

CITY OF OBERLIN, OHIO

ORDINANCE No. 15-18 AC CMS

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH DESIGN-BUILD SOLUTIONS, INC. OF CLEVELAND, OHIO, THROUGH THE STATE OFFICE OF PROCUREMENT SERVICES FOR A ROOF REPLACEMENT PROJECT FOR OBERLIN MUNICIPAL LIGHT AND POWER SYSTEM AND DECLARING AND EMERGENCY

BE IT ORDAINED by the Council of the City of Oberlin, County of Lorain, State of Ohio, not less than five-sevenths (5/7ths) of all members elected thereto concurring:

SECTION 1. That pursuant to Ohio Revised Code Section 125.04 and City of Oberlin Resolution No. R88-7, the City Manager is hereby authorized and directed to enter into a contract with Design-Build Solutions, Inc. of Cleveland, Ohio, through the Department of Administrative Services Cooperative Purchasing Program for a roof replacement project for Oberlin Municipal Light and Power System for a price of \$50,321.

SECTION 2. It is hereby found and determined that all formal actions of this Council concerning or relating to the adoption of this Ordinance were adopted in an open meeting of this Council and that all deliberations of this Council and of any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

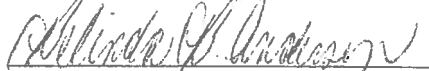
SECTION 3. That this Ordinance is hereby declared an emergency measure necessary for the immediate preservation of the public peace, health and safety of the citizens of the City of Oberlin, Ohio, or to provide for the usual daily operation of a municipal department, to wit:

“To authorize roof replacement project for power plant at the earliest date allowed by law in order to assure timely construction prior to the summer peaking season”

and shall take effect immediately upon passage.

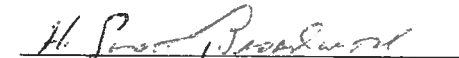
PASSED: 1st Reading: April 20, 2015 (E)
 2nd Reading: _____
 3rd Reading: _____

ATTEST:



BELINDA B. ANDERSON, MMC
CLERK OF COUNCIL

POSTED: 04/21/2015



H. SCOTT BROADWELL
PRESIDENT OF COUNCIL

EFFECTIVE DATE: 04/20/2015



Design-Build Solutions, Inc.
3800 East 91st Street
Cleveland, OH 44105
Phone: (800) 762-8225
Fax: (216) 883-2055



Power and Light Roof Project
City of Oberlin
322 S. Main Street
Oberlin, OH
Proposal Date: 3/17/15
Proposal #: 90-OH-150017

Purchase Request / Delivery Order Language:
 The Garland Company, Inc. (dba) Design-Build Solutions, Inc

Please note: The following proposal is being provided according to the pricing established under the Ohio State Term Schedule Schedule #800114.

Scope of Work:

1. Install all safety to satisfy OSHA's requirements.
2. Completely remove and dispose of the existing roof system down to the deck.
3. Remove the two gravity vents and install new decking as required.
4. Install a curb for the Greenheck fan mentioned in alternate #1. Install sheet metal over this curb and make sure that it is watertight.
5. Inspect the roof deck for any deterioration. Any deteriorated decking will be repaired or replaced at a per square foot price at an additional cost.
6. Install one layer of 1 .5" polyisocyanurate and one layer of 2" polyisocyanurate to the deck using fasteners and plates by OMG.
7. Install a saddle that divides the water flow in half. Half of the roof should flow to the scupper and the other half should flow to the lower roof.
8. Install saddles behind all roof penetrations.
9. Install a fully adhered 60 mil TPO roof system as per manufacturer specifications.
10. Remove the existing terra cotta coping caps and dispose. Install wood blocking on top of the parapet wall. Run the TPO up and over the wall. Install new shop fabricated pre-painted 24 gauge metal coping cap on the parapet wall.
11. All roof penetrations and wall flashings will be flashed with the new TPO material as recommended by the manufacturer. The wall flashings will be terminated with an aluminum termination bar and surface mounted counter flashing.
12. Install new wood fascia for the metal drip edge.
13. Install new shop fabricated pre-painted 24 gauge drip edge where the existing drip edge has been removed. All metal to be in standard colors.
14. Install a walk pad at the ladder access point.
15. Install a new attached ladder to reach this section from roof area 4.
16. Contractor is to acquire all necessary permits
17. This entire roof assembly would carry a manufacturer's 15 year warranty.
18. Pre-Bid meeting minutes dated 03-04-15 are included

Item #	Item Description	Quantity	Unit	Unit Price	Extended Price
21.21	Roof Surface Preparation and Repairs : Single-Ply Roof Repair / Replacement - TPO - 500 Sq.Ft. Minimum	2,352	SF	\$ 9.75	\$ 22,932.00
	Sub Total Prior to Multipliers				\$ 22,932.00

