



**OELWEIN FIRE DEPARTMENT
CITY OF OELWEIN, IOWA
MEMORANDUM**

FROM: Jeremy P. Logan, Public Safety Chief

DATE: October 18, 2022

TO: City Administrator Dylan Mulfinger – Mayor Brett DeVore – Oelwein City Council

SUBJECT: Fire Department Chimney/Roof Repairs

Many months ago, the City of Oelwein utilized private services to assess the condition of the roof at the Oelwein Fire Department. This report provided an analysis of the roof and provided recommendations for repairs. The recommendations were listed by priority based on severity of issues. The plan was to place the repair costs in the next fiscal year budget proposal, with the repairs occurring after July of 2023. However, the roof area surrounding the chimney has degraded and is now causing interior issues. After recent rainfall, the roof leaked in the upper level of the fire department and caused standing water on the floor of the recently remodeled rooms. A number of ceiling tiles have been damaged and inspections of the area by roofing companies indicates that at least a 15' x 15' area of insulation is wet and needs to be removed and replaced.

We cannot put off the recommended chimney removal (to below roof level) and roof repairs until next year due to the degradation of the roof and the damage the leaks are now causing to the interior. We have attempted to quickly obtain three quotes to have the repairs done immediately. Two companies responded. Those companies are Moss Roofing and Schwickert's Tecta America. Tecta America has previously conducted repairs on other parts of the fire department roof.

The proposals received are:

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|----|----------------------------|-------------|
| 1) | Moss Roofing | \$16,920.00 |
| 2) | Schwickert's Tecta America | \$15,775.00 |

Additionally, due to the removal of the chimney, the department would need to eliminate the gas water heater from venting into that chimney area. Members have surveyed this project and we believe that the cost to relocate the venting, placing a hole in an exterior wall, and possibly having to power vent it, are outweighed by having an installer remove the water heater and replace it with an on-demand electric water heater. The efficiency of the on-demand system will provide future savings in utility expenses. We are seeking estimates to have this work completed, but initial rough estimates are \$1,800 - \$2,200.

We would be able to use CIP funds towards this overall project. I am requesting the council to approve this project and the Schwickert's Tecta America's bid proposal of \$15,775.00 for the emergency repairs of the chimney and roof at the fire department.