



ECONOMIC DEVELOPMENT AUTHORITY

AGENDA SECTION	BUSSINESS ITEMS
MEETING DATE	08/03/2026

ITEM:	Approval of Demolition Contract for 4217 Central		
Presenting Item: Mitchell Forney, Community Development Director			
DEPARTMENT: Community Development		BY/DATE: Mitchell Forney, 07/30/2026	
CORE CITY STRATEGIES:			
_Community that Grows with Purpose and Equity		_Engaged, Effective and Forward-Thinking	
_High Quality Public Spaces		XResilient and Prosperous Economy	
_Safe, Accessible and Built for Everyone		_Inclusive and Connected Community	

BACKGROUND

This year, the Economic Development Authority (EDA) purchased 4217 Central Avenue NE as part of its Commercial Revitalization Program. The purpose of the program is to strategically acquire single-family properties along the Central Avenue corridor and prepare them for future commercial redevelopment. Following the acquisition, the structure was made available to the Fire Department for training purposes. After evaluating the site, the Fire Department determined that a live burn is not feasible due to the proximity of neighboring properties. Prior to closing, Community Development staff worked with the previous property owner to salvage and remove reusable building materials, including windows and other valuable components.

Staff prepared bid documents and distributed demolition bid requests to multiple contractors, receiving 5 bids for the project. To streamline the demolition process, the EDA separately completed the required environmental testing and hazardous material abatement for the structure. The selected demolition contractor will be responsible for demolition of the primary structure, removal of all outbuildings and site improvements, and general site clearing activities necessary to prepare the parcel for redevelopment. The work also includes proper capping and abandonment of water and sewer services at the main line and in accordance with City requirements. Below is a summary of the bids received for the project. Staff recommend award of the demolition contract to the lowest responsible bidder, Nitti Rolloff Services.

Company Name	Bid Amount
Seiple Excavating & Trucking	\$64,950
Kamish Excavating	\$68,000
Scherber Co	\$54,539
Bollig and Sons	\$45,792
Nitti Rolloff Services	\$34,789

RECOMMENDED MOTION(S):

MOTION: Move to accept the proposal from Nitti Rollof Services, in the amount of \$34,789 for the demolition of all buildings and site improvements, the cutting and capping of all utilities at the main line, and the regrading of the lot located at 4217 Central Ave NE; and furthermore, to authorize the President and Executive Director to enter into an agreement for the same.

ATTACHMENT(S)

1. Draft Agreement
2. Demolition Bids Received
3. Bid Specs