

# Request for Proposal (RFP) for Building Demolition Services

**Issued By:** City of Beaman

227 Main Street, Beaman, Iowa 50609

641-366-2894

beamanclerk@heartofiowa.net

**Date Issued:** 06/04/2025

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## 1. Overview

The City of Beaman is soliciting proposals from qualified contractors for the demolition of a building located at 209 Main Street. This project includes the complete demolition of the structure, disposal of debris, and site clearance to prepare the property for future development. The successful bidder will be required to follow all local, state, and federal regulations regarding safety, environmental concerns, and waste disposal.

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## 2. Scope of Work

### 2.1 General Requirements:

- **Demolition of the building:** Complete removal of the structure as is, including building contents, any associated foundations, walls, roof, floors, and other fixtures. This building is set in close proximity to another building and care must be taken to eliminate risk of damage to it.
- **Debris Removal:** Proper removal and disposal of all demolition materials in compliance with relevant environmental standards.
- **Site Cleanup:** After demolition, the site should be cleared of any remaining debris, rubble, or hazardous materials, and returned to a safe, level condition suitable for future development. Site must be level and seeded.
- **Traffic and Pedestrian Safety:** Contractor must implement safety protocols to manage traffic flow and pedestrian access around the site during demolition.
- **Utility Disconnects:** All utilities (water, electricity, gas, sewer, etc.) must be properly disconnected before demolition begins.

### 2.2 Environmental and Safety Considerations:

- Compliance with all environmental laws regarding waste disposal and site cleanup.
- Implementation of OSHA standards to ensure the safety of workers, the public, and nearby properties.
- The city is contracting separately for removal of the asbestos on the roof and contractor must coordinate all work with the asbestos contractor so that the building is not left exposed between asbestos abatement and demolition.

### 2.3 Timeline:

- Demolition work is expected to begin on or after September 1, or before depending on asbestos abatement completion, and must be completed by October 17, 2025. The contractor will be responsible for maintaining a project schedule and providing regular updates to the City of Beaman.
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### 3. Proposal Requirements

#### 3.1 Bidder Qualifications:

- Provide company background, including years of experience in demolition services.
- List of similar projects completed, including references and contact information.
- Proof of appropriate licenses, permits, and insurance (worker's compensation, general liability, etc.). Liability insurance shall be no less than \$2 million.

#### 3.2 Proposed Approach:

- Detailed description of the approach to the demolition, including methods, how you will protect the surrounding properties, equipment to be used, and how safety and environmental concerns will be addressed.
- Description on how you will protect buildings located near the demolition site.
- Waste disposal and recycling plan.

#### 3.3 Cost Proposal:

- A breakdown of all costs, including labor, materials, disposal fees, permits, and any other associated costs.
  - Payment schedule based on project milestones or completion.
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### 4. Evaluation Criteria

Proposals will be evaluated based on the following criteria:

- **Experience and Qualifications:** The contractor's ability to demonstrate successful experience with similar demolition projects.
  - **Approach to Safety and Environmental Concerns:** Demonstrated commitment to safety and adherence to environmental regulations.
  - **Cost:** The overall cost competitiveness of the proposal.
  - **Timeline:** Ability to complete the project on schedule.
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### 5. Submission Instructions

#### 5.1 Submission Deadline:

- Proposals must be received by July 9, 2025, at 3:00 PM. Late submissions will not be considered.

## **5.2 Submission Format:**

- All proposals can be submitted by mail to City of Beaman, P.O. Box 125, Beaman, IA or delivered to City Hall, 227 Main Street, Beaman, IA. Proposals can be left in the dropbox located at City Hall if the City Clerk is not in the office.

## **5.3 Questions:**

- Any questions or requests for clarification must be submitted to Denise Hoy, City Clerk at 641-366-2894 or by email to [beamanclerk@heartofiowa.net](mailto:beamanclerk@heartofiowa.net).
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## **6. Terms and Conditions**

- The City will not be responsible for any costs incurred by the bidder in the preparation of the proposal.
  - The City of Beaman reserves the right to reject any or all proposals and negotiate terms with the selected contractor.
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## **7. Additional Information**

- Site visits may be scheduled upon request. Please contact City Clerk Denise Hoy to arrange a visit.
  - The City of Beaman requires that all work comply with local zoning laws, safety regulations, and any other applicable building codes.
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## **8. Conclusion**

