



Addendum #01 for RFB947900-01

Project Name: Fleet Building Demolition
DAS RFB #: 947900-01
DAS Project #: 9479.00
Date: 10/30/2025

Bids Due: November 4, 2025, at 2:00 PM CST

This Addendum answers questions that were presented at the two mandatory pre-bid meetings and questions submitted to Construction Procurement during the questions period that closed on Wednesday, October 29, 2025, at 4:00 PM.

Questions:

Q1: Will the electricity, water and heat be left on for abatement?

A1: The electricity will be disconnected November 14, 2025. The water will be left on and the shut-off and disconnection of the water service will be the responsibility of Bid Package #02. No temporary water will be available for sodding/seeding, so Bid Package #04 will be responsible for providing it. The heat will not be available, so Bid Package #01 will be responsible for providing temporary heat during abatement.

Q2: Are there any remaining Owner salvage items?

A2: There is a fire alarm panel that is scheduled to be removed by November 14, 2025.

Q3: How long is Bid Package #02 expected to carry the erosion control?

A3: The Bid Package #02 contractor will be required to carry the erosion control until rough grade is achieved, and then Bid Package #04 contractor takes over the responsibility.

Q4: Do the unit prices for soil import and export include the required topsoil import?

A4: The grading of the site is expected to balance, so the unit prices for soil import and export are only for unexpected quantities. The Bid Package #02 contractor should include all soil amounts needed to achieve the final grade in their base bid.

Q5: Is the Bid Package #02 contractor responsible for snow removal?

A5: The Bid Package #02 contractor is responsible for all snow removal within the project limits/perimeter fencing. The Owner will be responsible for all snow removal for adjacent streets and sidewalks located outside of the project perimeter fencing.

Q6: Is the Bid Package #02 contractor responsible for mowing/weed control?

A6: The Construction Manager will be responsible for maintaining the grass/weeds within the fenced perimeter of the job site.

Q7: Who is responsible for providing dumpsters?

A7: The Bid Package #01 contractor will be responsible for providing dumpsters for the abatement. The Bid Package #02 contractor will be responsible for providing dumpsters for the remainder of the project.

Q8: Is the Bid Package #02 contractor responsible for the DNR SWPP permit?

A8: The Owner has applied for the DNR SWPP permit. The Bid Package #02, Bid Package #03 and Bid Package #04 contractors will be required to sign on as Co-Permittees. The Bid Package #02 contractor will be responsible for implementing and maintaining the SWPPP plans during demolition, regrading and concrete replacement.

Q9: Is the Bid Package #02 contractor responsible for the DNR SWPP permit?

A9: The Owner has applied for the DNR SWPP permit. The Bid Package #02, Bid Package #03 and Bid Package #04 contractors will be required to sign on as Co-Permittees. The Bid Package #02 contractor will be responsible for implementing and maintaining the SWPPP plans during demolition, regrading and concrete replacement.

Q10: Is the Abatement Package required to remove existing walls which are on top of hazardous material containing flooring to be abated?

A10: Yes, the Bid Package #01 contractor is responsible for full abatement of hazardous materials including required partial demolition and wall removal that is required to access known hazardous materials. This includes but is not limited to flooring under existing walls.

Q11: Can walls and other demolition debris that need to be removed by Bid Package #01 to access hazardous materials be left for removal and disposal by Bid Package #02?

A11: Yes, the Bid Package #01 contractor may leave existing building materials which are required to be partially removed for hazardous material abatement in the building as long as they are clean and do not contain any hazardous material. Building materials that are partially removed should be left in an organized and stacked manner that does not impact overall building access or create safety hazards. Coordinate any material stockpile locations with Construction Manager.

Q12: Can the adjacent sidewalks be closed for the entire project?

A12: Yes, it is anticipated that the adjacent sidewalks will be closed for the entire project until new sidewalks are constructed and backfilled. Refer to Drawing Sheet C201 for proposed sidewalk closures and minimum signage requirements.

