City of Carroll

112 E. 5th Street Carroll, Iowa 51401-2799 (712) 792-1000 FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager MPW

FROM: Jack Wardell, Director of Parks and Recreation JW

DATE: April 20, 2017

SUBJECT: Memo to City Council – Certificate of Substantial Completion

Attached to this memorandum is the Certificate of Substantial Completion. The certificate establishes April 14, 2017 as the date of Substantial Completion.

There will be final walkthrough on Friday April 21, 2017 that will start the final punch list of items needed to be completed. The list should be available to be distributed at the City Council meetings.

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Certificate of Substantial Completion

PROJECT:
(Name and address)
Carroll Cemetery Maintenance Building
Clark Street & Grant Road
Carroll, Iowa

PROJECT NUMBER: R150384/
CONTRACT FOR: General Construction
CONTRACT DATE: September 16, 2016

OWNER: ☐
ARCHITECT: ☐
CONTRACTOR: ☐
FIELD: ☐
OTHER: ☐

TO OWNER:
(Name and address)
City of Carroll
112 East 5th Street
Carroll, Iowa 51401

TO CONTRACTOR:
(Name and address)
Badding Construction Company
814 West 9th Street
Carroll, Iowa 51401

PROJECT OR PORTION OF THE PROJECT DESIGNATED FOR PARTIAL OCCUPANCY OR USE SHALL INCLUDE:

The entire facility.

The Work performed under this Contract has been reviewed and found, to the Architect's best knowledge, information and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the Owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated above is the date of issuance established by this Certificate, which is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below:

Warranty
Not Applicable

Date of Commencement
Not Applicable

JEO Architecture, Inc		April 12, 2017
ARCHITECT	**BY**	**DATE OF ISSUANCE**

A list of items to be completed or corrected is attached hereto. The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment.

Cost estimate of Work that is incomplete or defective: $0.00

The Contractor will complete or correct the Work on the list of items attached hereto within Zero (0) days from the above date of Substantial Completion.

Badding Construction Company		4/13/17
CONTRACTOR	**BY**	**DATE**

The Owner accepts the Work or designated portion as substantially complete and will assume full possession at 5:00 pm local standard time (time) on the 12th day of April 2017 (date).

City of Carroll		
OWNER	**BY**	**DATE**

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User Notes:

(3B9ADA23)

The responsibilities of the Owner and Contractor for security, maintenance, heat, utilities, damage to the Work and insurance shall be as follows:
(Note: Owner's and Contractor's legal and insurance counsel should determine and review insurance requirements and coverage.)

All responsibilities for insurance, maintenance, heat, and utilities shall occur to the Owner except for damage caused by the Contractor's construction activities.

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User Notes: (3B9ADA23)