

## Legislation Details (With Text)

**File #:** 15-18394 **Version:** 1 **Name:**  
**Type:** Consent Item **Status:** Approved  
**File created:** 7/12/2022 **In control:** City Council Business Meeting  
**On agenda:** 8/22/2022 **Final action:** 8/22/2022  
**Title:** Street Maintenance Facility HVAC Replacement

### Attachments:

Date	Ver.	Action By	Action	Result
8/22/2022	1	City Council Business Meeting	Approve	

## Street Maintenance Facility HVAC Replacement

### Action:

**Approve a contract in the amount of \$811,966 to the lowest responsive bidder Armstrong Mechanical Services, Inc. for CDOT Northpointe Street Maintenance Facility HVAC Replacement project.**

### Staff Resource(s):

Phil Reiger, General Services  
David Wolfe, General Services  
Steve Marlowe, General Services

### Explanation

- This project includes the replacement of the HVAC system at CDOT's Northpointe Street Maintenance Facility located at 4411 Northpointe Industrial Boulevard in Council District 2.
- Construction will include the removal of the existing boiler and associated pump, new HVAC controls system, hot water control valves, and a gas-fired water heater.
- The new system will increase facility heating system efficiency from 82 to 97 percent, reducing energy costs and greenhouse gas emissions by 15 to 20 percent.
- On June 8, 2022, the city issued an Invitation to Bid; two bids were received.
  - NC General Statute Section 143-132 prohibits municipalities from awarding construction contracts over \$500,000 without receiving at least three competitive bids from the initial advertisement of the contract. The city may subsequently award the contract even if re-advertisements result in fewer than three competitive bids.
- On July 12, 2022, the ITB was re-issued; two bids were received.
- Armstrong Mechanical Services, Inc. was selected as the lowest responsive, responsible bidder.
- The project is anticipated to be complete by third quarter 2024.

### Charlotte Business INClusion

Per Charlotte Business INClusion Policy: Part B: Section 2.3, The city shall not establish Subcontracting Goals for Contracts where (a) there are no subcontracting opportunities identified for the Contract; or (b) there are no MBEs, SBEs, and WBEs certified to perform the scopes of work that the city regards as realistic opportunities for subcontracting.

This contract meets the provisions of (a) - No subcontracting opportunities.

### Fiscal Note

Funding: General Capital Investment Plan