Q13: Are there any parking meters that will require bagging through the City of Des Moines?

A13: No, there are no parking meters adjacent to the project. Adjacent on-street parking will need to be temporarily closed which may require some temporary signage to be coordinated with the City of Des Moines.

Q14: What are the requirements for the temporary construction fence along the streets adjacent to potential snow plowing?

A14: The Bid Package #02 contractor is responsible to maintain adequate temporary fencing for the duration of the project including providing types of fencing to accommodate demolition access and proposed means and methods. We anticipate that fencing along the adjacent streets should be movable style chain-link fencing such that it can be pulled back behind the curb during portions of the project and when snow removal activities are required on the adjacent streets. Contractor will be required to obtain all City permitting and approvals for their fencing within City rights-of-way.

Q15: Will we actually need the \$10 Million umbrella for this project?

A15: The \$10 Million umbrella requirement in the sample Certificate of Insurance is for example only. The actual amount is determined by the construction contract amount and will be specified in the ConcensusDocs 802 contract. You can refer to the sample ConcensusDocs 802 in the bid documents.

Q16: Whose responsibility is the notes on C601 to patch back the asphalt along the new curb and gutter?

A16: The Bid Package #03 contractor will be responsible for this work.

Q17: Will doweling be required into HMA?

A17: Doweling would only be required into PCC.

Q18: Who is responsible to sawcut or remove existing 2' of pavement per note on C301?

A18: The Bid Package #02 contractor would be responsible for this scope of work.

Q19: Who will backfill two patches on C601 with subbase and or coordinate HMA patch with city of Des Moines?

A19: The Bid Package #02 contractor will be responsible for this scope of work.

Q20: Who is responsible for staking and layout?

A20: All Bid Package contractors are responsible for their own staking and layout.

Q21: Who will perform traffic control and barriers etc?

A21: The Bid Package #02 contractor will be responsible for this scope of work.

Q22: Who will perform the subgrade prep and compaction under the walks and paving?

A22: The Bid Package #02 contractor will be responsible for subgrade prep. The Bid Package #03 contractor will be responsible for subbase placement and pavement.

Q23: Who is responsible for removing PCB's on this project?

A23: The Bid Package #01 contractor will be responsible for removing the PCB's.

Q24: Are there any items such as floor outlets and raised flooring that need to be protected in place by Abatement Contractor?

A24: The Bid Package #01 contractor may remove items internal to the building to facilitate flooring abatement. This includes the removal of the raised floor system in the north section of the building if necessary. Outlets will be de-energized at time of abatement and can be removed as necessary.

Shive-Hattery Clarification Note:

1. Contractor is required to remove all underground piping associated with the building to the excavation extents of the building demolition and cap piping. Removals and capping of utilities includes sanitary service to the Fleet Building.

Attachment A: HBM Addendum #01.

Attachment B: Cost Opinion.

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Attachment C: Mandatory Pre-Bid Meeting Sign-In Sheets.

Attachment D: Mandatory Pre-Bid Meeting Minutes from Thursday, October 23, 2025 and Tuesday, October 28, 2025.

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Addendum #01 for RFB947900-01
Attachment A – HBM Addendum #01



4503 East 50th Street, Suite 800
Des Moines, IA 50317
Telephone 515-981-4528
www.oneatlas.com

ADDENDUM NO. 1

Asbestos Project Specification

Fleet Building Pre-Demolition Project #9479.00
301, 307, and 313 East 7th Street
Des Moines, Iowa

Atlas Project No. 204BS08895 – Task 02

INFORMATION FOR ALL BIDDERS

This addendum is issued to all known individuals, firms or corporations who have obtained or received the technical specification for the above project.

This addendum shall be made a part of the specification plan and bidders shall acknowledge receipt of this addendum.

As follow-up to the 2pm pre-bid walkthrough on October 23, 2024, and will be included as part of the October 28, 2025 bid walk at 1pm, the following questions and items needing clarification are addressed.

