

EMERGENCY RESOLUTION NO. 27-2021

A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT BY AND BETWEEN THE CITY OF MONROE AND BLUESCOPE CONSTRUCTION FOR THE REMODELING OF THE LOWER LEVEL OF 233 SOUTH MAIN STREET AND DECLARING AN EMERGENCY.

WHEREAS, Council desires to utilize the space formerly occupied by the Department of Police for other departments; and

WHEREAS, BlueScope Construction is a vendor through cooperative bidding known as Sourcewell.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MONROE, STATE OF OHIO, THAT:

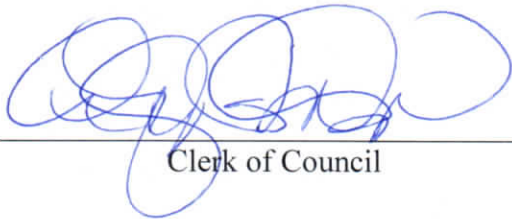
SECTION 1: The City Manager is hereby authorized to enter into a contract by and between the City of Monroe and BlueScope Construction for the remodeling of the lower level of 233 South Main Street pursuant to the terms and conditions set forth on Exhibit "A" attached hereto and made a part hereof.

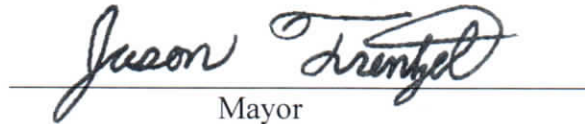
SECTION 2: This measure is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health, safety and welfare and further for the reason that Council desires to proceed with this project at the earliest possible date to increase the ease of access for the public for various departments. Therefore, this measure shall take effect and be in full force from and after its passage.

PASSED: May 11, 2021

ATTEST:


APPROVED:


Clerk of Council


Mayor

This legislation was enacted in an open meeting pursuant to the terms and provisions of the Sunshine Law, Section 121.22 of the Ohio Revised Code.

I, the undersigned Clerk of Council of the city of Monroe, Ohio, hereby certify the foregoing (ordinance or resolution) was published as required by Section 7.16 of the Charter of the City of Monroe.


Clerk of Council
City of Monroe, Ohio

April 13, 2021

Exhibit "A" E Res 27-2021

Mr. William Brock
City Manager
233 South Main
Monroe, OH 45050

Re: Office Remodel 30-percent Design Model Proposal
Monroe, OH

Dear Mr. Brock:

BlueScope Construction (BSC) is pleased to present our proposal for the above referenced project.

For this scope, we are planning to team with Michael Lichtenberg & Sons Construction, Inc. our local BlueScope Buildings' Varco Pruden Builder as our prime subcontractor. As our prime subcontractor, Michael Lichtenberg & Sons Construction will continue to leverage their local relationships for the various design disciplines, trades, and vendors to incorporate into our team to deliver this scope on time, within budget and at the level of quality you expect.


Please refer to the attached documents for this project:

Attachment A – Scope of Work
Attachment B – Schedule of Values
Attachment C – Preliminary Plans

This offer is based on a design-build solution and the Scope of Work defines our intent within this proposal to provide this additional scope of work for the price stated within the attached Schedule of Values pursuant to our Sourcwell Contract.

Thank you for your interest in our BlueScope Construction team and our Sourcwell contract for your facility needs.

We welcome any questions or comments you may have regarding this proposal. Please contact Julio at the number stated below.



Brian Aldrich
Director, Government Services



Julio Del Villar | Senior Project Manager
BlueScope Construction – Government Services
M 816-769-5137
E jcdelvillar@bluescopeconstruction.com
A 1540 Genessee Street, Kansas City, MO 64102
W www.bluescopeconstruction.com

ATTACHMENT A

SCOPE OF WORK

BLUESCOPE CONSTRUCTION MATERIALS

ANCILLARY SERVICES

- Complete architectural drawings for permits and construction
- Complete MEP, fire suppression design and engineering for permits and construction
- Building permit fees

INSTALLATION AND SITE PREPARATION

Division 1 - GENERAL REQUIREMENTS

General Conditions

- Project management
 - Site supervision
 - Site maintenance during construction
 - Site Safety Program
 - Temporary utilities: water, electricity, and sanitary facilities as required
 - Trash removal
 - Final clean up – all work to be “broom clean” unless noted otherwise
 - Insurance – General Liability Worker’s Compensation and Automobile
- Performance and Payment Bonds

