

RESOLUTION NO. 2023-87

AUTHORIZING CONTRACT NO. 2023-100 WITH SCHINDLER ELEVATOR CORPORATION TO PROVIDE ELEVATOR AND ESCALATOR MAINTENANCE AND REPAIR SERVICES, FOR A BASE PERIOD OF THREE YEARS IN AN AMOUNT NOT TO EXCEED \$2,980,356.00, WITH TWO, ONE-YEAR OPTIONS IN AMOUNTS NOT TO EXCEED \$1,049,891.00 AND \$1,077,427.00, RESPECTIVELY, FOR A TOTAL CONTRACT AMOUNT NOT TO EXCEED \$5,107,674.00 FOR A PERIOD OF FIVE YEARS (GENERAL FUND, SERVICE MANAGEMENT DEPARTMENT BUDGET)

WHEREAS, the Greater Cleveland Regional Transit Authority ("Authority") has an ongoing requirement for a qualified vendor to provide elevator and escalator maintenance and repair services; and

WHEREAS, the proposal of Schindler Elevator Corporation, located at 18013 Cleveland Parkway, #140, Cleveland, Ohio 44135, to provide elevator and escalator maintenance and repair services, as required, for a base period of three years in an amount not to exceed \$2,980,356.00 with two, one-year options in amounts not to exceed \$1,049,891.00 and \$1,077,427.00, respectively, for a total contract amount not to exceed \$5,107,674.00 for a period of five years, was received on September 14, 2023; and

WHEREAS, the General Manager, Chief Executive Officer deems the offer of Schindler Elevator Corporation, as negotiated, to provide elevator and escalator maintenance and repair services, as required, for a base period of three years with two, one-year options, to be in the best interest of the Authority 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 offer of Schindler Elevator Corporation to provide elevator and escalator maintenance and repair services, as required, for a base period of three years with two, one-year options, as modified by negotiations, 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 Schindler Elevator Corporation to provide said services for a base period of three years with two, one-year options exercisable by the General Manager, Chief Executive Officer.


Section 3. That said contract shall be payable from the General Fund, Service Management Department budget, in an amount not to exceed \$2,980,356.00 for the base period of three years with two, one-year options in amounts not to exceed \$1,049,891.00 and \$1,077,427.00, respectively, for a total contract amount not to exceed \$5,107,674.00 for a period of five years.

Section 4. That said contract shall be binding upon and an obligation of the Authority contingent upon future funding, compliance by the contractor with 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 Greater Cleveland Regional Transit Authority's Board of Trustees expects that Schindler Elevator Corporation will attempt to exceed the 0% minimum DBE goal assigned to this procurement.

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

Adopted: November 28, 2023



President

Attest:



Secretary-Treasurer



TITLE/DESCRIPTION: CONTRACT: ELEVATOR AND ESCALATOR MAINTENANCE AND REPAIR SERVICES VENDOR: SCHINDLER ELEVATOR CORPORATION AMOUNT: AMOUNT NTE \$2,980,356.00 FOR A BASE PERIOD OF THREE YEARS WITH TWO, ONE-YEAR OPTIONS IN AMOUNTS NTE \$1,049,891.00 AND \$1,077,427.00, RESPECTIVELY, FOR A TOTAL CONTRACT AMOUNT NTE \$5,107,674.00 OVER THE FIVE-YEAR PERIOD	Resolution No.: 2023-87
	Date: November 22, 2023
	Initiator: Service Management Department
ACTION REQUEST: <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 for the maintenance and repair of its elevators and escalators at various facilities throughout the Authority, as required, for a base period of three years with two, one-year options.

- 2.0 **DESCRIPTION/JUSTIFICATION:** The Authority currently has 33 elevators, 12 escalators, and 3 platform lifts. A qualified vendor is needed to provide parts, labor, and all other resources required to ensure the units are available at all times. The vendor will provide both preventative and corrective maintenance. The Authority does not employ personnel trained or qualified to perform the necessary monthly maintenance or repairs on these units.

- 3.0 **PROCUREMENT BACKGROUND:** The Request for Proposals (“RFP”) was posted on the Authority’s Procurement website and advertised in the local newspapers. Seven (7) interested parties downloaded the solicitation. Four (4) proposals were received in response to the solicitation on September 14, 2023. After an initial evaluation by a panel of Authority employees, four (4) proposers were interviewed. Each shortlisted proposer was asked to submit a best and final offer after their interview. Best and final offers were reviewed by a panel of Authority employees in accordance with established Procurement Department policies and procedures. After negotiations, the proposal of Schindler Elevator Corporation to provide said services for a period of three years in an amount not to exceed \$2,980,356.00 with two, one-year options, in amounts not to exceed \$1,049,891.00 and \$1,077,427.00, respectively, for a total contract amount not to exceed \$5,107,674.00 for a period of five years, was determined to be the most advantageous proposal to the Authority, price and all other factors considered.

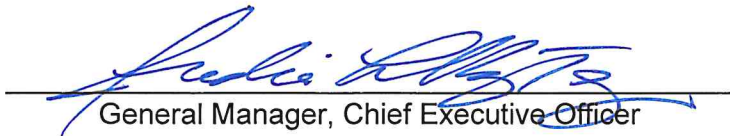
 A cost analysis was performed, and the Procurement Department has determined the offer of Schindler Elevator Corporation to be fair and reasonable for the Authority. The negotiated contract amount is 13.5% below the independent cost estimate.

- 4.0 **AFFIRMATIVE ACTION/DBE BACKGROUND:** All Affirmative Action requirements have been met. A 0% DBE goal was established for this procurement due to the lack of certified DBE firms.

- 5.0 **POLICY IMPACT:** Does not apply.

- 6.0 ECONOMIC IMPACT: The contract will be funded through the General Fund, Service Management Department budget, in an amount not to exceed \$2,980,356.00 for the three-year base period with two, one-year options in amounts not to exceed \$1,049,891.00 and \$1,077,427.00, respectively, for a total contract amount not to exceed \$5,107,674.00 over the five-year period.
- 7.0 ALTERNATIVES: Reject this offer. Rejection of this offer would delay the continued maintenance and repair service of the elevators, escalators, and wheelchair lifts at the Authority's facilities. Delaying these services would affect the safety of both the public and the Authority's employees and could cause the Authority to fall out of compliance with the Americans with Disabilities Act.
- 8.0 RECOMMENDATION: This procurement was discussed by the Board of Trustees at the November 14, 2023, Organizational, Services & Performance Monitoring Committee meeting. It is recommended that the offer of Schindler Elevator Corporation be accepted and the resolution passed 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