CLARIFICATIONS

- The drywall and joint compound quantity and locations is to be reduced to approximately 12,000 square feet and limited to the office space throughout the first floor of the building.
- Addition of the abatement of 26 mudded mechanical fittings on fiberglass insulated piping in the basement of the building.





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This addendum shall be made a part of the asbestos project specification documents and shall be acknowledged by the contractors bidding on the project.

Addendum #01 for RFB947800-01
Attachment B – Cost Opinion

**Iowa Department of Administrative Services
Fleet Building Demolition
Bid Documents Cost Opinion
October 16, 2025**

<u>Description</u>	<u>Quantity</u>	<u>Units</u>	<u>Unit Cost</u>	<u>Extended Cost</u>
<u>Preparation and Demolition</u>				
6' tall chain link temporary construction fence	1,040	LF	\$12	\$12,480
SWPPP/ erosion control	1	LS	\$1,500	\$1,500
Traffic control/ phasing requirements	1	LS	\$2,000	\$2,000
Pothole existing fiber conduit	1	LS	\$5,000	\$5,000
Demolish Fleet building	460,000	CF	\$0.68	\$312,800
Fleet building foundation removal	130	CY	\$200	\$26,000
Import backfill/ site rough grade	4,500	CY	\$15	\$67,500
Remove PCC/ HMA pavement	3,260	SY	\$15	\$48,900
Remove metal exterior stairway	1	EA	\$2,000	\$2,000
Roof drain removal	7	EA	\$250	\$1,750
Valve removal	1	EA	\$500	\$500
Water main removal	20	LF	\$20	\$400
Cap water main	4	EA	\$1,500	\$6,000
Gas meter removal	1	EA	\$500	\$500
Gas main removal	20	LF	\$20	\$400
Cap gas main	1	EA	\$1,500	\$1,500
Telecom conduit removal	30	LF	\$10	\$300
Remove AC units	2	EA	\$500	\$1,000
			Subtotal	\$491,000
<u>Site Restoration</u>				
6" PCC sidewalk	340	SY	\$80	\$27,200
Detectable warning pannels	25	SF	\$80	\$2,000
Roadway pavement	20	SY	\$120	\$2,400
PCC curb and gutter	510	LF	\$40	\$20,400
Topsoil import	900	CY	\$30	\$27,000
Hydroseed	4,300	SY	\$3	\$12,900
Sod	1,410	SY	\$8	\$11,280
			Subtotal	\$104,000
			Combined Subtotal	\$595,000
			Contingency (15%)	\$90,000
			Mobilization / Demobilization / GC /Contractor O&P (12%)	\$83,000
			Anticipated Bid Amount	\$768,000

The Engineer, as a design professional familiar with the construction industry, has prepared this opinion of the Probable Cost of Construction. It is recognized, however, that neither the Engineer nor the Owner has control over the cost of labor, materials, or equipment, over the Contractor's method of determining bid prices, or over competitive bidding, market, or negotiating conditions. Accordingly, the Engineer cannot and does not warrant or represent which bids or negotiated prices will not vary

Addendum #01 for RFB947800-01
Attachment C – Mandatory Pre-Bid Meeting Sign-In Sheets



Project: 9479.00 - Fleet Building Demolition Mandatory Pre-Bid #001
Address: 301 E 7th St., Des Moines, IA 50319

