

Addison Athletic Club HVAC Improvements

November 13, 2018



History – Athletic Club HVAC Project



- August 14, 2018 – Staff presented updated cost estimate to Council
 - Estimated Base bid of \$1,119,293
 - Estimated Additive alternate bid of \$484,025
- August 2018 – September 2018 – Plans and specifications were updated
- September 20, 2018 – HVAC project re-bid was placed on Bidsync
- October 18, 2018 – HVAC project bid closed
 - Town received a total of 4 bids

| Contractor | Total Base Bid | Additive Alternate Bid | Total Base w/ Alternate |
|--|----------------|------------------------|-------------------------|
| Infinity Contractors International, LTD. | \$913,329 | \$266,706 | \$1,180,035 |
| TDI Industries | \$1,103,553 | \$280,245 | \$1,383,798 |
| MIINC | \$1,100,566 | \$374,750 | \$1,475,316 |
| 308 Construction | \$2,675,000 | \$475,000 | \$3,150,000 |

HVAC Base Bid and Additive Alternates



| Existing Equipment | Base Bid Elements | Base Bid w/ Additive Alternates |
|---------------------------------|---------------------|---------------------------------|
| Chiller | — | — |
| Cooling Tower | — | — |
| Boiler #1 | ✗ | ✗ |
| Package Unit #1 | ✓ | ✓ |
| Package Unit #2 | ✓ | ✓ |
| Package Unit #3 | ✓ | ✓ |
| Package Unit #4 | ✓ | ✓ |
| Package Unit #5 | ✓ | ✓ |
| Air Handling Unit #1 | ✗ | ✓ |
| Air Handling Unit #2 | ✗ | ✓ |
| Air Handling Unit #3 | ✗ | ✓ |
| Air Handling Unit #4 | ✗ | ✗ |
| Air Handling Unit #5 | ✓ | ✓ |
| Air Handling Unit #6 | ✗ | ✓ |
| Air Handling Unit #7 | ✗ | ✓ |
| Air Handling Unit #8 | ✓ | ✓ |
| Air Handling Unit #9 | ✓ | ✓ |
| Air Handling Unit #10 | ✓ | ✓ |
| Pump #8 | — | — |
| Pump #9 | — | — |
| Pump #10 | ✗ | ✗ |
| (7) Large Diameter Ceiling Fans | ✓ | ✓ |
| Gym Ductwork | ✗ | ✓ |
| 70 ton air cooled chiller | — | — |
| 200 ton air cooled chillers | ✓ | ✓ |
| Sitework and tree removal | ✓ | ✓ |
| Total Improvements Cost | \$913,329.00 | \$1,180,035.00 |

- Additive Alternates
 - Air Handling Unit's 1, 2, 3, 6, & 7
 - Replacement of the gymnasium duct work
 - Replacement of the roof mounted, air relief hood in the gymnasium
- Boiler, AHU 4, and pump 10 will not be replaced in either scenario

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Budget Information



| | |
|--------------------------|-----------------------|
| Available Budget | \$1,004,640.00 |
| Base Bid | \$913,329.00 |
| Add Alt Bid | \$266,706.00 |
| Subtotal | \$1,180,035.00 |
| Construction Contingency | \$100,000.00 |
| Remaining Design Payment | \$20,973.63 |
| Construction Management | \$66,720.00 |
| Project Total | \$1,367,728.63 |
| Funds Needed | \$363,088.63 |

- August 2018 Estimate
 - Base bid - \$1,119,293
 - Alternate bid - \$484,025
 - Total bid - \$1,603,318
- Staff recommends award of base bid and additive alternate bid
 - Utilize General Fund – fund balance
 - Additive alternates are competitively priced
 - Less overall disruption to the facility
- Base bid + design + construction management - \$1,001,022.63
 - Can be done with current available funds

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HVAC Project – Next Steps

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- Contractor will prepare material submittals for review and approval
 - Is expected to take approximately 3 weeks
- Construction is expected to take 5 months from approval of the submittals
- Coordinate with the Athletic Club staff
- Provide communication to Athletic Club members

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Questions?

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