



## Legislation Details (With Text)

**File #:** 3188-2023      **Version:** 1

**Type:** Ordinance      **Status:** Passed

**File created:** 11/7/2023      **In control:** Recreation & Parks Committee

**On agenda:** 12/11/2023      **Final action:** 12/14/2023

**Title:** To authorize the Director of the Recreation and Parks Department to enter into contract with Trane U.S. Inc. for the King Arts Complex Chiller Replacement Project; and to authorize the expenditure of \$160,500.00 from the Recreation and Parks Voted Bond Fund. (\$160,500.00)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Legislation - King Arts Complex Chiller Replacement - FINAL - ATTACHMENT..pdf

Date	Ver.	Action By	Action	Result
12/14/2023	1	ACTING CITY CLERK	Attest	
12/13/2023	1	MAYOR	Signed	
12/11/2023	1	COUNCIL PRESIDENT	Signed	
12/11/2023	1	Columbus City Council	Approved	Pass
12/4/2023	1	Columbus City Council	Read for the First Time	

**Background:** This ordinance authorizes the Director of the Recreation and Parks Department to enter into contract with Trane U.S. Inc. for the King Arts Complex Chiller Replacement Project. The contract amount is \$150,500.00 with a contingency of \$10,000, for a total of \$160,500.00 being authorized by this ordinance.

The King Arts Complex is a unique culture and arts institution which is comprised of the Barbara Nichols Theater, a second floor educational wing, and the historically significant Pythian Theater which was rehabilitated in 1987. The complex was expanded in 1989 to include the old Garfield Elementary School. Located in the King Lincoln District, the King Arts Complex is listed on the National Register of Historic Places. Maintenance and improvements to this facility help prolong the life of the center for future generations to utilize and enjoy.

The chiller for this facility is at the end of life and requires replacement. Due to a long lead time for the specialized equipment, construction is expected to start in early fall 2024. Project completion is anticipated in late fall of 2024, prior to the scheduled programming of the Center. There have been numerous HVAC upgrades, starting in 2018, and the replacement of the chiller will mean all major HVAC equipment has been replaced at the King Arts Complex facility.

**Vendor Bid/Proposal Submissions (Office of Diversity and Inclusion designation status):**

Bids were advertised through Vendor Services, in accordance with City Code Section 329, on September 22, 2023 and received by the Recreation and Parks Department on October 17, 2023. Bids were received from the following companies:

- Trane U.S. (MAJ): \$150,500.00
- Capital City Mechanical (MAJ): \$212,300.00
- General Temperature Control (MAJ): \$224,460.00
- Plug Smart (MAJ): non-responsive

After reviewing the bids that were submitted, it was determined that Trane U.S. Inc. was the lowest and most responsive bidder. Trane U.S. Inc. and all proposed subcontractors have met code requirements with respect to prequalification, pursuant to relevant sections of Columbus City Code Chapter 329.

**Principal Parties:**

Trane U.S. Inc.  
2300 Citygate Drive  
Columbus, Ohio 43219  
Sydney Whitehead, (614) 256-3210  
Contract Compliance Number: 001915  
Contract Compliance Expiration Date: May 10, 2025

**Benefits to the Public:** To upgrade the HVAC system to supply a comfortable atmosphere for all citizens that visit the Martin Luther King Arts Complex.

**Area(s) Affected:** North Central (49)

**Master Plan Relation:** This project will support the Recreation and Parks Master Plan by prioritizing facility improvements, re-using and repairing existing buildings promotes sustainability.

**Fiscal Impact:** \$160,500.00 is budgeted and available from within the Recreation and Parks Voted Bond Fund 7702 to meet the financial obligations of this contract.

To authorize the Director of the Recreation and Parks Department to enter into contract with Trane U.S. Inc. for the King Arts Complex Chiller Replacement Project; and to authorize the expenditure of \$160,500.00 from the Recreation and Parks Voted Bond Fund. (\$160,500.00)

**WHEREAS,** it is necessary to authorize the Director of the Recreation and Parks to enter into contract with Trane U.S., Inc. for the King Arts Complex Chiller Replacement Project; and

**WHEREAS,** it is necessary to authorize the expenditure of \$160,500.00 from the Recreation and Parks Voted Bond Fund 7702; and

**WHEREAS,** it has become necessary in the usual daily operations of the Recreation and Parks Department in that it is necessary to authorize the Director to enter into contract with Trane U.S. Inc. for the King Arts Complex Chiller Replacement Project, **NOW, THEREFORE,**

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS:**

**SECTION 1.** That the Director of the Recreation and Parks Department be and is hereby authorized to enter into contract with Trane U.S. Inc. for the King Arts Complex Chiller Replacement Project.

**SECTION 2.** That the funds necessary to carry out the purpose of this ordinance are hereby deemed appropriated, and the City Auditor shall establish such accounting codes as necessary.

**SECTION 3.** That the City Auditor is authorized to make any accounting changes to revise the funding source for all contracts or contract modifications associated with this ordinance.

**SECTION 4.** That the City Auditor is hereby authorized to transfer the unencumbered balance in a project account to the unallocated balance account within the same fund upon receipt of certification by the Director of the Department administering said project that the project has been completed and the monies are no longer required for said project.

**SECTION 5.** That, for the purpose stated in Section 1, the expenditure of \$160,500.00 or so much thereof as may be necessary to pay the cost thereof, be and is hereby authorized from the Recreation and Parks and Voted Bond Fund 7702 in object class 06 Capital Outlay per the accounting codes in the attachments to this ordinance.

**SECTION 6.** That this ordinance shall take effect and be in force from and after the earliest period allowed by law.