

RESOLUTION NO. 2002- 2

AUTHORIZING CONTRACT 2001-100 WITH ANCHOR CLEANING CONTRACTORS, INC., FOR RAPID STATION WINDOW WASHING AT GCRTA FACILITIES AS SPECIFIED FOR A PERIOD OF TWO YEARS IN AN AMOUNT NOT TO EXCEED \$555,900.00 – GENERAL FUND (FACILITIES MAINTENANCE DEPARTMENT BUDGET).

WHEREAS, the bid of Anchor Cleaning Contractors, Inc., located at 1966 W. 52nd St., Cleveland, Ohio 44102, for Rapid Station Window Washing and Exterior Cleaning for a Period of Two (2) Years was received on September 12, 2001, in an amount not to exceed five hundred eighty three thousand four hundred & 00/100 dollars (\$583,400.00); and

WHEREAS, the bid of Anchor Cleaning Contractors, Inc., was the sole bid received; and

WHEREAS, in accordance with the Ohio Revised Code 306.43(B), when fewer than two responsive bids are received, a regional transit authority may negotiate a price with the sole responsive bidder or may rescind the solicitation and re-procure the item; and

WHEREAS, negotiations resulted in acceptance of a price not to exceed five hundred fifty five thousand nine hundred & 00/100 dollars (\$555,900.00); and

WHEREAS, THE General Manager deems the bid of Anchor Cleaning Contractors, Inc., to be a responsive bid from a responsible bidder and recommends acceptance thereof by the Board of Trustees.

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the Greater Cleveland Regional Transit Authority, Cuyahoga County, Ohio:

Section 1. That the bid of Anchor Cleaning Contractors, Inc., for Rapid Station Window Washing and Exterior Cleaning for a period of Two (2) Years, as negotiated, be and the same is hereby accepted.

Section 2. That the General Manager of the Authority be and he is hereby authorized to enter into a contract with Anchor Cleaning Contractors, Inc., for Rapid Station Window Washing and Exterior Cleaning for a Period of Two (2) Years.

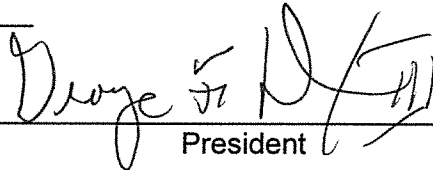
Section 3. That said contract shall be payable from the General Fund (Facilities Maintenance Department Budget) in an amount not to exceed five hundred fifty five thousand nine hundred & 00/100 dollars (\$555,900.00).

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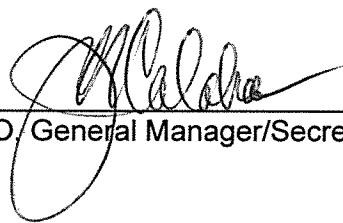
Section 4. That said contract shall be binding upon and an obligation of the Authority contingent upon funding for future years; compliance by the contractor with the Specifications and Addenda thereto, if any, the Affirmative Action Plan adopted by the Board of Trustees in Resolution 2001-064; bonding and insurance requirements and all applicable laws relating to contractual obligations of the Authority.

Section 5. That this resolution shall become effective immediately upon its adoption.

Adopted: January 15, 2002



President

Attest: 

CEO/ General Manager/Secretary-Treasurer



Greater Cleveland Regional Transit Authority
STAFF SUMMARY AND COMMENTS

TITLE/DESCRIPTION: AUTHORIZING CONTRACT 2001-100 WITH ANCHOR CLEANING CONTRACTORS, INC., FOR RAPID STATION WINDOW WASHING AND EXTERIOR CLEANING AT GCRTA FACILITIES AS SPECIFIED FOR A PERIOD OF TWO YEARS IN AN AMOUNT NOT TO EXCEED \$555,900.00 – GENERAL FUND (FACILITIES MAINTENANCE DEPARTMENT BUDGET).	Resolution No.: 2002 - 2
	Date: December 4, 2001
	Initiator: Facilities Maintenance
ACTION REQUEST: <input checked="" type="checkbox"/> Approval <input type="checkbox"/> Review/Comment <input type="checkbox"/> Information Only <input type="checkbox"/> Other _____	

- 1.0 PURPOSE/SCOPE: This action will allow the Authority to enter into a contract with Anchor Cleaning Contractors, Inc., for Rapid Station Window Washing and Exterior Cleaning for a Period of Two (2) Years.
- 2.0 DESCRIPTION/JUSTIFICATION: This project covers approximately eleven (11) major GCRTA Facilities that requires semi-annual cleaning and rub-out of the interior and exterior structure including the washing of the windows. Among the key facilities are the rapid stations on the Waterfront Line, the Ronald J. Tober Walkway To Gateway, and the new Triskett Station. This contract enables the Authority to keep these facilities, interiors and windows clean to benefit our customers, employees, and the general image of the Authority. This contract will replace a portion of the contract held by Artisan Cleaning, Co. Artisan was unable to maintain the sufficient staffing required to complete the work specified for this portion of the contract.
- 3.0 PROCUREMENT BACKGROUND: Invitations for bids were sent to a total of ten (10) prospective bidders. One bid was received on September 12, 2001. After investigation, it was determined that there were only two bidders with the experience, equipment, and trained personnel to perform the work. Equipment utilized on this contract includes repelling equipment, an aerial crane with bucket capabilities, high pressure washers and other specialized equipment. One bidder advised that it did not have sufficient staff to perform the work. The single bid received was as follows:

<u>COMPANY</u>	<u>NEGOTIATED PRICE</u>
Anchor Cleaning Contractors, Inc.	\$555,900.00

Ohio Revised Code Section 306.43(B) provides that in the case of a single bid being received, a regional transit authority may negotiate the price. During negotiations, the Procurement Department reduced the price by 5% from the original single bid of \$583,400.00 to \$555,900.00. This price is higher than the previous pricing primarily due to the addition of the new Triskett Station requirements which was not in the previous contract.

A cost analysis has been performed and the Procurement Department has determined that the negotiated price is fair and reasonable.

All Affirmative Actions have been met. The Office of Small Business Development assigned a 10% DBE goal to this procurement. Anchor will meet the goal by utilizing J & J Management Systems, an African-American owned firm, located at 3673 Brinkmore Road, Cleveland Heights, OH 44121 a GCRTA certified DBE Firm. J&J Management will wash windows that do not require repelling.

- 4.0 POLICY IMPACT: Does not apply.
- 5.0 ECONOMIC IMPACT: The contract will be funded through the General Fund, Rail District Department Budget. The Offered price of \$555,900.00 is 33% higher than the budgeted amount. This is partially due to the addition of the Triskett station as well as increased unit costs for various facilities throughout the Authority.
- 6.0 ALTERNATIVES: Reject the bid. Rejection of this bid will delay the cleaning of the identified GCRTA facilities and adversely impact the public image of the Authority and the comfort of its customers.
- 7.0 RECOMMENDATION: It is recommended that the Board adopt the resolution authorizing the General Manager to enter into a contract with Anchor Cleaning Contractors, Inc., for Rapid Station Window Washing and Exterior Cleaning for a Period of Two (2) Years.
- 8.0 ATTACHMENTS: No Attachments

Recommended and certified as appropriate to the availability of funds, legal form and conformance with the Procurement requirements.



CEO/General Manager/Secretary-Treasurer