

RESOLUTION NO. 2003 - 083

AUTHORIZING CONTRACT NO. 2003-028B WITH E.B. KATZ, INC. FOR THE PLUMBING TRADES FOR PROJECT 17C-TRISKETT GARAGE RECONSTRUCTION IN THE AMOUNT OF \$3,580,000.00 (RTA DEVELOPMENT FUND, PROJECT DEVELOPMENT AND ENGINEERING DEPT. BUDGET)

WHEREAS, the Authority deems it necessary to obtain construction services for the Reconstruction of the Triskett Garage; as described under Project 17C; and

WHEREAS, the bid of E.B. Katz, Inc., located at 930 E. 70th Street, Cleveland, Ohio 44103 for the Plumbing Trades portion of said services was received on April 25, 2003 in the amount of \$3,606,000.00; and

WHEREAS, said bid was the only responsive bid received in response to the solicitation; and

WHEREAS, Section 306.43(B) of the Ohio Revised Code provides when less than two responsive bids are received from a responsible bidder, a Regional Transit Authority may negotiate price with the sole responsible bidder; and

WHEREAS, after negotiations, an amount of \$3,580,000.00 was accepted as a reasonable price and the General Manager deems the offer to be in the best interest of the Authority, 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 offer of E.B. Katz, Inc. for the Plumbing Trades portion of Project 17C, Triskett Garage Reconstruction 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 E.B. Katz, Inc. for construction services for the Plumbing Trades under Project 17C, Triskett Garage Reconstruction.

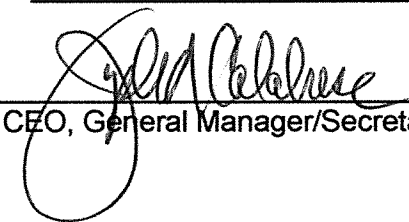
Section 3. That said contract shall be payable from the RTA Development Fund, Project Development and Engineering Department Budget, including but not limited to Capital Grant OH-03-0206, in the amount of \$3,580,000.00 (\$2,864,000.00 in Federal Funds which represents 80% of the total cost).

Section 4. That said contract shall be binding upon an obligation of the Authority contingent upon compliance by the contractor to the Specifications and Addenda, thereto, if any; the Affirmative Action Plan adopted by the Board of Trustees in Resolution 2002-120; bonding and insurance requirements and all applicable laws relating to the contractual obligations of the Authority.

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

Adopted: June 17, 2003 
President

Attest: 
CEO, General Manager/Secretary-Treasurer



TITLE/DESCRIPTION: AUTHORIZING CONTRACT NO. 2003-028B WITH E.B. KATZ, INC. FOR THE PLUMBING TRADES FOR PROJECT 17C-TRISKETT GARAGE RECONSTRUCTION IN THE AMOUNT OF \$3,580,000.00 (RTA DEVELOPMENT FUND, PROJECT DEVELOPMENT AND ENGINEERING DEPARTMENT BUDGET).	Resolution No.: 2003-083
	Date: June 12, 2003
	Initiator: Project Development and Engineering
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 to provide construction services for the Plumbing Trades, under Project 17C-Triskett Garage Reconstruction, IFB 2003-028B.

2.0 DESCRIPTION/JUSTIFICATION: The project involves total demolition of the existing garage and the reconstruction of a new garage. The existing garage is in disrepair and is inefficient to operate. A study of various alternatives resulted in a decision to totally replace the facility. The new facility will have an increased capacity and allow a consolidation of bus operations in three districts

3.0 PROCUREMENT BACKGROUND: This project is a rebid. The initial Invitation for Bid was cancelled.

Sixty eight packages were issued. Many of those were to subcontractors who would not bid directly to the Authority. Thirteen bids were received on April 25, 2003, as shown on Attachment A.

The Basis of Award provided for an award of the lowest responsive and responsible bid for the Entire Work provided that it is lower than the sum of the lowest responsive and responsible bid of the multiple trades. In this instance, the lowest Entire Work bid was \$209,000.00 higher than the sum of the lowest trade bids.

The responsive bid that was submitted for the Plumbing Trades was from E.B. Katz, Incorporated in the amount of \$3,606,000.00. In accordance with Section 306.43 of the Ohio Revised Code which provides that when less than two responsive bids are received from responsible bidders, a Regional Transit Authority may negotiate price with the sole responsible bidder.

The Authority held price negotiations with E.B. Katz, Inc. and those discussions resulted in a reduced price of \$3,580,000.00.

E.B. Katz Inc. has performed similar type work or contract amounts for GCRTA's Hayden District Garage, Nardon Hills City School District (Nardon High School); MetroHealth System (MetroHealth Critical Care Pavilion).

4.0 DBE/AFFIRMATIVE ACTION BACKGROUND: The results of the evaluation will be provided prior to contract award.

5.0 POLICY IMPACT: Does not apply.

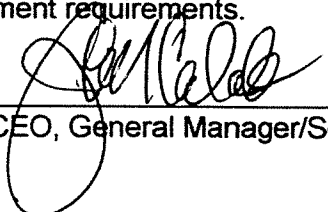
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- 6.0. **ECONOMIC IMPACT:** This contract shall be payable from the RTA Development Fund, Project Development and Engineering Department Budget, including but not limited to Capital Grant OH-03-0206, Line Item 11.34.02 in the amount of \$3,580,000.00 (\$2,864,000.00 in Federal Funds which represents 80% of the total cost).

The offer of \$3,580,000.00 from E.B. Katz, Inc. for the Plumbing Trades is \$1,004,473.00 (39%) above the Engineer's Estimate of \$2,575,527.00; however, the sum of the lowest bids (\$24,040,075.00) is 7.0% below the overall Estimate of \$25,796,713.00.

- 7.0. **ALTERNATIVES:** Reject this bid. Rejection of this award would delay the reconstruction of the Triskett Garage and extend the temporary use of the Woodhill Garage by the Triskett District Operations. This impact would result in excess deadheading costs estimated to be over \$100,000.00 per month.
- 8.0. **RECOMMENDATION:** It is recommended that the offer of E.B. Katz, Inc. for the Plumbing Trades be accepted and the resolution passed authorizing the General Manager to enter into a contract for Triskett Garage Reconstruction, as described under Project 17C.
- 9.0. **ATTACHMENTS:** Attachment A

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



CEO, General Manager/Secretary-Treasurer

IFB 2003-028 TRISKETT GARAGE RECONSTRUCTION

RE-BID TABULATION FORM

Bid Opening April 25, 2003 @ 2:00 pm

estimate	\$ 25,796,713	\$ 16,067,123	\$ 2,575,527	\$ 3,938,692	\$ 3,215,371
Bidder	Base + Alts. Entire Work	Base + Alts. G. Trades	Base + Alts. Plumbing	Base + Alts. HVAC	Base + Alts. Electrical
Lake Erie Electric					\$ 3,920,000
R.J. Martin					\$ 2,958,888
Atlas Electric					\$ 2,888,000
T.H. Martin Duct Co.				\$ 3,040,000	
Fortney & Weygandt	\$ 25,441,000	\$ 14,521,000			
Schirmer Construction	\$ 26,488,000	\$ 16,588,000			
Blaze Building Corp.		\$ 14,721,000			
Smith & Oby				\$ 3,388,000	
Doan Pyramid Electric					\$ 2,875,000
Panzica Construction		\$ 14,875,000			
Albert Higley Co.	\$ 24,249,000	\$ 14,519,075			
E.B. Katz			\$ 3,606,000		

Total Low Bid = \$ 24,040,075 estimate \$ 25,796,713
 difference 7%

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