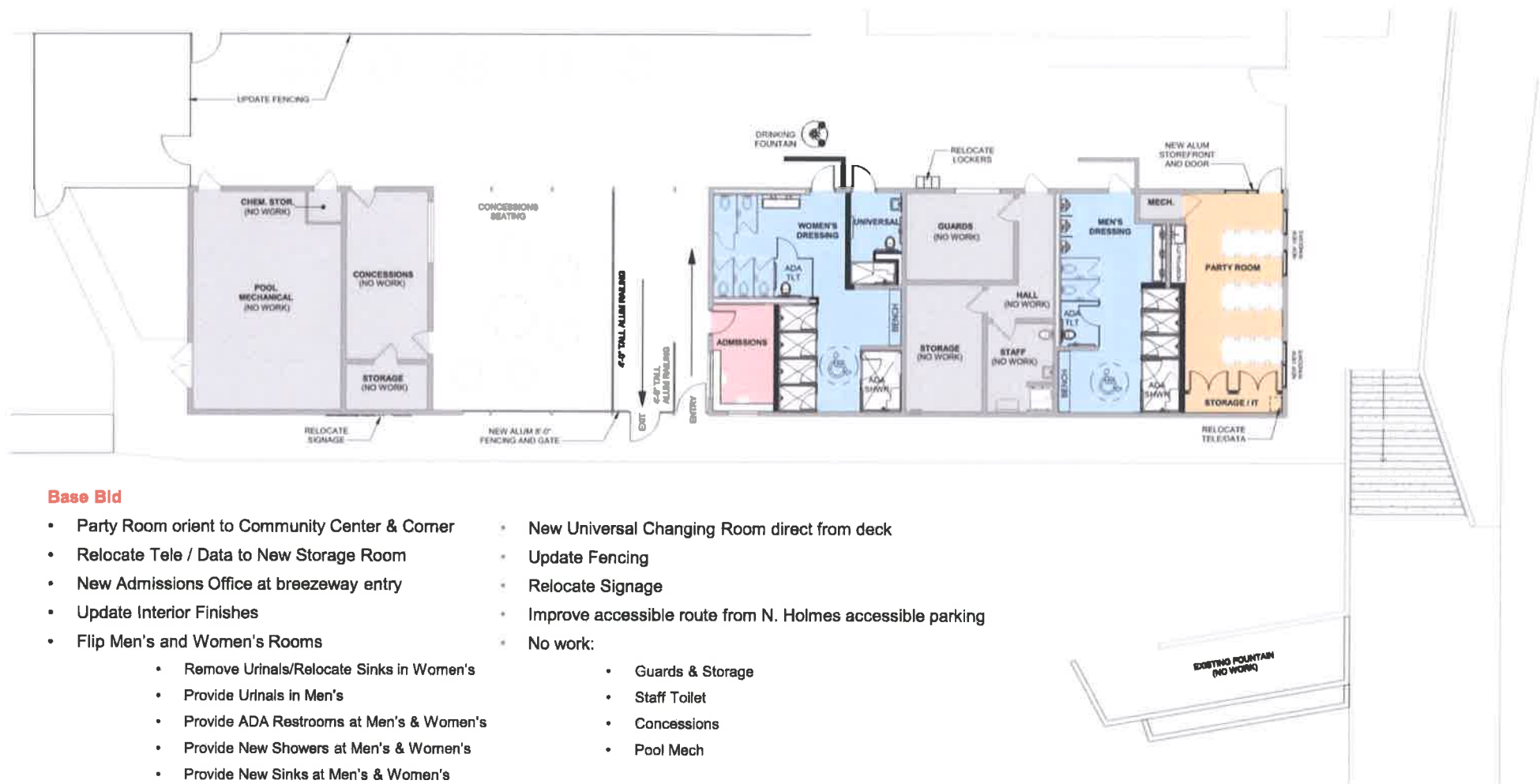
SW
City Manager

Gladstone Municipal Pool Bath House Improvements

Gladstone Parks, Recreation and Cultural Arts

August 23, 2021







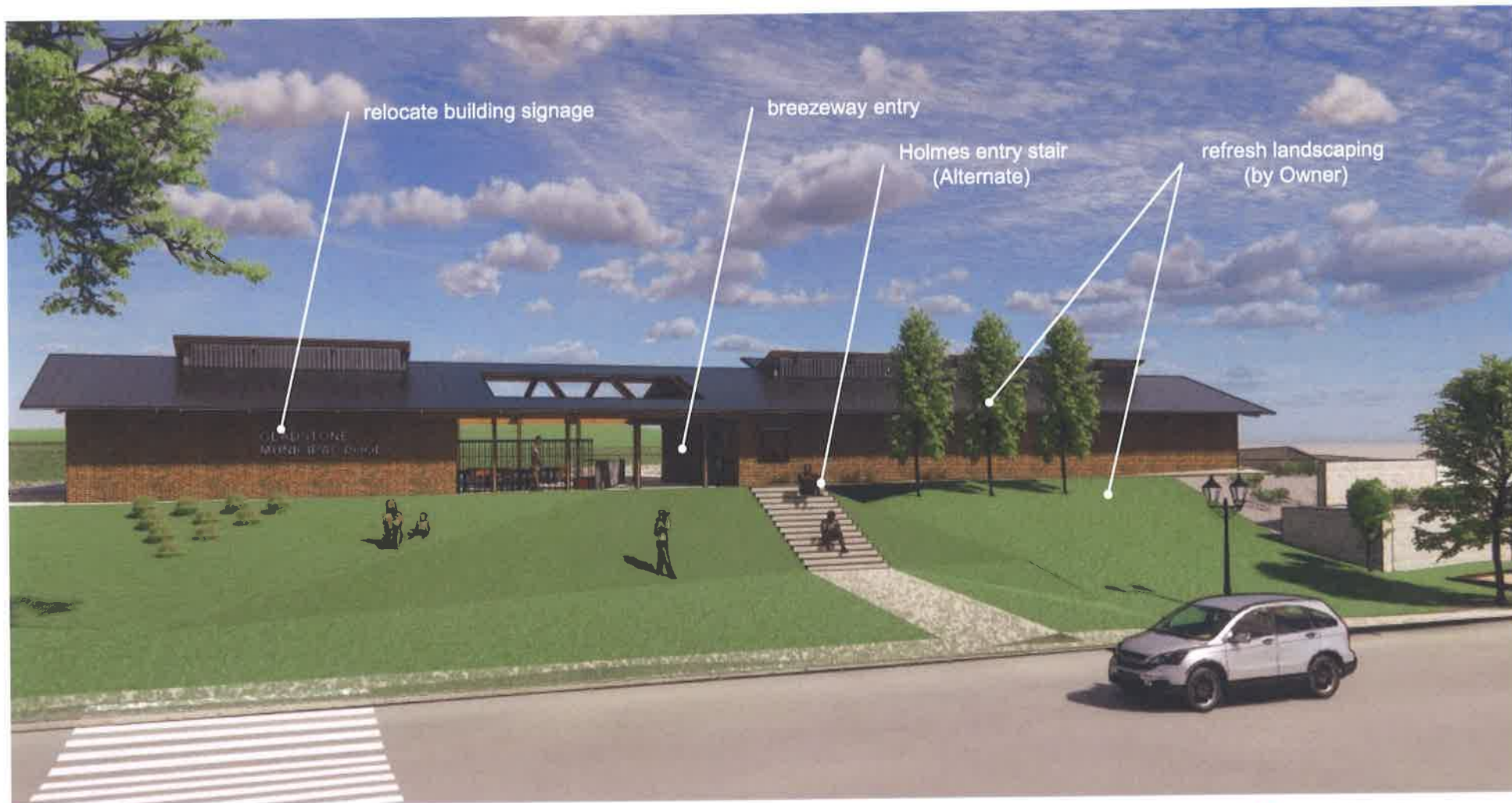
Add Alternates

1. Add Holmes Entry Stair
2. New Toilet Partitions and Accessories
3. Add Concessions High-top Seating
4. Add Exterior Deck Showers



Add Alternates

1. Add Holmes Entry Stair
2. Add Concessions High-top Seating
3. New Toilet Partitions and Accessories
4. Add Exterior Deck Shower



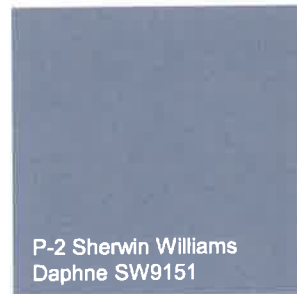


8 Gladstone Municipal Pool Bath House Improvements

Interior Finishes



Field Paint Color



Accent Paint Color



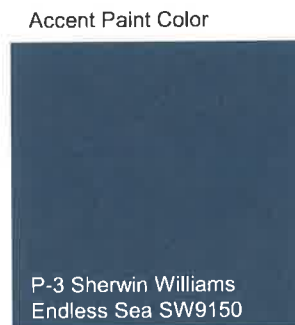
TC-2 HDPE Toilet
Partitions, Grey
Alternate #2



Countertop,
Party Room & Admissions



Concrete Floor



Accent Paint Color



Accent Paint Color



Casework, Party Room

PL-1 Plastic Laminate
Formica Burnt Strand



Wall Paneling

Cedar Paneling to
Match Existing

