
**TULSA DEVELOPMENT AUTHORITY BOARD MEETING
STAFF REPORT**

MEETING DATE: August 1, 2019
TO: Chairman and Board Members
FROM: Office of Tulsa Development Authority
SUBJECT: Request to enter into a Contract for Structural Demolition and Lot Clearance for TDA owned property located at 727 South Troost (House and Garage)

Background:

Owner	Tulsa Development Authority
Developer:	Tulsa Development Authority
Engineer:	N/A
Location:	727 South Troost Avenue
Size of Tract:	0.93 acres
Number of Lots:	One Lot
Development Area:	Pearl District Neighborhood
Fair Market Value:	N/A
Executive Director:	O.C. Walker

Relevant Info: This is a request to the TDA Board to enter into a Contract for Structural Demolition and Lot Clearance for TDA owned property located at 727 South Troost Avenue, Tulsa, Oklahoma. TDA received bids for the demolition of the properties on June 28, 2019. TDA prepared and approved certain specifications and formal advertising. The following measures were taken to ensure a transparent process:

- Advertising the Invitation to Bid in the Tulsa World for a 30- day period.
- The Invitation to Bid was placed on the TDA and City of Tulsa websites.
- TDA office mailed letters to 7 demolition and lot clearance contractors located throughout the City of Tulsa and surrounding areas, inviting them to respond to the Invitation.
- Bids were due by June 7, 2019 at 3:00 p.m.
- The TDA office received cost bids from the following:

Arc Wrecking Company of Oklahoma
DT Specialized Services Incorporated
MJM Construction

DT Specialized Services was the successful respondent with the bid of \$12,500.00. The details of the bid include, but are not limited to, the following:

- Demolition of Structure and whole site clearance
- Loading and disposal of debris
- Sanitary Sewer Plug
- Backfill
- Grading and Top Soil
- Erosion control
- Permitting and disconnecting of services
- Mobilization

Attachment: Bid Result Sheet

Recommendations: Staff recommends this item be approved as presented and enter into a Contract for Services with DT Specialized Services, Inc.

Reviewed By: O.C. Walker



Specialized Services, Inc.

Wednesday, July 24, 2019

Attn: Tulsa Development Authority

Project: 727 S Troost (House and Garage) Demolition

Mr. Walker,

Find below the pricing breakout for 727 S Troost building removal per the bid items.

Bid Items

- 3- Demolition of Structures and whole site clearance for 727 S Troost - \$2,500.00
- 4- Loading and Disposal of debris for 727 S Troost - \$2,500.00
- 6- Sanitary Sewer Seals - \$1000.00
- 8- Deliver, place, compact, and grade backfill - \$575.00
- 9- Deliver and grade topsoil- \$75.00
- 12- Erosion and sediment control including re-vegetation - \$250.00
- 13- Pre-construction permitting and utility disconnects - \$3,000.00
- 14- Mowing and weed eating of standing weeds and / or grass to no more than 3" high on both parcels - \$100.00
- *Mobilization - \$2,500.00

Total Extended Items: \$12,500.00

*Please note: Mobilization added since project is being broke out from original Competitive Sealed Proposal that included the demolition of 727 S Troost and the Laura Dester Center. If the Laura Dester Center and 727 S Troost demolition is NOT awarded at the same time the \$2,500.00 mobilization cost will be added to the original price of \$171,796.00.

This response was prepared by;

DT Specialized Services, Inc.

Dylan McNaughten / Demolition Estimator

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