

# Facility and Support Services

600 West 4th Street  
Davenport, Iowa 52801-1003  
fss@scottcountyjowa.gov  
(563) 326-8738 Voice (563) 328-3245 Fax



August 1, 2023

To: Mahesh Sharma  
County Administrator

From: Tammy Speidel, FMP  
Director, Facility and Support Services

Subj: Construction Bids, Remodel Auditor's Office

As you are aware, the Auditor's office has a project in the CIP budget for FY26/FY27 which involves renovation of their office space.

David Farmer and I met with the Auditor and her management team in late May 2023 to discuss security concerns in the front counter and office areas.

The general thought was that the existing counter could be extended to the north and a door added to provide security to the office space and staff members. This office is the only office in the building that does not currently have a door stopping the public from entering their work space and cannot be locked down as needed.

As we discussed this project we wanted to make sure that any work done now would not have to be reworked in the future budgeted project. In discussing the overall plan for the office space, it became evident that the need to completely move the customer counter to the east would be necessary to accomplish their overall goals.

Therefore we worked to obtain bids to replace and extend the counter: shifting it significantly to the east which allows more space for public activity. The counter will be modeled after the current Clerk's office window where there will be several work stations that Auditor staff can move to as they wait on customers. Additionally there will be 3 permanent voting booths established on the public side of the counter and work stations within the space will be moved and reconfigured to allow the hub of election activity (referred to as the bull pen) to move out of main office and into a northern space within the office.

This is an unbudgeted project, however after discussion with David Farmer he feels comfortable in proceeding with the work.

A public bid opening was held on July 24<sup>th</sup>, 2023 with the following results:

CONTRACTOR	BID
Precision Builders	\$134,200.00
Reed Construction	\$ 94,674.00
Tricon Construction	\$164,000.00

FSS, along with Wold Architects has reviewed the bids.

We recommend that the Board of Supervisors accept and award this project to Reed Construction in the amount of \$94,674.00.

Additional costs for reconfiguring existing furniture as well as some new cabinets and parts and pieces to reassemble, electrical and data cabling will be incurred as well. We currently expect those additional costs to be between \$30,000.00-\$35,000.00.

Scott County has worked most recently with Reed Construction on the County Attorney's Office Remodeling project.

I will be at the next Board of Supervisors Meeting to discuss any questions you or the Board may have.

Cc: Auditor Keri Tompkins  
Wes Rostenbach  
Pete Kurylo  
James Martin  
Matt Hirst, IT Director  
FSS Management Team



July 31, 2023

Tammy Speidel, Director of Facility and Support Services

Scott County  
600 West Fourth Street  
Davenport, Iowa 52801

Re: Scott County  
County Auditor Office Renovation Project  
Commission No. 233058

Dear Tammy:

We recommend the following be presented to the Scott County Board:

On Monday, July 24, 2023 at 1:00 p.m., bids were received from three (3) General Contractors for the Auditor Office Renovation project. A bid tabulation is attached for your review. Reed Construction, LLC from DeWitt, Iowa submitted the low base bid in the amount of \$94,674.00.

We have reviewed all opened bids and found no other discrepancies. We recommend the County award the contract to Reed Construction, LLC for the total Contract Amount of \$94,674.00.

Sincerely,

Wold Architects and Engineers

A handwritten signature in black ink that reads "Kirsta Ehmke".

Kirsta Ehmke | AIA  
Associate

Enclosure

cc: Chris Still, Scott County  
Roger Schroepfer, Wold

CM/L:/COU\_Scott/Administration Building/233058/\_Admin/Letters/2023.7.31 Letter to Tammy Speidel

**Wold Architects and Engineers**

220 North Smith Street, Suite 310  
Palatine, IL 60067  
woldae.com | 847 241 6100

**PLANNERS  
ARCHITECTS  
ENGINEERS**



**Project Name: Scott County Auditors Office Renovation**

**BID TABULATION**

Commission No.: 233058  
Date: July 24, 2023  
Time: 1:00 p.m.

Wold Architects and Engineers  
220 North Smith Street, Suite 310  
Palatine, Illinois 60067  
Phone: (847) 241-6100 Fax: (847) 241-6105

Bidders Name	Addendum Numbers	Bid Security	Base Bid	Remarks
Precision Builders, Inc. 3255 Fields Drive Bettendorf, Iowa 52722 P: (563) 332-3200 F: (563) 332-2700	1	X	\$134,200.00	
Reed Construction, LLC 2706 275th Avenue DeWitt, Iowa 52742 P: (563) 370-9661 F: (563) 659-0762	1	X	\$94,674.00	
Tricon Construction 1230 E 12th Street Dubuque, Iowa 52001 P: (563) 558-9516	1	X	\$164,000.00	

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES  
THAT THIS RESOLUTION HAS BEEN FORMALLY  
APPROVED BY THE BOARD OF SUPERVISORS ON  
\_\_\_\_\_  
DATE  
\_\_\_\_\_  
SCOTT COUNTY AUDITOR

R E S O L U T I O N  
SCOTT COUNTY BOARD OF SUPERVISORS  
August 17, 2023

A RESOLUTION APPROVING THE BID AND AWARDING THE CONTRACT FOR THE  
AUDITOR'S OFFICE COUNTER REMODEL PROJECT TO REED CONSTRUCTION IN  
THE TOTAL AMOUNT OF \$94,674.00.

**BE IT RESOLVED BY** the Scott County Board of Supervisors as follows:

- Section 1. That the bid for the Auditor's Office Counter Remodel project is accepted and the contract is awarded to Reed Construction in the amount of \$94,674.00.
  
- Section 2. That the Director of Facility & Support Services is hereby authorized to execute contract documents on behalf of the Scott County Board of Supervisors.
  
- Section 3. This resolution shall take effect immediately.