



REPORT TO COUNCIL
City of Sacramento
915 I Street, Sacramento, CA 95814-2604
www.cityofsacramento.org

CONSENT
January 5, 2006

Honorable Mayor and
Members of the City Council

**Subject: Contract with TNT Industrial Contractors, Inc. in the amount of
\$217,717.00 for the Sacramento Convention Center Chiller Remediation**

Location/Council District: Sacramento Convention Center, 1400 J Street,
District One

Recommendation:

Adopt a resolution: 1) authorizing the City Manager to execute a contract in the amount of \$217,717.00 with TNT Industrial Contractors, Inc., for upgrades and remedial work on the Convention Center Chiller/HVAC system; and 2) Adjusting capital project budgets.

Funds for this project will derive from the City CIP PC46 (Convention Center Chiller).

Contact: Rebecca Bitter, Program Manager, 808-5047
Tina McCarty, Administrative Officer, 808-8220
Department: Convention, Culture and Leisure Department
Division: Convention Center
Organization No: 4326

Summary:

This report recommends upgrades and remedial work to the Sacramento Convention Center Chiller/HVAC system to improve operating conditions and energy efficiency. This report recommends execution of a contract with TNT Industrial Contractors, Inc.

Committee/Commission Action: None

Background Information:

In December 2003, Engineering Resource Associates (ERA) was hired by the Convention Center to produce a Chilled Water System Evaluation (and subsequent construction plans), partially funded with \$10,000 from the SMUD Integrated Design Incentive Program, to identify ways to improve the operational capacity and efficiency of the mixed age existing chilled water system rather than replacing it. This report

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identified ways to re-configure existing chilled water system by integrating the oldest of the chilled water distribution systems with the new variable flow chilled water system and to install variable frequency drives to make the existing cooling towers operate more effectively and energy efficiently.

Construction plans were posted for bid on October 17, 2005 and two bids were received on November 9. TNT Industrial Contractors, Inc. was the lowest bidder. It is estimated that work will be completed by April 2006.

Financial Considerations:

The Convention Center is funded by the Community Center Enterprise Fund, which also supports the Community Center Theater and the Memorial Auditorium. The proposed agreement with TNT Industrial Contractors, Inc., is for \$217,717. Construction funding will come from the Convention Center Chiller capital project funding (CIP PC46). This CIP was funded with \$230,000 and currently has a balance of \$182,000. Spent funds have been used to develop project plans. A transfer of \$36,000 from the existing Community Center Maintenance CIP PA51 is required to secure adequate funding for the project. Funds are available.

Environmental Considerations:

The Environmental Services Manager has determined that the proposed project is exempt from CEQA under Section Numbers 15301(d) of the CEQA Guidelines.

Policy Considerations:

This action is consistent with existing City strategic plan goal to improve and expand public safety and to achieve sustainability and enhance livability. That action requested herein is consistent with Sacramento City Code, Title 3.

This project is exempt under the City's Living Wage ordinance (projects subject to the prevailing wage are exempt).

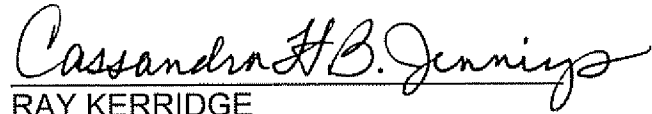
Emerging Small Business Development (ESBD):

TNT Industrial Contractors, Inc. has met the 20% ESBD requirement through the certification of their sub-contractors.

Respectfully Submitted By: Judy Goldbar
Judy Goldbar
General Manager, Sacramento Convention Center

Approved By: Barbara E. Bonebrake
Barbara E. Bonebrake
Director, Convention Culture and Leisure Department

Recommendation Approved:



RAY KERRIDGE
Interim City Manager

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RESOLUTION NO.

Adopted by the Sacramento City Council
January 5, 2006

Authorization to execute award of construction contract with TNT Industrial Contractors, Inc., in the amount of \$217,717.00 for the Sacramento Convention Center Chiller Remediation (PC46) and adjust CIP budgets

BACKGROUND

- A. In December 2003, Engineering Resource Associates (ERA) was hired by the Convention Center to produce a Chilled Water System Evaluation and subsequent construction plans.
- B. Construction plans were posted for bid on October 17, 2005 and two bids were received on November 9. TNT Industrial Contractors, Inc. was the lowest bidder.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

- Section 1: Authorizing transfer of \$36,000 from CIP PA51 (Maintenance) to CIP PC 46 (Chiller) for the purpose of completing the Center Chiller Remediation project.
- Section 2: Authorize the City Manager to execute a contract in the amount of \$217,717.00 with TNT Industrial Contractors, Inc., for upgrades and remedial work on the Convention Center Chiller/HVAC system.
- Section 3: Funds for this project will derive from the City CIP PC46 (Convention Center Chiller).