

ATTACHMENT B

SCOPE OF WORK

Goal of Project:

The Ranger's house at Lake of Three Fires State Park, 2303 Lake Road, Bedford, IA 50833 has been abandoned and the house, foundations, floors, and miscellaneous associated items need to be demolished and disposed of offsite. The contractor shall provide all materials, labor, and equipment necessary to complete this work as well as fill the foundation void with contractor-furnished soil placed and compacted to match surrounding ground.

Contractor to do the following as part of the Lump Sum demolition amount:

1. Asbestos has been surveyed and removed from the structure. A copy of the asbestos inspection and removal reports are available upon request.
2. Disconnect sewer line outside of foundation wall after removing sewer structure on the south side of the house. Pipe to be plugged and marked with 4x4 treated post for future locating. Length of post shall be from the capped service line to 4' above ground level.
3. Break up and remove all concrete including walls, floors, foundations, stairs, etc. The contractor has the option to take all broken concrete measuring no larger than 2'x2' to the park boneyard located ½ mile south.
4. Remove all other items associated with house including but not limited to shingles, sheeting, windows, walls, drywall, utilities, pipes, fixtures, furniture, HVAC, window wells, propane tanks, fence, patio; basically all items need to be disposed of prior to filling hole.
5. **Existing garage/shop connected by breezeway to remain. Protect existing garage/shop.** The contractor may elect to leave the breezeway if it can be protected from damage, or may remove it if it makes house demolition easier to accomplish.
 - i. A licensed electrician shall be retained by the contractor to ensure proper disconnection of electrical service between the house and the garage/shop in order to maintain electrical service in the garage/shop following house demolition (include licensed electrician service in the lump sum bid).
 - ii. Water service comes from a rural water meter pit/PRV pit from the northeast near the highway and serves both the house and the garage/shop. Maintain existing water service to the garage/shop by making necessary connections and cap line to the house. There is an old water pit in the yard south of the house. Make all repairs necessary to maintain park water service after removal of water pit.
6. Work from grass areas, including loading/unloading equipment to protect garage/shop, driveway and road from damage. Damage to the garage/shop, road or driveway shall be repaired by the contractor at the contractor's expense. Repair methods subject to approval of Engineer.
7. Protect existing trees from damage.
8. Dispose all items offsite to landfills or other approved locations.
9. Fill foundation hole with contractor-furnished borrow from an offsite location secured by the contractor. Furnish and place topsoil on the top 6." Compact in 6" lifts maximum with compaction plates (or other methods as approved by Engineer). Fill to be placed until grade is uniform across the area being demolished. Area shall drain when finished.
10. Remove or repair all ruts or any other damage as a result of the construction.
11. Seed Urban Grass Mix, mulch, and fertilize per Iowa DOT Standard Specifications Section 2601.
12. Clean up any erosion mess on roads/parking areas.

(Pictures of site as of 10-15-25 on following pages)























