

ST. PETERSBURG CITY COUNCIL
Consent Agenda
Meeting of October 6, 2022

To: The Honorable Gina Driscoll, Chair, and Members of City Council

Subject: Approving an increase in allocation for a job order for the purchase and installation of a new HVAC unit for the SRI Building Chiller Replacement Project (19074) in an amount of \$37,808.35 for a total contract amount of \$243,130.79; Authorizing the Mayor or his Designee to execute all documents necessary to effectuate this transaction; approving a transfer in the amount of \$37,809 from the unappropriated balance of the Port Operating Fund (4091) to the Port Capital Improvement Fund (4093); approving a supplemental appropriation in the amount of \$37,809 from the increase in the unappropriated balance of the Port Capital Improvement Fund (4093), resulting from the above transfer, to the Port Chiller Project (19074); and providing an effective date.

Explanation: On July 7, 2022 City Council approved a Job Order in an amount not to exceed \$205,323.44 for Caladesi Construction Co. (“Contractor”) to furnish and install a new water chiller unit to replace the existing unit on the roof of the SRI Building. Pending replacement of the existing chiller, the City has been renting a temporary chiller at a monthly rental of \$14,000. Following Council approval, Port Administration and the Contractor identified a net cost-savings opportunity through the acquisition and installation of an alternate HVAC chiller unit that could be delivered and installed in a shorter timeframe, eight weeks versus 30 weeks, than the original chiller unit. The projected reduction in the time and rental cost of the temporary chiller currently being used at the building is approximately \$56,000. The net price increase for the alternate chiller, \$37,808.35, over the original chiller unit approved by Council on July 7, 2022 is because the alternate unit must be fitted with an electrical fused disconnect switch and it will have a field applied coil coating to prevent corrosion. In short, the Port Administration identified a way to get a alternate new chiller unit in a shorter time period and save a substantial amount on the rental of a temporary unit resulting in a net savings of approximately \$18,000.

The alternate chiller unit increased the purchase price by \$37,808.35 for a new total of \$243,130.79. The increase is over the threshold for Administrative authorization; therefore, this procurement request is being brought back to Council for reapproval.

The Procurement and Supply Management Department, in cooperation with the Enterprise Facilities Department, recommends an award to:

Caladesi Construction Co. (Largo, FL)..... \$243,130.79

This job order is permitted under Section 2-214(f) of the Procurement Code, which authorizes the Mayor, or his designee, to negotiate directly with offerors for the defined scope of services. Job orders over \$75,000 require City Council approval. The amount of this award is below the Major Construction Contract threshold. Therefore, the City’s Apprenticeship, Disadvantaged Worker, Living Wage and Responsible Wage ordinances are not applicable to this award.

Cost/Funding/Assessment Information: A portion of the funding has been previously appropriated in the Port Capital Improvement Fund (4093), Port Chiller Project (19074). The remaining funding will be available after the approval of a transfer in the amount of \$37,809 from the unappropriated balance of the Port Operating Fund (4091) to the Port Capital Improvement Fund (4093) and a supplemental appropriation in the amount of \$37,809 from the increase in the unappropriated balance of the Port Capital Improvement Fund (4093), resulting from the above transfer, to the Port Chiller Project (19074).

Attachments: Pricing Proposal, Additional (3 pages)
Resolution

Price Proposal Detail
By Division Report
Version: Working Version

Proposal Value: \$37,807.93
Approved Date:

Job Order: ECI-CAL-0012.01
Job Order Name: SRI Building Chiller Replacement Additional
Location: 01001-St. Petersburg No data St. Petersburg, FL 33731



Contractor: Caladesi Construction Company
Contract Number: 167-0421-CP (DF)
Contract Name: Caladesi Construction City of St. Pete - Option 4

Division		Install Total	NPP Total	Demo Total	Division Total
01	General Requirements	\$31,703.00	\$0.00	\$0.00	\$31,703.00
26	Electrical	\$6,104.93	\$0.00	\$0.00	\$6,104.93
Line Count: 5		Proposal Total:			\$37,807.93
The Percentage of Non Pre-Priced on this Proposal:					0.00%

Dennis Birchard, Contractor Project Manager

Date

David Wirth, Project Manager

Date

** Includes Price Changes due to Construction Task Catalog update*

Price Proposal Detail
By Division Report
Version: Working Version

Proposal Value: \$37,807.93
Approved Date:

