



# VILLAGE OF KEY BISCAINE

Office of the Village Manager

October 6, 2008

*Village Council*  
Robert L. Vernon, *Mayor*  
Jorge E. Mendia, *Vice Mayor*  
Michael Davey  
Enrique Garcia  
Steve Liedman  
Thomas Thornton  
Patricia Weinman

*Village Manager*  
Genaro "Chip" Iglesias

## MEMORANDUM

TO: Honorable Mayor and Members of the Village Council

FROM: Genaro "Chip" Iglesias, Village Manager 

RE: Additional Elevator for Key Biscayne Community Center

### RECOMMENDATION

It is recommended that the Village Council approve the attached resolution which awards the following bids for the installation of the second elevator in the Community Center. The General Contract bid is awarded to ABC Construction Inc, the electrical work to Baylighting of Miami Corp, and the elevator to Schindler Elevator Corp.

### BACKGROUND

The Village Council included a capital improvement project in the 2008 annual budget for the addition of a second elevator for the Community Center to provide better service, facilitate backup to the second level, and reduce demand on the current elevator.

A public, competitive bidding process was undertaken for prime general contracting and electrical scope of work. Four bids were received for the general contractor scope and two bids for the electrical. Scope reviews were completed with all bidders, including requests for value engineering recommendations. The minor subordinate activities such as removing the existing carpet tiles, painting of adjacent interior existing walls and minor fire alarm and sprinkler modifications will be preformed by staff or existing maintenance vendors.

The elevator installation bid was quoted by Schindler Elevator Corporation, the manufacturer and servicing contractor of all civic center elevator equipment including the Community Center, Fire Rescue, and Village Hall. Schindler has offered, at no additional cost, to include 24 months of no charge service for the new elevator and will provide 24/7 remote monitoring of both units which will afford immediate response to any service issues at the Community Center.

The Community Center Advisory Board has reviewed the project and unanimously recommends the installation.

As a result of the scope reviews and bid analysis it is recommend awarding of the general contract scope to ABC Construction Inc, electrical work to Baylighting of Miami Corp, and the elevator to Schindler Elevator Corp.

**FUNDING**

The FY 2008 budget estimated the cost of the project to be \$155,000. As evidenced on the attached spreadsheet the actual cost will be \$223,986. The budget excess of \$68,986 will be funded by the \$103,235 savings realized in the recently completed Community Center Island Room renovation.

**RESOLUTION NO. 2008-**

**A CAPITAL PROJECT AUTHORIZING RESOLUTION OF THE VILLAGE COUNCIL OF THE VILLAGE OF KEY BISCAYNE, FLORIDA, CONCERNING THE CONSTRUCTION AND INSTALLATION OF AN ADDITIONAL ELEVATOR FOR THE KEY BISCAYNE COMMUNITY CENTER (THE “PROJECT”); ACCEPTING COMPETITIVE BIDS AND AUTHORIZING THE PROJECT; AUTHORIZING VILLAGE MANAGER TO EXECUTE PURCHASE ORDERS AND RELATED DOCUMENTS FOR THE PROJECT; AUTHORIZING EXPENDITURE OF FUNDS; AUTHORIZING IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, the Village Council, upon the recommendation of the Village Manager, desires to approve the construction and installation of a second elevator (including all necessary electrical and incidental work) to serve the Village of Key Biscayne Community Center (the “Project”) pursuant to the competitive bids of ABC Construction (“ABC”), Schindler Elevator Corporation (“Schindler”) and Baylighting of Miami Corp (“BMC”) for the respective construction, elevator installation, and electrical work, as described in the Village Manager’s memorandum (the “Memorandum”) which accompanies this resolution; and

WHEREAS, the Village Council finds that the Project is necessary for the enhancement of the use and enjoyment of the Community Center and is in the best interests of the Village.

**NOW, THEREFORE, IT IS HEREBY RESOLVED BY THE VILLAGE COUNCIL OF THE VILLAGE OF KEY BISCAYNE, FLORIDA, AS FOLLOWS:**

**Section 1. Recitals Adopted.** That each of the recitals stated above is hereby adopted and confirmed.

**Section 2. Capital Project Authorizing Resolution.**

A. That pursuant to Village Charter Section 3.07(b), this resolution shall constitute a Capital Project Authorizing Resolution. The Capital Project is the implementation of the above described Project at a total combined cost of Two Hundred Twenty Three Thousand Nine Hundred Eighty Six (\$223,986) Dollars.

B. That the components of the Project, including the respective work of ABC, Schindler and BMC , and incidental work , are described in the bid specifications , and in the Memorandum.

**Section 3. Project Authorized; Transaction Approved.**

A. That the Project is hereby authorized.

B. That the Village Council hereby authorizes the Village Manager to provide for the completion of the Project for a cost which is consistent with this resolution, to be funded from the funding source which is identified in the Memorandum.

C. That the Village Manager is hereby authorized to execute any necessary contracts, purchase orders or related documents for the Project, once approved by the Village Attorney as to form and legal sufficiency.

D. That the Village Manager is authorized to take any action which is necessary to implement the Project.

**Section 4. Effective Date.** That this Resolution shall be effective immediately upon adoption hereof.

PASSED AND ADOPTED this 14<sup>th</sup> day of October, 2008.

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MAYOR ROBERT L. VERNON

ATTEST:

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CONCHITA H. ALVAREZ, CMC, VILLAGE CLERK

APPROVED AS TO FORM AND LEGAL SUFFICIENCY:

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VILLAGE ATTORNEY

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# SKYLINE MANAGEMENT GROUP

## VILLAGE of KEY BISCAYNE

Community Center Elevator  
Addition

9/30/2008

<i>Expense Item</i>	<i>Basis For Estimate</i>	<i>Estimated Cost</i>		
		<i>Unit</i>	<i>Per Unit</i>	<i>Total</i>
<i>Elevator xpansion</i>				
New construction	Bid	1	135,000.00	\$135,000
Elevator Equipment / Installation	Bid	1	47,913.00	\$47,913
Fire Alarm Modifications	AL	1	1,750.00	\$1,750
Fire Sprinkler Modifications	AL	1	2,775.00	\$2,775
Carpet Tile	SY	8	25.00	\$188
Electrical	Bid	1	8,350.00	\$8,350
Miscellaneous (incl. HVAC)	AL	1	2,500.00	\$2,500
<b>Subtotal</b>				<b>\$198,476</b>
Contengency	AL	1	5,000.00	\$5,000
Owner Representative	AL	3	7,500.00	\$22,500
<b>VE Alternatives</b>				
a. Flood door	Bid	1	-1,360.00	(\$1,360)
b. Epoxy floor	Bid	1	-250.00	(\$250)
c. Foundation waterproofing	Bid	1	-380.00	(\$380)
<b>Total</b>				<b>223,986</b>