Meeting Date: October 23, 2025 at 2:00PM

Questions Due: 10/29/2025 at 4:00 PM
Bids Due: 11/04/2025 at 2:00 PM

ATTENDEES

PLEASE PRINT CLEARLY

Name	Company	Email	Phone #	Bid Package(s)
SCOTT GUSTAFSON	DCI	SCOTT@DCIGROUPUS.COM	515.490.6364	CM
NICK RUTSER	VEIT	nicholas.rutser@veitusa.com	515-400-780	Demo
Josh Redhead	VEIT	josh.Redhead@veitusa.com		Demo
Fadh DeCarlo	DeCarlo Demo	FDeCarlo@DeCarloDemolition.com	515-953-8380	Demo
Dan DeCarlo	DeCarlo Demo	DDeCarlo@DeCarloDemolition.com	515-243-1151	Demo
Phil Thomas	Atlas	phil.thomas@oneatlas.com	402-670-3661	Consultant
Vince Fitzpatrick	Blue Sky Cleaning; Demo	vince@blue-skyllc.com	515-988-9355	Demo
Steve Wanner	Jensen Builders	steve@jensenbuilders.com	515-292-5000	Concrete
Nik Hosier	Hosier Worldwide	Nik@hosier-ww.com	763-203-5296	Demo
Jake Woodworth	EPS	Jake@eps-iowa.com		
Spencer Bogard	marin	Spence@vermeergroup.com		
CALEY PARRISH	J PETTIECCO	CALEY@SPETTIECCO.COM	515 971 9828	
Mike Shores	Elder	mike.shores@eldercorp.com	515-249-3723	Demo
CARIS CONN	DCI GROUP	chrisc@DCIGroup-US.COM	515-208-5269	



Project: 9479.00 - Fleet Building Demolition Mandatory Pre-Bid #002
Address: 301 E 7th St., Des Moines, IA 50319

Meeting Date: October 28, 2025 at 1:00PM

Questions Due: 10/29/2025 at 4:00 PM

Bids Due: 11/04/2025 at 2:00 PM

ATTENDEES

PLEASE PRINT CLEARLY

Name	Company	Email	Phone #	Bid Package(s)
SCOTT GUSTAFSON	DCI GROUP	SCOTTG@DCIGROUP-US.COM	515.490.6364	CM
Jesse Brinker	Linn Co. Inc	Nick@linncoinc.com	320-270-8288	Dem
Greg Greve	Environmental Services	info@esinordak.com	402-371-7593	ACM
Dave Johnson	McGill Asbestos	Dave.Johnson@McGillAsbestos.com	702-699-5487	ACM
Vince Fitzpatrick	Blue Sky Cleaning & Demo	Vince@Blue-sky16.com	515-988-9355	Dem
Jeff Harlowe	REW SERVICES	JEFF@REW.IOWA.COM	515 480 2238	ACM
Jake Wether	EPS	Jake@eps.iowa.com	515 783 4761	ACM
Jarrod Boever	DCI Group	Jarrod_b@dcigroup-us.com	/	/
CHRIS CONN	DCI GROUP	ChrisC@DCI Group-US.COM	515 2085269	/
Chris Nicolet	Atlas	christopher.nicolet@encahr.com	515-491-4579	/
Dan Gehlbach	EACT	dgehlbach@eaciusa.com	317-902-6632	ACM
Travis Rhiner	Rhiner's Plumbing	tr@rhinerplumbingoutlook.com	515-722-3471	
Clint Harper	Horsley Specialties	clinth@horsleyspecialties.com	605-490-7242	ACM

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Addendum #01 for RFB947800-01

Attachment D – Mandatory Pre-Bid Meeting Minutes from Thursday, October 16, 2025 and
Monday, October 20, 2025

RFB Mandatory Pre-Bid Meeting Minutes: Meeting #1

Meeting Date	Oct 23, 2025	Meeting Time	02:00 pm - 03:30 pm Central Time (US & Canada)
Meeting Location	301 E7th Street, Des Moines, IA 50319		
Overview	Meeting to allow prospective bidders to visit the site, when possible, and learn more about the project.		
Notes			
Attachments	RFB947900-01 - Bid Form.pdf , RFB947900-01 - Notice To Bidders.pdf		

