

RESOLUTION NO. 2009-69

AUTHORIZING CONTRACT NO. 2009-103 WITH GARDINER SERVICE COMPANY TO PROVIDE A MAINTENANCE SERVICE AGREEMENT FOR THE HVAC SYSTEMS AT THE ROOT-MCBRIDE BUILDING AND AT CENTRAL BUS MAINTENANCE FACILITY FOR A PERIOD OF FIVE YEARS IN AN AMOUNT NOT TO EXCEED \$34,260.00 AND \$4,992.00 PER YEAR RESPECTIVELY FOR A TOTAL CONTRACT AMOUNT NOT TO EXCEED \$196,260.00 (GENERAL FUND, SERVICE MANAGEMENT AND FLEET MANAGEMENT DEPARTMENT BUDGETS)

WHEREAS, the Authority has a recurring requirement to obtain on-going services and maintenance of the HVAC Systems for the Root-McBride Building and Central Bus Maintenance Facility (CBM); and

WHEREAS, such services are available from Gardiner Service Company, located at 31200 Bainbridge Rd., Solon, OH 44139, through the State of Ohio Cooperative Purchasing Program; and

WHEREAS, the State of Ohio Cooperative Purchasing Act provides political subdivisions within the State of Ohio with the opportunity to participate in contracts executed by the State of Ohio, Department of Administrative Services, Office of State Purchasing, for the purchase of supplies, services, equipment and certain materials; and

WHEREAS, Section 306.43(H)(4) of the Ohio Revised Code permits a Regional Transit Authority to participate in said program; and

WHEREAS, the Board of Trustees authorized utilization of the State of Ohio Cooperative Purchasing Program in Resolution 1990-69; and

WHEREAS, the General Manager/Secretary-Treasurer deems the offer of Gardiner Service Company, to be in the best interest of the Authority, price and all other factors considered, 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 Gardiner Service Company to provide on-going services and maintenance to the HVAC Systems at the Authority's Root-McBride Building and at CBM, for a period of five years be and the same is hereby accepted.

Section 2. That the General Manager/Secretary-Treasurer of the Authority be and he is hereby authorized to enter into a contract with Gardiner Service Company to provide on-going services and maintenance to the HVAC Systems at the Authority's Root-McBride Building and at CBM, for a period of five years.

Section 3. That said contract shall be payable out of the General Fund, Service Management and Fleet Management Department budgets, in an annual amount not to exceed thirty four thousand two hundred sixty & 00/100 dollars (\$34,260.00) and four thousand nine hundred ninety two thousand & 00/100 dollars (\$4,992.00) for a total contract amount not to exceed one hundred ninety-six thousand two hundred sixty & 00/100 dollars (\$196,260.00) for the five year period. Funding for 2010 and the remaining out-years of the contract is contingent upon the Board of Trustees adopting the recommended Operating Budgets.

Section 4. That said contract shall be binding upon and an obligation of the Authority contingent upon appropriation of funding for future years; compliance by the contractor to the Specifications and Addenda, if any; the Affirmative Action Plan adopted by the Board of Trustees in Resolution 2009-23, 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: August 18, 2009

  
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President

Attest:   
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CEO, General Manager/Secretary-Treasurer




Greater Cleveland Regional Transit Authority  
**STAFF SUMMARY AND COMMENTS**

<b>TITLE/DESCRIPTION:</b> <b>CONTRACT: MAINTENANCE AND SUPPORT OF THE HVAC SYSTEM AT THE ROOT MCBRIDE BUILDING AND CBM</b> <b>VENDOR: GARDINER SERVICE COMPANY</b> <b>AMOUNT: \$34,260.00 AND \$4,992.00 PER YEAR RESPECTIVELY FOR A TOTAL AMOUNT NOT TO EXCEED \$196,260.00 FOR THE FIVE YEAR PERIOD</b>	<b>Resolution No.:</b> 2009-69
	<b>Date:</b> August 13, 2009
	<b>Initiator: Service Management &amp; Fleet Management</b>
<b>ACTION REQUEST:</b> <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 for providing on-going service and maintenance of the HVAC Systems at the Root-McBride Building and at the Central Bus Maintenance Facility (CBM) for a period of five years.
- 2.0 **DESCRIPTION/JUSTIFICATION:** The Authority has a recurring requirement to maintain and service the HVAC systems and its components at the Root-McBride Building and at CBM for the health and comfort of the GCRTA's employees and visitors.
- 3.0 **PROCUREMENT BACKGROUND:** The Board of Trustees has authorized the General Manager/Secretary-Treasurer to utilize the State of Ohio, Department of Administrative Services, Cooperative Purchasing Program pursuant to Resolution 1990-069. This allows the Authority to place orders against the negotiated State of Ohio contracts. The State of Ohio Cooperative Purchasing Program has contracted for this type of services with Gardiner Service Company (Gardiner Trane) under Schedule 4463201208-1 Index MMA632Q. The proprietary nature of the system components makes Gardiner Service Company the only available supplier of the services for the system. This contract includes technical support and outlines an inspection and preventive maintenance program for the system.  
  
 Gardiner Service Company has satisfactorily provided these services to the Authority on previous contracts. Their proposal met every required service parameter listed in the Scope of Services. They provide a variety of services which meet the Authority's requirements and they have qualified technicians that provide the experience and dependable quality service for the system.  
  
 A price analysis has been performed and the Procurement Department has determined that the price is fair and reasonable to the Authority.
- 4.0 **AFFIRMATIVE ACTION/DBE BACKGROUND:** The Office of Business Development does not conduct Affirmative Action reviews or establish goals on procurements included in the State Cooperative Purchasing program.
- 5.0 **POLICY IMPACT:** Does not apply.

- 6.0 ECONOMIC IMPACT: This contract will be funded through the General Fund, Service Management and Fleet Management Department budgets, in an annual amount not to exceed thirty four thousand two hundred sixty & 00/100 dollars (\$34,260.00) and four thousand nine hundred ninety-two & 00/100 dollars (\$4,992.00) respectively for a total contract amount not to exceed one hundred ninety-six thousand two hundred sixty & 00/100 dollars (\$196,260.00) for the five year period. This is the budgeted amount for this purchase.
- 7.0 ALTERNATIVES: Reject this offer. Rejection of this offer will leave the Authority without a service agreement for the Main Office and CBM HVAC systems and could unnecessarily increase the cost for the service on a per diem basis and result in unhealthy and uncomfortable conditions for the employees and visitors.
- 8.0 RECOMMENDATION: It is recommended that the offer of Gardiner Service Company be accepted and the resolution passed authorizing the General Manager/Secretary-Treasurer to enter into a contract.
- 9.0 ATTACHMENTS: None.

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



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CEO, General Manager/Secretary-Treasurer