



**Agenda Item:** Bid Award

**Title:** Consideration of bid award, construction contract and budget amendment for the Laramie Recreation Center RTU 7 Design/Build Replacement Project to Climate Control, LLC. of Cheyenne, Wyoming.

**Recommended Council MOTION:**

I move that Council award the bid for the Laramie Recreation Center RTU 7 Design/Build Replacement Project to Climate Control, LLC. of Cheyenne, Wyoming, in an amount not to exceed \$326,795.00 and reserve \$23,205.00 for potential project contingencies along with approving the Construction Contract between Owner and Contractor, for a total amount not to exceed \$350,000.00 and amend the fiscal year 2021 Recreation Center Fund budget accordingly, and authorize the Mayor and City Clerk to sign.

**Administrative or Policy Goal:**

Division Objective: Continue to integrate energy efficiency practices and procedures into all aspects of our operations, from capital construction to protection and continuing maintenance of existing City owned property and environmental/custodial services.

**Background:**

The City of Laramie Community Recreation Center has a Roof Top Unit (RTU 7) that heats, cools and dehumidifies the indoor pool natatorium. RTU 7 has been in place since 2004 when the Recreation Center was built.

As required by the City’s agreement for the preventive maintenance of City owned Heating, Ventilation and Air Conditioning (HVAC) equipment, Haynes Mechanical Systems of Greenwood Village, Colorado provides an annual status report on all City owned facilities HVAC equipment. In 2017 Haynes reported that RTU 7 and RTU 8 should be replaced, at an estimate cost of \$200,000 each, as these units were showing signs of deterioration due to the harsh environment they are subjected to, and that they were requiring additional repairs. Due to this report staff requested that \$200,000 for the replacement of RTU 7 be budgeted for in Fiscal 2021 and that \$200,000 for the replacement of RTU 8 which serves the 8-lane pool natatorium be budgeted for in fiscal 2022.

In June of 2020 Honeywell International conducted an Investment Grade Audit (IGA) where replacement of RTU’s 7 & 8 was proposed at an estimated \$1,131,000 for both units. The IGA indicates a potential annual savings of \$6,000 with a potential additional O&M savings of \$11,300 based on the replacement of both units with new high efficiency units tied to the BAS which will occur through this contract. These changes should result in improved system reliability, improved comfort, energy and O&M cost savings.

Facilities Maintenance staff solicited bids for this project in February of 2021. Three responsive bids, with the proper bid bond, were received. The bidding contractors and their bids were:

- Climate Control, LLC of Cheyenne, Wyoming - \$326,795
- Independent Heating & Sheet Metal of Laramie, Wyoming - \$385,200
- Haynes Mechanical Systems, of Greenwood Village, Colorado - \$519,362

The apparent low bid is Climate Control, LLC of Cheyenne, Wyoming in the amount of \$326,795.00. Staff is recommending that Council award the bid in the amount of \$326,795.00 along with reserving a contingency in the amount of \$23,205.00 for a total of \$350,000.00.

This RTU unit will be built by the manufacturer specifically for the Recreation Center and the estimated build time is 32 weeks. This project will begin in FY21 and be completed in FY22. By awarding the bid for this project at this time, price increases will be avoided.

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**Legal/Statutory Authority:**

N/A

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**Expense**

Proposed Project Cost.

Grants for Project		
Other/Outside Projects		
City's Amount	\$326,795.00	
Contingency	\$23,205.00	project contingency
Total Amount	\$350,000.00	FY 2022 budget

**Responsible Staff:**

Scott Stevenson, Facilities Maintenance Manager, [sstevenson@cityoflaramie.org](mailto:sstevenson@cityoflaramie.org), 721-3585  
 Todd Feezer, Assistant City Manager, [tfeezer@cityoflaramie.org](mailto:tfeezer@cityoflaramie.org), 721-5304

**Attachments:**

Construction Contract between the City of Laramie and Climate Control, LLC  
 RTU 7 Replacement Project Attachment A