Division 2 – SITE CONSTRUCTION

Demolition

- Demo existing interior walls, ceilings, casework, plumbing fixtures, and flooring as indicated on attached preliminary design drawings dated 3/11/2021

Division 6 - WOOD & PLASTICS

Not Applicable

Division 7 - THERMAL & MOISTURE PROTECTION

Not Applicable

Division 8 - DOORS & WINDOWS

Exterior Windows and Doors

Provide one (1) pair of narrow stiles 6'-0" x 6'-9-5/8" doors 2" x 4-1/2" thermal storefront frame with clear anodized finish.

Standard hardware: keyed cylinder, thumb turn, MS hook-bolt, flush-bolt in inactive leaf, push/pull handles, top and bottom offset pivots, 10" bottom rail, 1/4" glass stops, weather stripping and threshold.

Doors to have 1/4" clear tempered glass

Remove and dispose of the existing overhead door

Division 9 – INTERIOR FINISHES

Interior Partitions

Metal framing with 20-gauge studs and 5/8" drywall.

Paint all new and existing drywall walls

Interior Doors and Windows

Re-use existing Hollow Metal (HM) frames, wood doors and existing hardware as possible.

Include four (4) new HM frames and solid wood doors to match existing as closely as possible with hardware

Include seven (7) 16GA. Welded HM borrowed lites including 1/4" tempered glass

Security Window, Interior Transaction Window: Furnish (3) UL 752 Tested & Rated Level 1 uncoated acrylic glazing (1-1/4") glazing fabricated into clear satin aluminum framing. Unit Size: 33-1/2" x 34-1/2"

Features:

Furnish three (3) MK1 Stainless Steel Speak Through device (centered and 19-1/4" from bottom edge),

Furnish three (3) stainless steel recessed cash tray: 12" x 10" x 1-1/2"

Interior Ceilings

Furnish and install new suspended acoustical ceilings using white 15/16" grid and 2'x2' fine fissured reveal edge panels through-out excluding the old Holding Cells, Mechanical Room, Stairwell, and new Conference Room.

Interior Flooring

Shaw nylon carpet tiles with Ecoworx heavy vinyl backing, glued direct installation in rooms: 5,8,10,12,13,14,15, and Records

Shaw 20-mil commercial vinyl plank with glued direct installation in rooms: 2,3,4,6,7,17, and Hallways
Roppe 4" rubber cove base installed on all walls

Painting

Paint all existing and new: walls door frames and window frames
Paint existing ceiling in Room 17 along with exposed mechanicals

Division 10 - SPECIALTIES

Restroom Accessories

Supply and install new grab bars and mirrors
All dispensers to be supplied by owner or owner's supplier
Supply and install new baked enamel toilet partitions per preliminary plan

Division 12 - FURNISHINGS

Interior Casework

Provide one (1) through the wall (20) unit inter-mail station. Unsecured units constructed with plastic laminate finish
Provide one (1) large document drop-off box, Salisbury model #2245 or equal
Provide plastic laminate cabinets and tops as indicated on floor plan

Division 21 – SUPPRESSION

Fire Suppression

Provide new pendant drops and relocations as required for new layout shown in preliminary floor plan dated 3-11-2021

Division 22 – PLUMBING

Plumbing

Furnish all labor, material, permits, and inspections to install necessary PVC waste and vent piping and Uponor, Pex water supply lines to the following white fixtures and chrome faucets. Include sawing and patching of floor as required.

Women's Restroom

One (1) American Standard 3043.001.020 Madera floor mounted water closet
Two (2) American Standard 2234.001.020 Madera floor mounted water closet
Three (3) Slone 111XL manually controlled flush valve
Three (3) Bemis 1955C open front water closet seats
Two (2) American Standard 0476.028.020 Aqualun drop in lavatory bowl

Two (2) Delta 501-TP DST single lever lavatory faucet

Two (2) point of use tempering valves

Men's Restroom

One (1) American Standard 3043.001.020 Madera floor mounted water closet

One (1) Slone 111XL manually controlled flush valve

One (1) Bemis 1955C open front water closet seats

One (1) American Standard 6590.001.020 Washbrook urinal

One (1) Slone 186-1XL manually controlled flush valve

Two (2) American Standard 0476.028.020 Aqualun drop in lavatory bowl

Two (2) Delta 501-TP DST single lever lavatory faucet

Two (2) point of use tempering valves

Break Room

One (1) Elkay CR3322-3 stainless steel sink bowl

One (1) Delta 4353 DST pull out spray sink faucet

One (1) Dishwasher hook up (Dishwasher by customer)

One (1) Ice maker line (Ice maker by customer)

Division 23 – HEATING, VENTILATING & AIR CONDITIONING

HVAC

Remove all existing air devices.