Scheduled Attendees

Name	Company	Phone Number	Email	Attendance
Brad Meister	Capitol Complex Maintenance		brad.meister@iowa.gov	
Jarrad Boever	DCI Group	P: (515) 244-5043	jarradb@dcigroup-us.com	
Chris Conn	DCI Group	P: (515) 244-5043	chrisc@dcigroup-us.com	
Michael Steen	DCI Group	P: (515) 244-5043	michaels@dcigroup-us.com	
Chris Bauer	Shive Hattery Inc.	P: (515) 223-8104	cbauer@shive-hattery.com	
Evan Walsh	Shive Hattery Inc.	P: (319) 248-3391	ewalsh@shive-hattery.com	
Jennie Elliott	State of Iowa - Department of Administrative Services		jennie.elliott@iowa.gov	

Introduction

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
1.1	1	Introductions				Open
		Description Attendees - Please Sign In This is the first of two available mandatory pre-bid meetings for the Fleet Building Demolition project. Prospective bidders must attend at least one of the meetings and provide a Certificate of Site Visit with their bid submission.				

Project Overview

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
2.1	1	Project Description				Open
		Description Complete demolition of the Fleet Building including foundations, structure, interior and site features. Includes site restoration. <ul style="list-style-type: none"> • Base bid <ul style="list-style-type: none"> ◦ Bid Package #01 - HBM Abatement 				

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
			<ul style="list-style-type: none"> ◦ Bid Package #02 - General Demolition ◦ Bid Package #03 - Concrete Paving ◦ Bid Package #04 - Seeding & Sodding <ul style="list-style-type: none"> • Alternates <ul style="list-style-type: none"> ◦ Alternate #01 - Full Foundations Removal ◦ Alternate #02 - 4" Topsoil & Sod • Unit prices <ul style="list-style-type: none"> ◦ Unit Price #01 - Import Soil per CY ◦ Unit Price #02 - Export Soil per CY <ul style="list-style-type: none"> • All contractors shall familiarize themselves with the hazardous materials report completed by Atlas Technical Consultants. The report will be provided via addendum. If additional suspected hazardous materials are identified, the contractor shall stop and protect work in that area and immediately notify DCI Group. • Contractor shall be aware of the items identified in the report that will not be abated and will be the responsibility of Bid Package #01 to properly dispose of. 			

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
2.2	1	Project Schedule				Open
<p>Description</p> <ul style="list-style-type: none"> • Contract(s) Issued: 11/05/2025 • Mobilization: by 11/19/2025 • Building, Foundation, & Site Paving: by 03/02/2026 • Site Improvements & Sod: by 04/07/2026 • Closeout: by 4/13/2026 <p>A pull-plan session will be held with the successful bid package contractors to finalize the construction schedule.</p> <p>State Holidays: New Year's Day, Martin Luther King Day, Memorial Day, 4th of July, Labor Day, Veterans Day, Thanksgiving and day after Thanksgiving, Christmas Day</p>						

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
2.3	1	Site Rules				Open
<p>Description</p> <ul style="list-style-type: none"> • Onsite supervision by Prime Contractor is required at all times when work by that contractor or their subcontractors/suppliers is taking place. • Contractors shall provide daily logs for each day they are on site. • Construction progress meeting: <ul style="list-style-type: none"> ◦ Bi-weekly contractor coordination meeting ◦ Bi-weekly OAC meeting ◦ Daily stand-up with DCI Superintendent and onsite Foreman ◦ Weekly weekly workplan meeting • It is of the utmost importance to show respect and courtesy to all staff at all times. • Clean all debris, materials, and bring all finishes back to existing conditions in the area they were working in prior to moving to the next area. • No smoking, vaping or smokeless tobacco use onsite. • Temporary facilities 						

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
			<ul style="list-style-type: none"> ◦ Restrooms by Bid Package #01 ◦ Dumpsters by Bid Package #01 ◦ Fencing/Gates by bid Package #01 ◦ Signage and barricades by bid Package #01 <ul style="list-style-type: none"> • Cell phones: <ul style="list-style-type: none"> ◦ Each prime contractor shall provide the cell phone number of onsite foreman and emergency contact for off hours emergencies. <ul style="list-style-type: none"> • Work hours: 7 AM - 5 PM Monday through Friday • View Specification 01 1200 - Contract Summary, 01 1201 - Special Work Requirements, and 01 1202 - General Work Requirements for more information. 			

