

RESOLUTION NO. 2024-27

AUTHORIZING CONTRACT NO. 2024-6 WITH PREMIER WINDOW CLEANING LLC FOR RAPID STATION WASHING AND CLEANING SERVICES FOR A PERIOD OF THREE (3) YEARS IN AN AMOUNT NOT TO EXCEED \$483,120.00 (GENERAL FUND, RAIL FACILITIES MAINTENANCE DEPARTMENT BUDGET)

WHEREAS, the Greater Cleveland Regional Transit Authority ("Authority") requires the services of a professional cleaning company for the continued maintenance of the Authority's rapid stations to ensure cleanliness and continued passenger satisfaction; and

WHEREAS, the bid of Premier Window Cleaning LLC, located at 3043 Chadbourne Rd. Shaker Heights, Ohio 44120, for rapid station washing and cleaning of the Authority's facilities for a period of three (3) years was received on March 13, 2024 in an amount not to exceed \$483,120.00; and

WHEREAS, the General Manager, Chief Executive Officer deems the bid of Premier Window Cleaning LLC to be the lowest responsive bid from a responsible bidder 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 bid of Premier Window Cleaning LLC for the washing and cleaning of the rapid stations for a period of three (3) years be and the same is hereby accepted.

Section 2. That the General Manager, Chief Executive Officer of the Authority be and she is hereby authorized to enter into a contract with Premier Window Cleaning LLC for the washing and cleaning of the rapid stations, as specified, for a period of three (3) years.

Section 3. This procurement shall be payable through the General Fund, Rail Facilities Maintenance Department budget, including but not limited to 100% local funds, in an amount not to exceed \$161,040.00 per year, for a total contract amount not to exceed \$483,120.00 for a period of three (3) years.

Section 4. That said contract shall be binding upon and an obligation of the Authority contingent upon future funding, compliance by the contractor to the Specifications and Addenda, if any, the Affirmative Action Plan adopted by the Board of Trustees, bonding and insurance requirements, and all applicable laws relating to contractual obligations of the Authority.

Section 5. That the Authority's Board of Trustees expects that Premier Window Cleaning LLC will attempt to exceed the 17% minimum DBE goal assigned to this procurement.

Section 6. That this resolution shall become effective immediately upon its adoption.

Adopted: April 16, 2024

  
\_\_\_\_\_  
President

Attest:   
\_\_\_\_\_  
Secretary-Treasurer



<b>TITLE/DESCRIPTION:</b> <b>CONTRACT: RAPID STATION WASHING AND CLEANING SERVICES FOR A THREE-YEAR PERIOD</b>  <b>VENDOR: PREMIER WINDOW CLEANING LLC</b>  <b>AMOUNT: NOT TO EXCEED \$483,120.00 FOR THE THREE YEARS</b>	<b>Resolution No.:</b> 2024-27
	<b>Date:</b> April 11, 2024
	<b>Initiator:</b> Rail Facilities Maintenance Department
<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 resolution will allow the Greater Cleveland Regional Transit Authority (“Authority”) to enter into a contract to provide rapid station washing and cleaning services for a three-year period.
- 2.0 **DESCRIPTION/JUSTIFICATION:** This project covers approximately twenty-five (25) major Authority facilities that require semi-annual interior, exterior and platform cleaning, including window washing, as specified. Stations included are West 25th Street – Ohio Station, West 98th – West Boulevard – Cudell, West 65th Station, West 117th & Madison, West Park Station, Triskett, Puritas, Brookpark, Airport platform & walls, Louis Stokes Station at Windermere, Cedar-bus loop and rail sides, Little Italy, Superior Station, East 55th Street, East 34 Campus, Buckeye Woodhill, Settlers Landing, East Bank Stations, West 3rd, North Coast – East 9th, Rocket Mortgage Fieldhouse Walkway, Lee & Van Aken Station, Headquarters Building, Service Building, and Rail Shop Building.
- 3.0 **PROCUREMENT BACKGROUND:** The Invitation for Bids (“IFB”) was posted on the Authority’s Procurement website and advertised in the local newspapers. Thirty-five (35) interested parties, including potential subcontractors, downloaded the solicitation package. Two (2) bids were received and opened on March 13, 2024. They are as follows:

Company Name	Total Base Bid
Premier Window Cleaning LLC	\$483,120.00
H2O Mobile Pressure Washing Inc.	\$747,000.00

The Basis of Award is the lowest responsive bid from a responsible bidder for the total base bid price for a three-year period. Premier Window Cleaning LLC was determined to be a responsible bidder. The total base bid price of \$483,120.00 from Premier Window Cleaning LLC is 19% above the project estimate of \$391,130.00.

A price analysis has been performed, and the bid from Premier Window Cleaning LLC has been determined by the Procurement Department to be fair and reasonable to the Authority.

- 4.0 **AFFIRMATIVE ACTION/ DBE BACKGROUND:** All Affirmative Action requirements have been met. A 17% DBE goal was established for this procurement. Premier Window Cleaning LLC has committed to achieving the DBE participation goal through the utilization of Bush Spring LLC (African American male-owned) in the amount of \$82,130.00 or 17%.
- 5.0 **POLICY IMPACT:** Does not apply.

- 6.0 ECONOMIC IMPACT: This procurement shall be payable through the General Fund, Rail Facilities Maintenance Department budget, including but not limited to, 100% local funds, in an amount not to exceed \$161,040.00 per year, for a total contract amount not to exceed \$483,120.00 for a three-year period.
- 7.0 ALTERNATIVES: Reject this bid. Rejection of this bid will impact the Authority's ability to maintain cleanliness of the rapid stations and decrease customer satisfaction.
- 8.0 RECOMMENDATION: This procurement was discussed by the Board of Trustees at the April 2, 2024 Organizational, Services & Performance Monitoring Committee meeting. It is recommended that the bid from Premier Window Cleaning LLC be accepted and the resolution adopted authorizing the General Manager, Chief Executive Officer 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.

  
General Manager, Chief Executive Officer