Reuse all existing equipment, and exhaust system.

Rework Supply runs in areas where room sizes are changing

Install (1) ductless mini split in new conference area and hang condensing unit on exterior wall by existing condensing units, and route condensate line to mechanical room. (Due to the exterior door in the space we do not need any other outside air requirements.)

Rework existing controls that are on walls that are being moved or eliminated

Install all new air devices throughout the space.

Include a professional air balance

Division 26 – ELECTRICAL

Electrical

Demolition - Disconnect and make safe for wiring located in the removed walls.

Re-connect wiring to existing devices that are to remain due to demolition.

Four (4) additional 2x4 troffers and relocate five (5) single pole switches to near the new office doors.

Four (4) 6 ft. LED suspended linear strip light fixtures controlled by one (1) dimmer in the new Conference Room.

Six (6) duplex receptacles, one (1) floor box, three (3) rings and strings in the Conference Room. One (1) receptacle for the monitor is included.

Relocate (3) existing fire alarm system devices.

One (1) 60-amp, 208V, single phase circuit and disconnect switch for the split-system HVAC outdoor unit and one (1) weatherproof GFI receptacle.

Division 32 – EXTERIOR IMPROVEMENTS

Not Included

Division 33 – UTILITIES

Not Included

ASSUMPTIONS, CLARIFICATIONS AND EXCLUSIONS

Assumptions

Delivery date 180 days, following receipt of all necessary approvals.

Warranty; Includes one (1) Year materials and installation

Prevailing wages

We have included an allowance of \$2,700.00 for the drawings and programming of the fire alarm system.

Utilities required during construction to come from existing building and paid for by owner

Clarifications

This offer is based on a design/build solution and this proposal supersedes all other plans and specifications related to this project. If there is a discrepancy between plans or specifications provided for this project and this proposal, the descriptions included in this Scope of Work shall take precedence. This proposal is contingent upon reaching mutually agreeable terms.

Include \$10,000 material allowance for plastic laminate cabinets and tops as indicated on floor plan.

Exclusions

Identification of and protection of existing utilities

Taxes

Special Site Conditions, which could not be anticipated at time of bid

Compliance with LEED Certification or Air Infiltration requirements

Utilities have adequate capacity for building needs

Voice and data cabling shall be by others

Security systems

Fire alarm system work other than noted above

Work associated with the door access system / security systems by others

Any charges from the vendor servicing the generator system that may be associated with the relocation of the panel

Bullet resistant wall construction

All materials and labor not specified above

Company Information:

BlueScope Construction, Inc.

Sourcewell Contract Number: 013019-BSC

Tax ID Number: 43-0949971



ATTACHMENT B SCHEDULE OF VALUES

Schedule of Values per Division, as defined above:

DIVISION	DESCRIPTION	AMOUNT
	Building Materials	
	Ancillary Services	\$17,688
Division 1	General Requirements	\$64,868
Division 1A	Performance & Payment Bond	\$2,851
Division 2	Demolition	\$50,399
Division 8	Door & Windows	\$45,659
Division 9	Interior Finishes	\$185,024
Division 10	Miscellaneous Specialties	\$13,832
Division 12	Furnishings	\$19,980
Division 21	Fire Suppression	\$37,040
Division 22	Plumbing	\$35,032
Division 23	HVAC	\$10,759
Division 26	Electrical	\$48,257
Division 32	Exterior Improvements	N/A
Division 33	Utilities	N/A
	TOTAL =	\$531,389

Bid Alternate #1: Provide factory painted (from standard colors) aluminium framing to match existing as closely as possible
 Add \$1,964.00

Bid Alternate #2: Install (2) floor boxes with a duplex receptacle & data port in room #8..... Add \$ 4,414.00

Bid Alternate #3: Replace the existing light fixtures located on the first floor (Floor plan drawing A102) with new LED fixtures
 Add \$ 22,920.00

Bid Alternate #4: Relocate the Generator & Fire Alarm System panels from the existing dispatch room to room #7 near the
 Sonitrol door access panels..... Add 4,904.00

The Design and Installation Services portion of this quote **is valid for 30 days** at which time a new quote must be obtained.