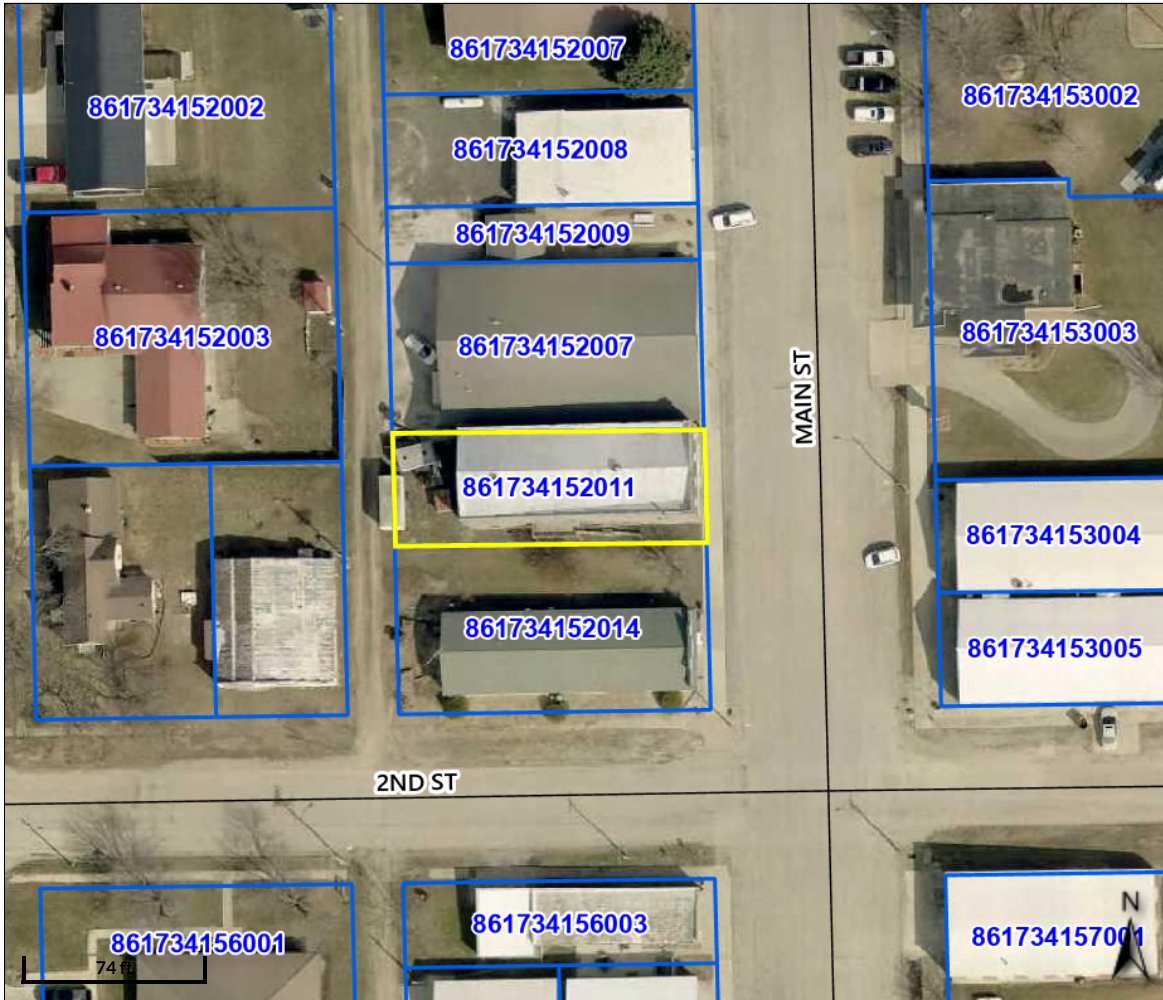
The City of Beaman looks forward to receiving your proposal and working with a qualified contractor to complete this important demolition project.

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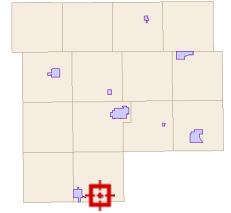


Beacon™

Grundy County, IA



#### Overview



#### Legend

##### Parcels

- Parcels
- BLL
- Wind Turbines
- Condo
- Corporate Limits

##### Highways

- Federal Highway
- State Highway
- County Paved Highway

##### Roads

- County Gravel Road
- County Level C Road
- Town Road
- Private Road
- Political Townships
- Sections

Parcel ID 861734152011  
 Sec/Twp/Rng n/a  
 Property Address 209 MAIN ST  
 BEAMAN

Alternate ID n/a  
 Class C  
 Acreage n/a

Owner Name CITY OF BEAMAN (Deed)  
 Owner Address CITY OF BEAMAN  
 227 MAIN ST  
 BEAMAN, IA 50627

District BMBC  
 Brief Tax Description BEAMAN, ORIGINAL PLAT, BLK 13 LOT 14 & 15  
 (Note: Not to be used on legal documents)

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