



▷ 2550 University Avenue West | Suite 400N | St. Paul, MN 55114  
Main 651.644.4389 + Fax 651.644.9446

▷ [HRGREEN.COM](http://HRGREEN.COM)

April 5, 2021

Mr. David Swearingen  
Public Works Director/City Engineer  
City of Arden Hills  
1245 West Highway 96  
Arden Hills, MN 55112

SUBJECT: Hamline Avenue and Shorewood Drive Improvement Project | SP 164-090-015 | PW-20-0103

Dear Mr. Swearingen,

On February 18<sup>th</sup>, 2021 the City Council received plans and specifications for the Hamline Avenue and Shorewood Drive Improvement projects, City project PW-20-0103 and authorized advertisement for bids.

On March 17<sup>th</sup>, 2021 the City of Arden Hills received bids for the Hamline Avenue and Shorewood Drive Improvement projects. The results were verified by City-consultant, HR Green. Seven (7) bids were received and ranged between \$133,421.65 and \$171,058.50. The following is a bid summary:

Bituminous Roadways, Inc.	\$159,724.00
Astech Copr.	\$165,893.03
Forest Lake Contracting	\$145,340.00
Goodmason Construction	\$152,396.00
Pember Construction	\$133,421.65
Standard Construction	\$157,672.05
Urban Companies	\$171,058.50

All the bids were lower than the engineer's estimate of \$189,065.00. The low bid price was 29.5% lower than the engineer's estimate.

After a thorough review of the bids received, we feel that the engineer's estimate, along with the low bid, was comparatively accurate, aside from a few bid items. The project is not a typical project due to the localized nature of each project.

The engineer's estimate was based on previous projects and historical data. The mobilization, dewatering, and the clearing and grubbing were almost all of the difference between the estimate and Pember Construction's bid. In our opinion, the mobilization was going to be a bid item that the prime contractor would insulate because the project was separate between different locations that are not that relatively close. Therefore, it was assumed that the mobilization cost would be driven up.



The clearing and grubbing and dewatering items can often be difficult to estimate because they are specialized items. Often, the clearing and grubbing estimates can get relatively high because simple removals can be determined to be difficult because of site restrictions not foreseen by anyone who is not used tree removal. Dewatering cost estimates fluctuate from project to project because the contractor will try to low bid that unit price and risk the timing of the project and the elevation of the high water. Sometimes, they have very efficient and effective ways of constructing the design under high water levels as well.

Upon further examination of the apparent low bid, the bid provided by Pember Construction was found to be responsive and not materially unbalanced.

Staff recommends Council accept the bids, awarding the contract to Pember Construction for the 2021 Hamline Avenue and Shorewood Drive Improvement projects, City Project PW-20-0103.

**HR GREEN, INC**

A handwritten signature in black ink, appearing to read 'Jordan Horejsi'.

**Jordan Horejsi, PE**  
Project Manager