

**32002**  
**ADOPTED - BOARD OF TRUSTEES**  
**COMMUNITY COLLEGE DISTRICT NO. 508**  
**SEPTEMBER 4, 2013**

**BOARD OF TRUSTEES OF COMMUNITY COLLEGE DISTRICT NO. 508**  
**COUNTY OF COOK AND STATE OF ILLINOIS**

**FULL PREVENTIVE MAINTENANCE SERVICES OF ELEVATORS, DUMBWAITERS, ESCALATORS AND  
WHEEL CHAIR LIFTS**

**KONE, INC.**

**(RENEWAL OPTION)**

**OFFICE OF ADMINISTRATIVE AND PROCUREMENT SERVICES**

**THE CHANCELLOR RECOMMENDS:**

that the Board of Trustees authorizes the Chair to execute the option to renew the agreement with Long Elevator & Machine Co., Inc. (now Kone, Inc.) to provide elevators, dumbwaiters, escalators and wheel chair lifts maintenance services District wide for the period from July 1, 2013 through June 30, 2014, at a total cost not to exceed \$272,303.48 annually.

**VENDORS:** Kone, Inc. formerly (Long Elevator & Machine Co., Inc.)  
438 West 43rd Street  
Chicago, Illinois 60609

**USERS:** Daley College  
District Office  
Harold Washington  
Kennedy King College  
Malcolm X College  
Olive Harvey College  
Truman College  
Wright College

**ORIGINAL TERM:**

The original term of this agreement commenced on July 1, 2010 and ended on June 13, 2013.

**FIRST RENEWAL TERM:**

The first renewal term of this agreement commenced on July 1, 2013 and will end on June 30, 2014.

**SCOPE OF SERVICES:**

Kone Inc. will provide full preventive maintenance services for elevators, dumbwaiters, escalators

and wheel chair lifts for all of City Colleges of Chicago.

#### **BENEFIT TO CITY COLLEGES OF CHICAGO:**

The use of these firms will provide a consistent methodology for the repair and maintenance of elevators, dumbwaiters, escalators and wheel chair lifts throughout the District. This will ensure the operational use of this equipment for daily student and staff use.

#### **VENDOR SELECTION CRITERIA:**

Pursuant to Board Report 30437, adopted on July 14, 2010, Request for Proposal (RFP) DT1003 was issued per District Procurement policies for firms to submit proposals for full preventive maintenance services for elevators, dumbwaiters, escalators and wheel chair lifts in three groupings of colleges divided by location. The RFP was advertised March 29, 2010 and a pre-proposal meeting was conducted on April 5, 2010.

Nine (9) firms responded to the RFP on April 21, 2010: 1) Technical World Industrial, Inc.; 2) Mid-American Elevator, Inc.; 3) Suburban Elevator Services, LLC; 4) Anderson Elevator; 5) Professional Elevator Services, Inc.; 6) Long Elevator & Machine Co.; 7) ACM Elevator Co.; 8) Parkway Elevators, Inc.; and 9) Schindler Elevator, Corp. The submitted proposals were reviewed, evaluated and ranked by District Staff in accordance with evaluation criteria outlined in the RFP, which included: qualification and experience of firm and maintenance staff, plan of action, and prior experience with similar projects.

<b>FIRMS</b>	<b>LOCATIONS</b>	<b>MONTHLY FEES</b>	<b>TOTAL COST</b>
Kone, Inc.	<b>Group 1</b>	<b>\$5,281</b>	<b>\$63,372</b>
	District Office	\$3,262 Elevators	
	Truman College	\$899 Elevators	
	Wright College	\$1,008 Elevators	
	Humboldt Park Voc. Ctr.	\$112 Elevators	
	<b>Group 2</b>		
Kone, Inc.	Harold Washington College	<b>\$11,305.04</b>	<b>\$135,660.48</b>
		\$1,370 Elevators	
		\$9,935.04 Escalators	
		<b>Repairs (One Time Cost)</b>	
		<b>\$35,639</b>	<b>\$35,639</b>
	<b>Group 3</b>	<b>\$3,136</b>	<b>\$37,632</b>
Kone, Inc.	Daley College	\$448 Elevators	
	West Side Tech. Inst.	\$224 Elevators	
	Kennedy-King College	\$1,120 Elevators	
	Dawson Tech. Inst.	\$224 Elevators	
	Malcolm X College	\$672 Elevators	
	Westside Learning Ctr.	\$112 Elevators	
	Olive Harvey College	\$336 Elevators	
			<b>\$272,303.48</b>

The contract with Schindler Elevator for servicing of Harold Washington College was not renewed due to non-compliance with the M/WBE goals submitted in the original proposal. Kone, Inc. is the next low bidder and has agreed to provide the necessary service for Harold Washington College in addition to the location originally assigned.

**MBE/WBE COMPLIANCE:**

The Office of Contract Compliance has reviewed the above referenced renewal agreement and has determined that Kone, Inc. has complied with the Board Approved Participation Plan on the agreement's original term. Additionally, the vendor will continue to comply with its original M/WBE commitments:

1 <sup>st</sup> Priority Elevator 16987 Van Dam Road South Holland, IL 60473	Direct Participation 5.5%	City of Chicago
Meidinger Consultants 817 Burlington Avenue Western Springs, IL 60558	Indirect Participation 2%	City of Chicago

**GENERAL CONDITIONS:**

Inspector General- It shall be the duty of each party to the agreement to cooperate with the Inspector General for City Colleges of Chicago in any investigation conducted pursuant to the Inspector General's authority under Article 2, Section 2.7.4(b) of the Board Bylaws.

Ethics- It shall be the duty of each party to the agreement to comply with the applicable provisions of the Board's Ethics Policy adopted January 7, 1993, and as amended by the Board.

Contingent Liability- Pursuant to Section 7-14 of the Illinois Public Community College Act, all agreements authorized herein shall contain a clause that any expenditure beyond the current fiscal year is subject to appropriation in the subsequent fiscal year.

**FINANCIAL:**

**Total FY14 – FY15: \$272,303.48**

**Respectfully submitted,**

**Cheryl L. Hyman  
Chancellor**

**September 4, 2013 – Office of Administrative and Procurement Services**