



Legislation Text

File #: 1248-2012, **Version:** 1

1. BACKGROUND: This legislation authorizes the Director of Public Utilities to enter into a construction contract with Alumni Roofing Co., Inc., in the amount of \$542,190.00, for the Parsons Avenue Water Plant (PAWP) Roof Restoration Project, Division of Power and Water Contract Number 1197.

This project consists of furnishing all materials, equipment, and labor necessary to provide for the installation of high performance urethane coating roofing restoration system over a properly mineralized built-up roof system and miscellaneous metal flashing at the Parsons Avenue Water Plant.

This construction project will stop the water leakage into the Filter Building at the plant as well as restore the integrity of the roof over multiple buildings at the PAWP including the Control Building, Chemical Building, Maintenance Building, Finished Water Pump Station, and Headhouse. Completed work will provide a manufacturer's 15-year labor and material warranty.

2. ECONOMIC IMPACT/ADVANTAGES; COMMUNITY OUTREACH; PROJECT DEVELOPMENT; ENVIRONMENTAL FACTORS/ADVANTAGES OF PROJECT: This project is necessary to meet infrastructure needs at the Parsons Avenue Water Plant (PAWP). The PAWP is an essential and integral component in the Columbus area water supply and treatment infrastructure. Adequate safe supply of water is essential to economic growth and development.

Public informational meetings are not anticipated for this project, all proposed work is within the boundaries of the water treatment facility.

The roof restoration product being utilized is a highly reflective waterproofing membrane, "White-Knight Plus". The high solar reflectance of the coating will reduce energy usage compared to the existing black roof system. Restoring the existing roofing system with new membrane coatings will extend the life of the current roof by 15 years delaying the need to re-roof the facilities.

3. CONSTRUCTION CONTRACT AWARD: The Director of Public Utilities publicly opened two bids on May 23, 2012 from Alumni Roofing Co., Inc. and Smith Roofing & Sheet Metal LLC. Alumni Roofing's total bid price is \$542,190.00, which is \$82,547.30 less than Smith Roofing's total. However, upon review of the bid, on item three, a lump sum was used by Alumni Roofing rather than a unit price as requested. If the unit price was applied, the total bid would be over \$50 million, indicating an obvious error had been made by Alumni Roofing.

Alumni Roofing has clarified its bid that a lump sum was mistakenly provided for that item, and has clarified how the lump sum it provided translates to the unit price. This clarification does not change the total bid amount and Alumni Roofing is still the lowest bidder.

In order to allow the Department of Public Utilities to award to the lowest bidder notwithstanding the obvious error, thereby saving \$82,547.30, the Director of Public Utilities believes it is in the City's best interest to waive the provisions of competitive bidding, in order that the Division of Power and Water can contract with Alumni Roofing Co., Inc. The City Attorney's office was consulted on this matter and supports this request.

Alumni Roofing Co., Inc.'s Contract Compliance Number is 34-1865113 (expires 5/30/14, Majority). Additional information regarding both bidders, description of work, contract time frame and detailed amounts can be found on the attached Information form.

Searches in the Excluded Party List System (Federal) and the Findings for Recovery list (State) produced no findings against Alumni Roofing Co., Inc.

4. EMERGENCY DESIGNATION: Emergency legislation is being requested to take advantage of favorable weather conditions and before weather conditions are too cold to properly install the new roof restoration system. In addition, the roof of the filter building is currently leaking which has required that up to 2 filters be taken out of service during rain events. This limits operational flexibility for water treatment.

5. FISCAL IMPACT: A transfer of funds within the Water Works Enlargement Voted Bonds Fund and the Water Permanent Improvements Fund will be necessary, as well as an amendment to the 2012 Capital Improvements Budget.