Job Order: ECI-CAL-0012.01
Job Order Name: SRI Building Chiller Replacement Additional
Location: 01001-St. Petersburg No data St. Petersburg, FL 33731



Contractor: Caladesi Construction Company
Contract Number: 167-0421-CP (DF)
Contract Name: Caladesi Construction City of St. Pete - Option 4

01 General Requirements	\$31,703.00
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Record #	CSI Number	Description	Type	Quantity	Unit Price	UOM	Factor	Line Total
1	012216000002	Reimbursable Fees	Installation	31,703.00	\$1.00	EA	1.0000	\$31,703.00
			Demo:	0.000000	\$0.00	EA	1.0000	\$0.00

Includes Labor No Includes Equipment No Includes Materials Yes

User Note: Added cost to go to a standard chiller from manufacturer at a faster deliver schedule (five months) to save rental cost for a temporary chiller used by owner.

Item Note: Reimbursable Fees will be paid to the contractor for eligible costs. The base cost of the Reimbursable Fee is \$1.00. Insert the appropriate quantity to adjust the base cost to the actual Reimbursable Fee (e.g. quantity of 125 = \$125.00 Reimbursable Fee). If there are multiple Reimbursable Fees, list each one separately and add a comment in the "note" block to identify the Reimbursable Fee (e.g. sidewalk closure, road cut, various permits, extended warrantee, expedited shipping costs, etc.). A copy of each receipt shall be submitted with the Price Proposal.

Total:	\$31,703.00
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26 Electrical	\$6,104.93
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Record #	CSI Number	Description	Type	Quantity	Unit Price	UOM	Factor	Line Total
2	260513000053	#3/0 AWG Cable, EPR, 5 KV, Placed In Conduit, Shielded, Single Copper Conductor	Installation	0.02	\$4,775.99	MLF	1.2335	\$117.82
			Demo:	0.000000	\$646.19	MLF	1.2335	\$0.00

Includes Labor Yes Includes Equipment Yes Includes Materials Yes

Total:	\$117.82
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3	260533130051	2" Rigid Galvanized Steel (RGS) Conduit With Threaded Coupling	Installation	12.00	\$8.97	LF	1.2335	\$132.77
			Demo:	0.000000	\$1.49	LF	1.2335	\$0.00

Includes Labor Yes Includes Equipment Yes Includes Materials Yes

Total:	\$132.77
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4	260533132503	2" Type LL Or LR, Threaded, Two Hub Malleable Iron Conduit Body With Cover	Installation	2.00	\$82.24	EA	1.2335	\$202.89
			Demo:	0.000000	\$12.99	EA	1.2335	\$0.00

Includes Labor Yes Includes Equipment Yes Includes Materials Yes

Total:	\$202.89
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* Includes Price Changes due to Construction Task Catalog update

Price Proposal Detail
By Division Report
Version: Working Version

Proposal Value: \$37,807.93
Approved Date:

Job Order: ECI-CAL-0012.01
Job Order Name: SRI Building Chiller Replacement Additional
Location: 01001-St. Petersburg No data St. Petersburg, FL 33731



Contractor: Caladesi Construction Company
Contract Number: 167-0421-CP (DF)
Contract Name: Caladesi Construction City of St. Pete - Option 4

5	262419000686	Size 5, Class II, Type C Fused Disconnect Combination Starter	Installation	1.00	\$4,581.64	EA	1.2335	\$5,651.45
			Demo:	0.000000	\$226.95	EA	1.2335	\$0.00

Includes Labor Yes Includes Equipment Yes Includes Materials Yes

Total:	\$5,651.45
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Proposal Total: \$37,807.93

