

Edward J. Leier
Fire Chief

Vadnais Heights Fire Department
3595 Arcade Street
Vadnais Heights, MN 55127

651.204.6032 Phone
Edward.leier@cityvadnaisheights.com

Memorandum:

TO: Mayor Fletcher and City Council

FROM: Ed Leier, Fire Chief *KLW*

DATE: July 17, 2018

SUBJECT: Approve Replacement of HVAC Condensing Unit at Station 810 as Proposed by Schadegg Mechanical in the Amount of \$37,450

Recommended Council Action

Approve replacement of the condensing unit at Station 810 as proposed by Schadegg Mechanical; amend the current budget and authorize the expenditure of \$37,450 from the Capital Improvements Fund.

Background Information and Proposed Work

Station 810 was constructed in 1993. The heating and air conditioning systems have served the Department well over the last 25 years. Station 810's condensing unit recently began to fail. Fire Department staff has worked with the HVAC maintenance contractor over the last month to repair and prolong the life of the unit.

Currently, the unit operates at $\frac{1}{2}$ to $\frac{2}{3}$ power. The repairs are temporary with an unknown duration of how long they may last. Fire Department staff recommends replacing the condensing unit. The proposed work consists of removing the old condensing unit, flush and clean the existing piping and install a new Trane 25-ton condensing unit. This unit is compatible with and comparable to the existing unit.

Bid Submitted by	Amount
Schadegg Mechanical	\$37,450.00
NAC Mechanical & Electrical Services	Declined to bid

Finance Director's Comments

The proposed project is not budgeted. Subsequently, a budget amendment is required pursuant to the City's Purchasing Policy. It is recommended that the 2018 Capital Improvements Fund budget be increased in order to repair the HVAC system.

7/21



225 Bridgepoint Drive
 South St. Paul, MN 55075
 Ph: 651- 292-9933
 Fax: 651-292-9929

Proposal Date	Date of Site Visit	Proposal Number
6/22/2018	6/20/2018	S18591

SUBMITTED TO:

City of Vadnais Heights
 3595 Arcade Street North
 Vadnais Heights, Minnesota 55127-7117
ATTENTION: Kurt D. Frison

PHONE: (651) 204-6044
kurt.frison@cityvadnaisheights.com

PROJECT NAME AND LOCATION:

Condensing Unit Replacement
 Fire Station

CONTRACTOR WILL PROVIDE THE FOLLOWING:

Furnish labor and materials to replace the existing Trane condensing unit including the following:

- Disconnect and remove existing condensing unit including refrigerant recovery
- Disconnect and remove existing DX cooling coil
- Flush existing refrigerant piping with RX-11 cleaner
- Rigging and setting of new Trane 25 ton condensing unit
- Rigging and setting of new DX cooling coil
- Refrigeration piping including new refrigerant specialties
- Leak check, evacuate and charge system with R-410A refrigerant
- Electrical wiring
- Control wiring
- Check, test and start-up
- Permit
- 5 year compressor warranty

\$9,200.00 Labor
 \$28,250.00 Materials

TOTAL..... \$37,450.00

Exclusions:

- Premium Time
- Work Beyond Proposal
- Hazardous Material Exposure
- New Refrigerant Piping Mains

Please contact me at (651) 292-9933 with any questions or concerns

All material is guaranteed to be as specified. All work shall be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will become an extra charge over and above the estimate.
 CUSTOMER HEREBY AUTHORIZES SCHADEGG MECHANICAL TO PERFORM THE ABOVE WORK AND HEREBY ACCEPTS THE TERMS AND CONDITIONS ATTACHED TO THIS PROPOSAL.

0% down payment is due with signed order.

FINAL PAYMENT to be made as invoiced terms net 10 days.

CONTRACTOR: Schadegg Mechanical

CUSTOMER: City of Vadnais Heights

John L. Noe LEED AP, Service Manager

Signature: _____
 Name: _____
 Date: _____

Note: This proposal may be withdrawn if not accepted within 45 days.

TERMS, CONDITIONS and LIMITATIONS

1. This Agreement is for work performed on this Proposal only. If customer wants Schadegg Mechanical, Inc. herein after referred to as the Contractor, to make any additional repairs, alterations, or replacements as a result of the work performed, the Contractor will do so for additional compensation to be agreed upon in writing by both parties.
2. The Contractor will be permitted to enter the Property indicated to conduct work as outlined in this Proposal.
3. This Proposal may be signed in counterparts; a signed facsimile, photocopy, and/or electronic mail of this Proposal shall be as binding on both parties just as though this Proposal were executed in its original, pre-printed form.
4. Customer agrees to pay for all services rendered and material or parts supplied. Payment is due net 10 days. In the event Contractor must commence legal action in order to recover any amount payable under this Proposal, Customer shall pay Contractor all court costs and attorney's fees incurred by Contractor.
5. Customer agrees to obtain and shall be solely responsible to maintain insurance for the Property, all contents therein, and/or operations performed within or around the Property where work will be performed.
6. Contractor's obligation under this proposal and any subsequent contract does not include the identification, abatement or removal of any asbestos products or other hazardous substances. In the event such products or substances are encountered, Contractor's sole obligation will be to notify the Owner of the existence of such products and materials. Contractor shall have the right thereafter to suspend its work until such products or materials and the resultant hazards are removed. The time for completion of the work shall be extended to the extent caused by the suspension and the contract price equitably adjusted.
7. The Contractor's potential liability arising out of its work must be limited. THEREFORE, THE LIABILITY, IF ANY, OF THE CONTRACTOR TO THE CUSTOMER AND/OR OTHER OCCUPANTS OR VISITORS OF THE PROPERTY ARISING OUT OF THE CONTRACTOR'S WORK, ACT OR OMISSION OR FAILURE TO ACT, OR ANY CLAIMED BREACH OF THIS PROPOSAL BY THE CONTRACTOR, SHALL IN NO EVENT EXCEED THE TOTAL FEE PAID BY THE CUSTOMER FOR THE SERVICES PERFORMED THAT GIVE RISE TO ANY SUCH LIABILITY.
8. TO THE FULLEST EXTENT PERMITTED BY LAW, CUSTOMER SHALL INDEMNIFY AND HOLD HARMLESS CONTRACTOR, ITS AGENT AND EMPLOYEES FROM AND AGAINST ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES (INCLUDING BUT NOT LIMITED TO ATTORNEY'S FEES) ARISING OUT OF OR RESULTING FROM THE PERFORMANCE OF WORK HEREUNDER, PROVIDED THAT SUCH CLAIM, DAMAGE, LOSS OR EXPENSE IS CAUSED IN WHOLE OR IN PART BY AN ACTIVE OR PASSIVE ACT OR OMISSION OF CUSTOMER, ANYONE DIRECTLY OR INDIRECTLY EMPLOYED BY CUSTOMER, OR ANYONE FOR WHOSE ACTS CUSTOMER MAY BE LIABLE, REGARDLESS OF WHETHER IT IS CAUSED IN PART BY THE NEGLIGENCE OF CONTRACTOR.
9. UNDER NO CIRCUMSTANCES, WHETHER ARISING IN CONTRACT, TORT, (INCLUDING NEGLIGENCE) EQUITY OR OTHERWISE, WILL CONTRACTOR BE RESPONSIBLE FOR LOSS OF USE, LOSS OF PROFIT, INCREASED OPERATING OR MAINTENANCE EXPENSES, CLAIMS OF CUSTOMER'S TENANTS OR CLIENTS, OR ANY SPECIAL INDIRECT OR CONSEQUENTIAL DAMAGES.