



**Purchasing Service Agreement
CITY OF AUSTIN
RECOMMENDATION FOR COUNCIL ACTION**

**AGENDA ITEM NO.: 21
AGENDA DATE: Thu 09/02/2004
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SUBJECT: Authorize execution of a 24-month contract with OMNI ELEVATOR, San Antonio, TX, for escalator and elevator full maintenance and repair services in an amount not to exceed \$1,315,148, with two 24-month extension options in an amount not to exceed \$1,315,148 per extension option, for a total agreement amount not to exceed \$3,945,444.

AMOUNT & SOURCE OF FUNDING: Funding in the amount of \$109,596 is available in the Fiscal Year 2003-2004 Approved Operating Budget of the Aviation Department. Funding for the remaining twenty-two months of the original contract period and extension options is contingent upon available funding in future budgets.

FISCAL NOTE: There is no unanticipated fiscal impact. A fiscal note is not required.

REQUESTING Purchasing
DEPARTMENT: for Aviation;

DIRECTOR'S
AUTHORIZATION: Vickie Schubert

FOR MORE INFORMATION CONTACT: Lydia Rodriguez-Torres, Buyer II, 530-7615

PRIOR COUNCIL ACTION: N/A

BOARD AND COMMISSION ACTION: N/A

PURCHASING: Best value bid of six bids received.

MBE / WBE: This contract will be awarded in compliance with Chapter 2-9 of the City Code (Minority-Owned and Women-Owned Business Enterprise Procurement Program). No subcontracting opportunities were identified; therefore, no goals were established for this solicitation.

This contract will provide for the inspection and full maintenance and repair of six escalators and 18 elevators for the Aviation Department. This contract is designed to ensure escalator and elevator accessibility and safety for the traveling public and City employees. The contractor will provide full maintenance and repair services for all the escalators and elevators for the Terminal Building at Austin-Bergstrom International Airport (ABIA).

The Contractor will perform routine maintenance inspections each week to ensure the escalators and elevators continue to function with minimal breakdowns or delays. In addition, an annual scheduled shutdown will take place to remain in compliance with all required regulations. Scheduling will be worked out with the Contract Manager to ensure minimal interruption of service for the traveling public and City employees.

Due to the continuous operations of the escalators and elevators at the Terminal Building, the Contractor will be available 24-hours, seven days per week, for repair and emergency services. Omni will perform scheduled preventative maintenance which will include inspections and tests, scheduled service routines and replacement of parts. Omni will also perform unscheduled maintenance requiring Omni to respond within one hour of any critical malfunctions.

The solicitation was issued as a 'best value bid' due to safety concerns. The vendors were scored based



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on cost, previous experience, compliance issues, any possible complaints with the Texas Department of Licensing and Regulation (TDLR), quality of vendors' goods and services, and certification.

MBE/WBE solicited: 0/0

MBE/WBE bid: 0/0

**BID TABULATION
Escalator/Elevator Services – LT04300047-A (re-bid)**

<u>VENDOR</u>	<u>TOTAL ESCALATORS</u>	<u>TOTAL ELEVATORS</u>
OMNI ELEVATOR San Antonio, TX	\$820,156.00	\$494,992.00
Austin Elevator Kyle, TX	No bid	\$690,804.00
EMR, Inc. Cedar Hill, TX	\$1,161,586.00	\$703,457.00
Schindler Elevator Corp. San Antonio, TX	\$1,345,591.80	\$889,595.00
Kone, Inc. Austin, TX	\$1,983,694.12	\$1,159,562.00
Thyssenkrupp Elevator Houston, TX	\$4,917,050.00	\$1,677,810.40

PRICE ANALYSIS

- a. Adequate competition.
- b. Twenty notices were sent. No MBEs or WBEs were available for this commodity. Twelve solicitations were issued. Six bids were received with no MBEs or WBEs responding.
- c. The bid pricing represents an approximate \$650,000 increase from the prior contract amount awarded in May 2002. This increase is based on more frequent maintenance services, inspections, etc. In addition, this contract includes parts replacements for the escalators and elevators. The previous contract had very limited maintenance services and did not include replacement parts. This contract will ensure safe operations and is in compliance with the Texas State Board of Licensing and Regulations.



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APPROVAL JUSTIFICATION

- a. Best Value Bid.
- b. The Aviation Department concurs with the recommended award.
- c. Advertised in the Austin American-Statesman and the Internet.