RFB Overview

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
3.1	1	Bid Submission				Open
		<p>Description</p> <ul style="list-style-type: none"> • Bids are due Tuesday 11/04/2025 at 2:00 PM • The Bid shall be submitted to the Issuing Officer through the IMPACS Electronic Procurement System. <ul style="list-style-type: none"> ◦ Link and information is in the project manual ◦ Contractors will need to register prior to bidding ◦ Bidders will need to register regardless of whether it has already done business with the State of Iowa. ◦ Bidders should complete the registration process and ensure the ability to log in as soon as possible to ensure Bids can be submitted on the due date. ◦ Please make sure the electronic documents submitted contain any required signatures. Digital signatures will be accepted. • Bid Opening will be held via conference call on 11/04/2025 at 3:00 PM. Instructions can be found in 00 1113 Notice to Bidders. • Contractor shall reference section 00 0116 for the bid submittal checklist <ul style="list-style-type: none"> ◦ Bid Proposal Information ◦ Non Discrimination Clause Information ◦ Contractor Targeted Small Business Enterprise Pre-Bid Contract Information ◦ Bid Security – 5% of total Bid amount ◦ Certificate of Site Visit • Apparent low bidder will be required to submit subcontractor/supplier list 48hrs after the bid opening 				

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
3.2	1	Bid Schedule				Open
		<p>Description</p> <ul style="list-style-type: none"> • Questions/Substitutions Due in Writing to Construction.Procurement@iowa.gov: 10/29/2025 by 4:00 PM CST • Addendum Issued: 10/30/2025 • Bids Due: 11/04/2025 at 2:00 PM CST • Tentative NOI Issued: 11/05/2025 				

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
3.3	1	Administrative Details				Open
Description <ul style="list-style-type: none"> • Contractors will sign a modified ConsensusDocs 802. Example in the project manual. • Project-specific Certificate of Insurance must be provided prior to contract execution. Follow example in the project manual and limits in the 802. • Project-specific P&P bonds must be provided prior to contract execution. • Successful contractor must turn in their list of subcontractors and suppliers within 48 hours of the bid. • DAS will provide tax exempt certificates upon request. • Procure will be used for all project management, at no cost to the trade contractor. <ul style="list-style-type: none"> ◦ Submittals, Invoicing, RFIs, ASIs, PRs, RFQs ◦ Contracts, Change Orders and Certificates of Substantial and Final Completion will also use DocuSign • Contractor Schedule of Values shall be broken out as specified in the project manual. <ul style="list-style-type: none"> ◦ SOV must contain a closeout line item for at least 1% of the total contract value. ◦ This line item can only be invoiced once the certificate of final completion has been signed by all parties. 						

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
3.4	1	Pre-Bid Site Visits				Open
Description Mandatory pre-bid #01 - 10/23/25 at 2:00 PM Mandatory pre-bid #02 - 10/28/25 at 1:00 PM Prospective bidders are only required to attend one of the two meetings, but are welcome to attend both. Certificate of Site Visit must be submitted with your bid						

Questions

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
4.1	1	Questions				Open
Description Submit all questions in writing to construction.procurement@iowa.gov by 10/29/25 at 4:00 PM CST.						

These meeting minutes are believed to be an accurate reflection of those items discussed and the conclusions that were reached during the referenced meeting. Please contact State of Iowa - Department of Administrative Services if there are any discrepancies or questions with the content of these minutes.

