32370

ADOPTED – BOARD OF TRUSTEES
COMMUNITY COLLEGE DISTRICT NO. 508
AUGUST 7, 2014

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

DISTRICT WIDE ELEVATOR MAINTENANCE SERVICES
FOR ELEVATORS AND ESCALATORS
KONE, INC.
OFFICE OF ADMINISTRATIVE AND PROCUREMENT SERVICES
(EXTEND BOARD REPORT #32002, ADOPTED SEPTEMBER 4, 2013)
(RATIFICATION)

THE CHANCELLOR RECOMMENDS:

that the Board of Trustees authorizes the Chair to extend the current agreement with KONE, Inc. to perform elevator maintenance and minor repair services District wide for the period from July 1, 2014 through March 30, 2015, at a total cost not to exceed $175,000. The extension will coincide with the upgrade work Kone is performing at all campuses as approved in Board Report 32237 on April 3, 2014.

VENDORS: KONE, Inc.
Chicago Branch Office
1080 Parkview Boulevard
Lombard, Illinois 60148

USERS: District Wide

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 ended on June 30, 2014.

EXTENDED TERM:
The extended term of this agreement commenced July 1, 2014 and will end on March 30, 2015.

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. The cost for basic services is $12,903.00 per

month for 9 months of service. The balance of the request is for chargeable emergencies or other chargeable circumstances that may occur.

BENEFIT TO CITY COLLEGES OF CHICAGO:
The full preventive maintenance program 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 the equipment for daily student and staff use. This extension is necessary to continue service continuity until a formal solicitation is completed in FY 2015.

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.

FIRMS	LOCATIONS	MONTHLY FEES	TOTAL COST
Kone, Inc.	**Group 1**	**$5,281**	**$63,372**
	District Office	$3,262 Elevators	
	Truman College	$899 Elevators	
	Wright College	$1,008 Elevators	
	Humboldt Park Voc. Ctr.	$112 Elevators	
	Group 2		
Kone, Inc.	Harold Washington College	**$11,305.04**	**$135,660.48**
		$1,370 Elevators	
		$9,935.04 Escalators	
		Repairs (One Time Cost)	
		$35,639	**$35,639**
Kone, Inc.	**Group 3**	**$3,136**	**$37,632**
	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	
			$272,303.48

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. was the next lowest bidder and 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 extension agreement and has determined that Kone, Inc. will continue to comply with its original M/WBE commitments:

Vendor	**MBE or WBE**	**%**	**Participation**	**Certifying Agency**
1st Priority Elevator 16987 Van Dam Rd. South Holland, IL 60473	MBE	5.5	Direct	City of Chicago
Meidinger Consultants 817 Burlington Ave. Western Springs, IL 60558	WBE	2	Indirect	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: $175,000
Charge to: Administrative & Procurement Services
Source of Funds: O&M Funds
FY15: 530000-05001-00005031-70000

Respectfully submitted,

Cheryl L. Hyman
Chancellor

August 7, 2014 – Office of Administrative and Procurement Services