The Percentage of Non Pre-Priced on this Proposal: 0.00%

** Includes Price Changes due to Construction Task Catalog update*

RESOLUTION NO. 2022-_____

A RESOLUTION APPROVING AN AMENDMENT TO JOB ORDER NO. ECI-CAL-0012 WITH CALADESI CONSTRUCTION CO. TO INCREASE THE ALLOCATION IN THE AMOUNT OF \$37,808.35 FOR AN ALTERNATE CHILLER AND ASSOCIATED WORK RELATED TO THE SRI BUILDING CHILLER REPLACEMENT PROJECT (“PROJECT”); PROVIDING THAT THE TOTAL COST FOR THIS PROJECT SHALL NOT EXCEED \$243,130.79; AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE JOB ORDER NO. ECI-CAL-0012.01 AND ALL OTHER DOCUMENTS NECESSARY TO EFFECTUATE THIS TRANSACTION; APPROVING A TRANSFER IN THE AMOUNT OF \$37,809 FROM THE UNAPPROPRIATED BALANCE OF THE PORT OPERATING FUND (4091) TO THE PORT CAPITAL IMPROVEMENT FUND (4093); APPROVING A SUPPLEMENTAL APPROPRIATION IN THE AMOUNT OF \$37,809 FROM THE INCREASE IN THE UNAPPROPRIATED BALANCE OF THE PORT CAPITAL IMPROVEMENT FUND (4093) RESULTING FROM THE ABOVE TRANSFER, TO THE PORT CHILLER PROJECT (19074); AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of St. Petersburg, Florida (“City”) and Caladesi Construction Co. (“Contractor”) entered into an agreement on September 19, 2019 for Contractor to provide job order contracting and other services for the City; and

WHEREAS, on July 7, 2022, City Council approved Job Order Contract No. ECI-CAL-0012 (“JOC”) for Contractor to provide work related to the SRI Building Chiller Replacement Project in an amount not to exceed \$205,323.44; and

WHEREAS, an amendment to the JOC is necessary to increase the allocation in the amount of \$37,808.35 for an alternate chiller unit and associated work; and

WHEREAS, funding for this alternate chiller and associated work will be available after the approval of (i) a transfer in the amount of \$37,809 from the unappropriated balance of the Port Operating Fund (4091) to the Port Capital Improvement Fund (4093) and (ii) a supplemental appropriation in the amount of \$37,809 from the increase in the unappropriated balance of the Port Capital Improvement Fund (4093) resulting from the above transfer, to the Port Chiller Project (19074); and

WHEREAS, the Procurement and Supply Management Department, in cooperation with the Enterprise Facilities Department, recommends approval of this resolution.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of St. Petersburg, Florida, that an amendment to Job Order No. ECI-CAL-0012 with Caladesi Construction Co. to increase the allocation in the amount of \$37,808.35 for an alternate chiller and associated work related to the SRI Building Chiller Replacement Project (“Project”) is hereby approved.

BE IT FURTHER RESOLVED that the total cost for this Project shall not exceed \$243,130.79.

BE IT FURTHER RESOLVED that the Mayor or his designee is authorized to execute Job Order No. ECI-CAL-0012.01 and all other documents necessary to effectuate this transaction.

BE IT FURTHER RESOLVED that there is hereby approved the following transfer for fiscal year 2023:

Port Operating Fund (4091)

Transfer to: Port Operating Capital Improvement Fund (4093) \$37,809

BE IT FURTHER RESOLVED that there is hereby approved the following supplemental appropriation from the increase in the unappropriated balance of the Port Capital Improvement Fund (4093) resulting from the above transfer for fiscal year 2023:

Port Capital Improvement Fund (4093)

Port Chiller Project (19074) \$37,809

This Resolution shall become effective immediately upon its adoption.

LEGAL:




00643153

DEPARTMENT:



BUDGET:



-- City of St. Petersburg Authorization Request -- General Authorization					Request #
					178878
Name:	Pocengal, Nicholas W	Request Date:	13-SEP-2022	Status:	APPROVED

Authorization Request	
Subject:	JOC SRI Chiller Replacement, October 6 Council
Message:	Submitted for your approval, please find attached Consent Write-up for JOC SRI Chiller Replacement, scheduled to go before City Council on October 6, 2022. Resolution currently in development and will be included on the finalized version when posted into City Clerk's Office Questys system. Should you have any questions, please contact me at extension 3387. Thank you.
Supporting Documentation:	Approval Request.pdf

	Approver	Completed By	Response	Response Date	Type
0	Pocengal, Nicholas W		SUBMITTED	13-SEP-2022	
1	Stanford, Lance N	Stanford, Lance N	APPROVE	13-SEP-2022	User Defined
2	Corbett, James Anthony	Corbett, James Anthony	APPROVE	14-SEP-2022	User Defined