RFB Mandatory Pre-Bid Meeting Minutes: Meeting #2

Meeting Date	Oct 28, 2025	Meeting Time	01:00 pm - 02:30 pm Central Time (US & Canada)
Meeting Location	301 E7th Street, Des Moines, IA 50319		
Overview	Meeting to allow prospective bidders to visit the site, when possible, and learn more about the project.		
Notes			
Attachments	RFB947900-01 - Notice To Bidders.pdf , RFB947900-01 - Bid Form.pdf		

Scheduled Attendees

Name	Company	Phone Number	Email	Attendance
Brad Meister	Capitol Complex Maintenance		brad.meister@iowa.gov	
Jarrad Boever	DCI Group	P: (515) 244-5043	jarradb@dcigroup-us.com	
Chris Conn	DCI Group	P: (515) 244-5043	chrisc@dcigroup-us.com	
Michael Steen	DCI Group	P: (515) 244-5043	michaels@dcigroup-us.com	
Chris Bauer	Shive Hattery Inc.	P: (515) 223-8104	cbauer@shive-hattery.com	
Evan Walsh	Shive Hattery Inc.	P: (319) 248-3391	ewalsh@shive-hattery.com	
Jennie Elliott	State of Iowa - Department of Administrative Services		jennie.elliott@iowa.gov	

Introduction

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
1.1	1	Introductions				Open
		Description Attendees - Please Sign In This is the second of two available mandatory pre-bid meetings for the Fleet Building Demolition project. Prospective bidders must attend at least one of the meetings and provide a Certificate of Site Visit with their bid submission.				

Project Overview

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2.1	1	Project Description				Open
		Description <i>Complete demolition of the Fleet Building including foundations, structure, interior and site features. Includes site restoration.</i> <ul style="list-style-type: none"> • Base bid <ul style="list-style-type: none"> ◦ Bid Package #01 - HBM Abatement 				

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
			<ul style="list-style-type: none"> ◦ Bid Package #02 - General Demolition ◦ Bid Package #03 - Concrete Paving ◦ Bid Package #04 - Seeding & Sodding <ul style="list-style-type: none"> • Alternates <ul style="list-style-type: none"> ◦ Alternate #01 - Full Foundations Removal ◦ Alternate #02 - 4" Topsoil & Sod • Unit prices <ul style="list-style-type: none"> ◦ Unit Price #01 - Import Soil per CY ◦ Unit Price #02 - Export Soil per CY <p>• All contractors shall familiarize themselves with the hazardous materials report completed by Atlas Technical Consultants. If additional suspected hazardous materials are identified, the contractor shall stop and protect work in that area and immediately notify DCI Group.</p>			

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<p>Description Tentative Construction Schedule:</p> <ul style="list-style-type: none"> • Contract(s) Issued: 11/05/2025 • Mobilization: by 11/19/2025 • Building, Foundation, & Site Paving: by 03/02/2026 • Site Improvements & Sod: by 04/07/2026 • Closeout: by 4/13/2026 <p>A pull-plan session will be held with the successful bid package contractors to finalize the construction schedule. State Holidays: New Year's Day, Martin Luther King Day, Memorial Day, 4th of July, Labor Day, Veterans Day, Thanksgiving and day after Thanksgiving, Christmas Day</p>						

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
2.3	1	Site Rules				Open
<p>Description</p> <ul style="list-style-type: none"> • Onsite supervision by Prime Contractor is required at all times when work by that contractor or their subcontractors/suppliers is taking place. • Contractors shall provide daily logs for each day they are on site. • Construction progress meeting: <ul style="list-style-type: none"> ◦ Bi-weekly contractor coordination meeting ◦ Bi-weekly OAC meeting ◦ Daily stand-up with DCI Superintendent and onsite Foreman ◦ Weekly workplan meeting will be held with Superintendent once a week. • It is of the utmost importance to show respect and courtesy to all staff at all times. • Clean all debris, materials, and bring all finishes back to existing conditions in the area they were working in prior to moving to the next area. • No smoking, vaping or smokeless tobacco use onsite. • Temporary facilities <ul style="list-style-type: none"> ◦ Restrooms by Bid Package #02 ◦ Dumpsters for abatement by Bid Package #01. 						