To authorize the Director of Public Utilities to execute a construction contract with Alumni Roofing Co., Inc. for the Parsons Avenue Water Plant (PAWP) Roof Restoration Project; for the Division of Power and Water; to authorize a transfer and expenditure up to \$542,190.00 within the Water Works Enlargement Voted Bonds Fund and the Water Permanent Improvements Fund; to amend the 2012 Capital Improvements Budget; to waive the provisions of competitive bidding; and to declare an emergency. (\$542,190.00)

WHEREAS, two bids for the Parsons Avenue Water Plant (PAWP) Roof Restoration Project were received and publicly opened in the offices of the Director of Public Utilities on May 23, 2012; and

WHEREAS, the lowest bidder, Alumni Roofing Co., Inc., used a lump sum rather than a unit price, for item three, resulting in a bid total of over \$50 million, indicating an obvious error; and

WHEREAS, Alumni Roofing has clarified that a lump sum was mistakenly provided for that item, and has clarified how the lump sum it provided translates to the unit price. This clarification does not change the total bid amount and Alumni Roofing is still the lowest bidder; and

WHEREAS, the Director of Public Utilities believes it is in the City's best interest to waive the provisions of competitive bidding, in order that the Division of Power and Water can contract with Alumni Roofing Co., Inc., notwithstanding the obvious error, thereby saving over \$82,000 over the next lowest bidder; and

WHEREAS, it is necessary to authorize the Director of the Department of Public Utilities to award and execute a construction contract for the Parsons Avenue Water Plant (PAWP) Roof Restoration Project to Alumni Roofing Co., Inc.; and

WHEREAS, it is necessary for this Council to authorize the transfer and expenditure of funds within the Water Works Enlargement Voted Bonds Fund and the Water Permanent Improvements Fund, for the Division of Power and Water; and

WHEREAS, it is necessary to authorize an amendment to the 2012 Capital Improvements Budget for the purpose of providing sufficient spending authority for the aforementioned project expenditure; and

WHEREAS, an emergency exists in the usual daily operation of the Division of Power and Water, Department of Public Utilities, in that it is immediately necessary to authorize the Director of Public Utilities to enter into a construction contract with Alumni Roofing Co., Inc., for the Parsons Avenue Water Plant (PAWP) Roof Restoration Project, in an emergency manner as the roof of the filter building is currently leaking which has required that up to 2 filters be taken out of service during rain events, limiting operational flexibility for water treatment, for the immediate preservation of the public health, peace, property and safety; now therefore,

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

SECTION 1. That the Director of Public Utilities be and hereby is authorized to award and execute a construction contract for the Parsons Avenue Water Plant (PAWP) Roof Restoration Project with the lowest, best, responsible bidder, Alumni Roofing Co., Inc., 2830 Lexington Avenue, Lexington, Ohio 44813; in the amount of \$542,190.00; in accordance with the terms and conditions of the contract on file in the Office of the Division of Power and Water.

SECTION 2. That this Council finds it in the best interest of the City of Columbus to waive the provisions of Section 329.06 of the Columbus City Code, 1959, in order to contract for the Parsons Avenue Water Plant (PAWP) Roof Restoration Project, and such provisions are hereby waived.

SECTION 3. That the City Auditor is hereby authorized and directed to appropriate the following:

Division: Power and Water

Dept./Div. No.: 60-09

Fund No.: 608

Fund Name: Water Permanent Improvements Fund

OL3: 6623

Fund No. | Project No. | Project Name | OCA | Amount

608 | 608999-100000 | Unallocated Balance Fund 608 | 608999 | \$77,817.70

SECTION 4. That the City Auditor is hereby authorized to transfer \$77,817.70 within the Department of Public Utilities, Division of Power and Water, Water Permanent Improvements Fund, Fund No. 608, Dept/Div. No. 60-09, Object Level Three 6623, as follows:

Fund No. | Project No. | Project Name | OCA Code | Change

608 | 608999-100000 | Unallocated Balance Fund 608 | 608999 | -\$77,817.70

608 | 690530-100000 (carryover) | PAWP Roof Restoration | 608530 | +\$77,817.70

SECTION 5. That the City Auditor is hereby authorized to transfer \$464,372.30 within the Department of Public Utilities, Division of Power and Water, Water Works Enlargement Voted Bonds Fund, Fund No. 606, Dept/Div. No. 60-09, Object Level Three 6623, as follows:

Fund No. | Project No. | Project Name | OCA Code | Change

606 | 690404-100000 (carryover) | Livingston Ave. WM | 606404 | -\$91,510.73

606 | 690460-100000 (carryover) | Dublin Rd. 8-12" WM | 690460 | -\$57,217.02

606 | 690473-100000 (carryover) | Misc. Booster Sta. Imp's | 690473 | -\$26,554.32

606 | 690485-100000 (carryover) | Technology Resources | 606485 | -\$12,517.36

606 | 690026-100002 (carryover) | 910/Indianola Bldg. Imp's | 623639 | -\$276,572.87

606 | 690530-100000 (carryover) | PAWP Roof Restoration | 606530 | +\$464,372.30

SECTION 6. That the 2012 Capital Improvements Budget is hereby amended as follows:

Fund No. | Proj. No. | Proj. Name | Current Authority | Revised Authority | Change

608 | 608999-100000 (carryover) | Unallocated Balance Fund 608 | \$72,208 | \$77,818 | +\$5,610
(establish authority to match cash)

608 | 608999-100000 (carryover) | Unallocated Balance Fund 608 | \$77,818 | \$0 | -\$77,818

608 | 690530-100000 (carryover) | PAWP Roof Restoration | \$0 | \$77,818 | +\$77,818

606 | 690404-100000 (carryover) | Livingston Ave. WM | \$102,510 | \$102,511 | +\$1

(establish authority to match cash)

606 | 690404-100000 (carryover) | Livingston Ave. WM | \$102,511 | \$11,000 | -\$91,511

606 | 690460-100000 (carryover) | Dublin Rd. 8'12" WM | \$0 | \$57,218 | +\$57,218

(establish authority to match cash)

606 | 690460-100000 (carryover) | Dublin Rd. 8'12" WM | \$57,218 | \$0 | -\$57,218
606 | 690473-100000 (carryover) | Misc. Booster Sta. Imp's | \$0 | \$26,555 | +\$26,555
(establish authority to match cash)
606 | 690473-100000 (carryover) | Misc. Booster Sta. Imp's | \$26,555 | \$0 | -\$26,555
606 | 690485-100000 (carryover) | Technology Resources | \$0 | \$12,518 | +\$12,518
(establish authority to match cash)
606 | 690485-100000 (carryover) | Technology Resources | \$12,518 | \$0 | -\$12,518
606 | 690026-100002 (carryover) | 910/Indianola Bldg. Imp's | \$1,400,601 | \$1,124,028 | -\$276,573
606 | 690530-100000 (carryover) | PAWP Roof Restoration | \$0 | \$464,375 | +\$464,375

SECTION 7. That the expenditure of \$542,190.00 is hereby authorized for the Parsons Avenue Water Plant (PAWP) Roof Restoration Project, Division 60-09, Object Level Three 6623, as follows:

Fund No. | Fund Name | Project No. | OCA Code | Amount

608 | Water Permanent Improvements Fund | 690530-100000 (carryover) | 608530 | \$77,817.70
606 | Water Works Enlargement Voted Bonds Fund | 690530-100000 (carryover) | 606530 | \$464,372.30

SECTION 8. That said construction company shall conduct the work to the satisfaction of the Director of Public Utilities and the Administrator of the Division of Power and Water.

SECTION 9. That the City Auditor is hereby authorized and directed to transfer any unencumbered balance in the project account to the unallocated balance 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 no longer required for said project; except that no transfer shall be made from a project account by monies from more than one source.

SECTION 10. That the City Auditor is authorized to establish proper project accounting numbers as appropriate.

SECTION 11. 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 12. That for reasons stated in the preamble hereto, which is hereby made a part hereof, this Ordinance is declared to be an emergency measure and shall take effect and be in force from and after its passage and approval by the Mayor, or ten days after passage if the Mayor neither approves nor vetoes the same.