20.51	JOB SITE SPECIFIC MULTIPLIERS APPLIED TO EACH LINE ITEM ON ASSOCIATE JOB: MULTIPLIER - ROOF SIZE IS LESS THAN 3K SQ. FT. Multiplier Applied when Roof Size is Abnormally Small Less than 3,000 Sq.Ft. Situation Creates the Fixed Costs: Equipment, Mobilization, Demobilization, Disposal, & Set-Up Labor to be Allocated Across a Smaller Roof Area Causing Fixed Costs to be Large Portion of Job Costs		%	100%	\$ 22,932.00
	Sub-Totals Prior to State Labor Multiplier				\$ 45,864.00
OH	MULTIPLIER OH – State Labor Multiplier		%	-2%	\$ (917.28)
	Sub-Totals After State Labor Multiplier				\$ 44,946.72

Total Garland 2014 Material Pricing	\$ 612.0000
Total Pricing per Line Item Schedule:	\$ 45,558.72
Less 1% Discount	\$ (455.59)
Total Schedule Price:	\$ 45,103.13

A one-time site-specific discount has been given based upon the DBS bid(s) received and the site specific market conditions relating to the work of \$ 3,018.13

Total Proposed Cost to Complete the Project \$ 42,085.00

Competitive Bid Results:

Alumni Roofing	\$ 42,085.00
Mid-Ohio Roofing	\$ 46,130.00

Alternate #1 (Add): Install Greenheck Fan with horizontal mount exhaust damper.

Alumni Roofing	\$ 4,853.00
Mid-Ohio Roofing	\$ 5,061.00

Alternate #2 (Add): Replace scupper box, face plate, downspout with new .040 aluminum with Kynar

Mid-Ohio Roofing	\$ 531.00
Alumni Roofing	\$ 883.00

Unit Pricing:

12"x12"x1" Wood Deck Repair	\$ 4.00 Sq
Wood Blocking (Nailer) Replacement	\$ 2.85 Lin. Ft.

Clarifications/Exclusions:

- 1 Garland Material is based on the 2014 schedule price. Garland 2015 material pricing is excluded from this proposal and will need to be added when 2015 pricing becomes effective.
- 2 Sales and use taxes are excluded. Please issue a Tax Exempt Certificate.
- 3 Permits are excluded.
- 4 Bonds are included.
- 5 Plumbing, Mechanical, Electrical work is excluded.
- 6 Masonry work is excluded.
- 7 Temporary protection is excluded.
- 8 Prevailing Wages are excluded.

9 Any work not exclusively described in the above proposal scope of work is excluded.

Labor Pricing is valid for sixty days (60) from the date of this proposal.

Communication relating to this proposal may be directed to:

Kirk Henline
3800 E 91st Street
Cleveland, OH 44105
Phone: 216-430-3513
Fax: 216-833-2055
khenline@garlandind.com

END OF PROPOSAL



City of Oberlin Ohio
 69 South Main Street
 Oberlin, Ohio 44074
 Ph. (440) 775-7212 Fax (440) 776-2090

PURCHASE ORDER

P.O. NUMBER **RG150148**
 REQ. NO.
 P.O. DATE **04/21/2015**
 SHIP VIA
 TERMS **NET 30 DAYS**

DELIVER TO:
OBERLIN LIGHT & POWER
 289 S. PROFESSOR ST.

 OBERLIN, OH 44074

TO:
DESIGN - BUILD SOLUTIONS
 3800 E. 91ST ST.

 CLEVELAND, OH 44105

ACCOUNT NUMBER	AMOUNT
801.8105.56010	\$50,321.00

THE ABOVE PURCHASE ORDER NUMBER MUST APPEAR ON ALL BILLS AND PACKAGES.
 Material on this order is exempted from the Ohio Sales Tax and Federal Excise Taxes

QUANTITY	UNIT	DESCRIPTION	PRICE / UNIT	AMOUNT
		SECTION 5 REROOF		42,085.00
		GREENECK FAN, SCUPPER BOX, DOWNSPOUT		5,736.00
		DECK REPLACEMENT CONTINGENCY		2,500.00
		PER ORD 15-18		
TOTAL				\$50,321.00



CERTIFICATE

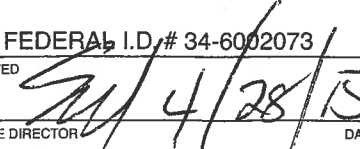
It is hereby certified that the amount required to meet the contract, agreement, obligation, payment or expenditure for the above has been lawfully appropriated or authorized or directed for such purpose and is in the treasury or in process of collection to the credit of the fund free from any obligation or certification now outstanding.

EXCISE OR SALES TAX DO NOT APPLY TO CITY PURCHASES.

RECEIVED
 Qty. Verified _____
 Date _____
 OK'd by _____

INSTRUCTIONS TO VENDORS

THIS ORDER IS NOT VALID UNLESS SIGNED BY THE FINANCE DIRECTOR FOR AVAILABILITY OF FUNDS.
 SEND INVOICES IN DUPLICATE TO THE FINANCE OFFICE: 69 S. MAIN ST., OBERLIN, OH. 44074
 NO CHANGE MAY BE MADE IN THIS ORDER WITHOUT WRITTEN CONSENT OF THE FINANCE DIRECTOR.

CITY FEDERAL I.D.# 34-6002073
 APPROVED  4/28/15
 FINANCE DIRECTOR DATE