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
			<ul style="list-style-type: none"> ◦ Dumpsters for general demolition by Bid Package #02. ◦ Fencing/Gates by bid Package #02 - these will need to be installed prior to the abatement work beginning. ◦ Signage and barricades by bid Package #02 <ul style="list-style-type: none"> • Cell phones: <ul style="list-style-type: none"> ◦ Each prime contractor shall provide the cell phone number of onsite foreman and emergency contact for off hours emergencies. • Work hours: 7 AM - 5 PM Monday through Friday • View Specification 01 1200 - Contract Summary, 01 1201 - Special Work Requirements, and 01 1202 - General Work Requirements for more information. 			

RFB Overview

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
3.1	1	Bid Submission				Open
		<p>Description</p> <ul style="list-style-type: none"> • Bids are due Tuesday 11/04/2025 at 2:00 PM • The Bid shall be submitted to the Issuing Officer through the IMPACS Electronic Procurement System. <ul style="list-style-type: none"> ◦ Link and information is in the project manual ◦ Contractors will need to register prior to bidding ◦ Bidders will need to register regardless of whether it has already done business with the State of Iowa. ◦ Bidders should complete the registration process and ensure the ability to log in as soon as possible to ensure Bids can be submitted by the due date. ◦ Please make sure the electronic documents submitted contain any required signatures. Digital signatures will be accepted. • Bid Opening will be held via conference call on 11/04/2025 at 3:00 PM. Instructions can be found in 00 1113 Notice to Bidders. • Contractor shall reference section 00 0116 for the bid submittal checklist <ul style="list-style-type: none"> ◦ Bid Proposal Information ◦ Non Discrimination Clause Information ◦ Contractor Targeted Small Business Enterprise Pre-Bid Contract Information ◦ Bid Security – 5% of total Bid amount ◦ Certificate of Site Visit • Apparent low bidder will be required to submit subcontractor/supplier list 48hrs after the bid opening 				

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
3.2	1	Bid Schedule				Open
		<p>Description</p> <ul style="list-style-type: none"> • Questions/Substitutions Due in Writing to Construction.Procurement@iowa.gov: 10/29/2025 by 4:00 PM CST • Addendum Issued: 10/30/2025 • Bids Due: 11/04/2025 at 2:00 PM CST • Tentative NOI Issued: 11/05/2025 				

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
3.3	1	Administrative Details				Open
Description <ul style="list-style-type: none"> • Contractors will sign a modified ConsensusDocs 802. Example in the project manual. • Project-specific Certificate of Insurance must be provided prior to contract execution. Follow example in the project manual and limits in the 802. • Project-specific P&P bonds must be provided prior to contract execution. • Successful contractor must turn in their list of subcontractors and suppliers within 48 hours of the bid. • DAS will provide tax exempt certificates upon request. • Procore will be used for all project management, at no cost to the trade contractor. <ul style="list-style-type: none"> ◦ Submittals, Invoicing, RFIs, ASIs, PRs, RFQs ◦ Contracts, Change Orders and Certificates of Substantial and Final Completion will also use DocuSign • Contractor Schedule of Values shall be broken out as specified in the project manual. <ul style="list-style-type: none"> ◦ SOV must contain a closeout line item for at least 1% of the total contract value. ◦ This line item can only be invoiced once the certificate of final completion has been signed by all parties. 						

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
3.4	1	Pre-Bid Site Visits				Open
Description Mandatory pre-bid #01 - 10/23/25 at 2:00 PM Mandatory pre-bid #02 - 10/28/25 at 1:00 PM Prospective bidders are only required to attend one of the two meetings, but are welcome to attend both. Certificate of Site Visit must be submitted with your bid						

Questions

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status
4.1	1	Questions				Open
Description Submit all questions in writing to construction.procurement@iowa.gov by 10/29/25 at 4:00 PM CST.						

These meeting minutes are believed to be an accurate reflection of those items discussed and the conclusions that were reached during the referenced meeting. Please contact State of Iowa - Department of Administrative Services if there are any discrepancies or questions with the content of these minutes.