Keynote Legend	
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BCD
BUILDING CONSTRUCTION DESIGN

1000 14th St NW
Washington, DC 20004
Tel: 202-462-1100
Fax: 202-462-1101
www.bcd.com

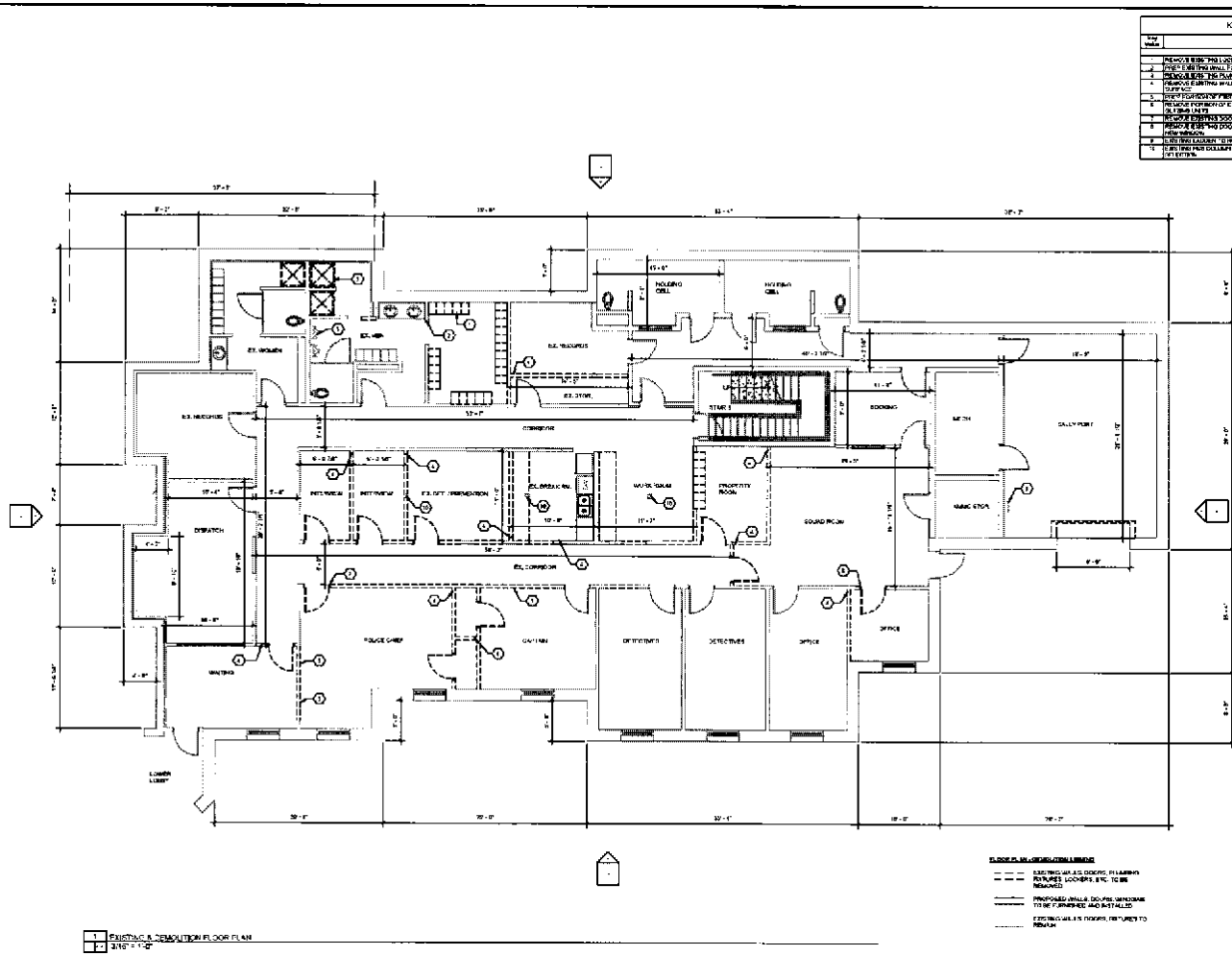


PROPOSED RENOVATION FOR
MONROE URBAN CENTER
1015 14th St NW
Washington, DC 20004

Sheet Name:	1015 14th St NW
Project Name:	MONROE URBAN CENTER
File Name:	1015 14th St NW
Drawn by:	BCD
Checked by:	BCD
Date:	10/15/2010
Scale:	AS SHOWN
Project No.:	1015 14th St NW
Revision:	1
Author:	BCD
Checker:	BCD
Project Manager:	BCD
Client:	MONROE URBAN CENTER
Address:	1015 14th St NW
City:	Washington, DC
State:	DC
Country:	USA
Phone:	202-462-1100
Fax:	202-462-1101
Website:	www.bcd.com
Project No.:	1015 14th St NW
Revision:	1
Author:	BCD
Checker:	BCD
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State:	DC
Country:	USA
Phone:	202-462-1100
Fax:	202-462-1101
Website:	www.bcd.com

A101

NOT FOR CONSTRUCTION



FLOOR PLAN CONSTRUCTION NOTES
 1. ALL DIMENSIONS ARE IN FEET AND INCHES.
 2. ALL WALLS ARE TO BE CONCRETE BLOCK.
 3. ALL PARTITIONS ARE TO BE METAL STUD WITH GYP BOARD.
 4. ALL DOORS ARE TO BE 1 1/2" MIN. THICK METAL FRAME WITH GLASS INSERT.
 5. ALL WINDOWS ARE TO BE 1/2" MIN. THICK METAL FRAME WITH GLASS INSERT.
 6. ALL CEILING ARE TO BE 15' MAX. HANGERS WITH 2" X 4" JOISTS.
 7. ALL FLOORS ARE TO BE 4" MIN. THICK CONCRETE ON 8" MIN. THICK GRAVEL.
 8. ALL ROOF ARE TO BE 4" MIN. THICK CONCRETE ON 8" MIN. THICK GRAVEL.
 9. ALL EXTERIOR WALLS ARE TO BE 16" MIN. THICK CONCRETE BLOCK WITH 1/2" MIN. THICK GYP BOARD INSULATION.
 10. ALL EXTERIOR ROOF ARE TO BE 4" MIN. THICK CONCRETE ON 8" MIN. THICK GRAVEL WITH 1/2" MIN. THICK GYP BOARD INSULATION.

EXISTING & RENOVATION FLOOR PLAN
1015 14th St NW

Key	Keynote
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96	RENOVATION TO EXISTING ROOM TO BE RENOVATED
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100	RENOVATION TO EXISTING ROOM TO BE RENOVATED

500
 1700 S. MAIN ST.
 SUITE 200
 MONROE, LA 70002
 (504) 281-1111
 www.500.com

Michael Lehnberg, Inc.
 a E. Sons Construction
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 SUITE 100
 MONROE, LA 70002
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ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL BUILDING CODE (IBC) AND ALL APPLICABLE LOCAL, STATE AND FEDERAL CODES.

ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL MECHANICAL AND PLUMBING CODE (IMC) AND ALL APPLICABLE LOCAL, STATE AND FEDERAL CODES.

ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL ELECTRICAL CODE (IEC) AND ALL APPLICABLE LOCAL, STATE AND FEDERAL CODES.

ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL FIRE AND SAFETY CODE (IFSC) AND ALL APPLICABLE LOCAL, STATE AND FEDERAL CODES.

ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL ENERGY CONSERVATION CODE (IECC) AND ALL APPLICABLE LOCAL, STATE AND FEDERAL CODES.

ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL SMOKE AND ALARM CODE (ISAC) AND ALL APPLICABLE LOCAL, STATE AND FEDERAL CODES.

ALL WORK SHALL BE IN ACCORDANCE WITH THE 2012 INTERNATIONAL ACCESSIBILITY AND MOBILITY ACT (ADA) AND ALL APPLICABLE LOCAL, STATE AND FEDERAL CODES.

PROPOSED RENOVATION FOR
MONROE URBAN CENTER
 133 S. MAIN ST.
 MONROE, LA 70002
 WABARR COUNTY

Project Name	MONROE URBAN CENTER
Project Number	2012-001
Issue Date	JAN 2012
Author	JL
Checker	JL
Designer	JL
Scale	AS SHOWN
Sheet Number	A102
Total Sheets	10

NOT FOR CONSTRUCTION

