

**CLEVELAND PUBLIC LIBRARY**

**Board Meeting**

May 16, 2013

**RESOLUTION RATIFYING AGREEMENT FOR EMERGENCY REPAIRS TO  
CHILLED WATER SYSTEM AT THE LOUIS STOKES WING**

WHEREAS, In February of 2013, the dampers in the air handling units of the Louis Stokes Wing Building of the Main Library Campus froze in the open position, causing four (4) chilled water coils to freeze and rupture. This resulted in significant flooding in the building which took several days to clean up; and

WHEREAS, Due to the arrival of warm weather, it is necessary to replace the chilled water coils as soon as possible in order to maintain the air conditioning system in the Louis Stokes Wing Building; and

WHEREAS, The Library obtained three (3) quotes for the purchase and installation of the coils, and Energy Management Specialists ("EMS") offered the lowest price in the amount of \$49,975.00. Marlin Mechanical quoted \$58,808, and Castle Heating quoted \$71,500; and

WHEREAS, It takes approximately four (4) weeks to receive shipment of the coils once ordered. In order to expedite this repair, the Library determined that the situation constituted an emergency and the Library's Executive Director executed an agreement with EMS in the amount of \$49,975.00 ; and

WHEREAS, The Executive Director hereby requests that the Board of Library Trustees ratify the agreement with EMS and authorize the expenditure of funds in the amount of \$49,975.00 for the necessary repairs; now therefore be it

RESOLVED, That the Board of Library Trustees hereby ratifies and approves the agreement entered into by the Library's Executive Director with Energy Management Specialists, Inc., for the emergency purchase and installation of four (4) chilled water coils in the main air handling unit located in the Louis Stokes Wing, in the amount of \$49,975.00. The expenditure shall be charged to the General Fund account 12100053-53310 Building Repair.



**ENERGY  
MANAGEMENT  
SPECIALISTS, Inc.**

One Energy Plaza • 15800 Industrial Parkway • Cleveland, Ohio 44135 • Phone (216) 676-9045 • Fax (216) 676-5948

**SALES/ENGR.: JJG**

**CUSTOMER: CLEVELAND PUBLIC LIBRARY  
ATTN: MYRON SCRUGGS**

**OFFICE ADDRESS: 325 SUPERIOR AVE  
CLEVELAND, OHIO 44114**

**JOB ADDRESS: SAME**

**JOB NAME: COIL REPLACEMENTS**

We propose to furnish and install heating and/or air conditioning products and related equipment for your building located at the job address above. In accordance with the conditions and specifications set forth in this proposal.

THIS QUOTE IS FOR THE REPLACEMENT OF THE 4 CHILLED WATER COILS IN THE MAIN AIR HANDLING UNIT LOCATED IN THE BASEMENT OF THE LOUIS STOKES BLDG.

THE NE COILS WILL BE OF THE SAME SIZE AND CAPACITY OF THE EXISTING COIL. WE HAVE MATCHED THE MODEL NUMBER WITH THE EXISTING COILS TO THE NEW ONES. THEY ARE MADE WITH STAINLESS STEEL CASINGS.

PIPING WILL BE DISCONNECTED FROM THE DAMAGED COILS. COILS WILL BE REOMVED AND DISPOSED OF OFF SITE. NEW COILS RIGGED TO AIR HANDLER ANDE EXISITNG PIPING RECONNECTED TO COILS. ANY NEW PIPING NEEDED IS INCLUDED. ANY PIPE INSULATION WILL BE REPLACED AS NEEDED.

NEW COILS WILL BE FILLED AND LEAKED CHECKED.

INCLUDES ALL RIGGING EQUIPMENT, COILS, PIPING, INSULATION AND LEAK CHECKING.

.EXCLUDES ALL SALES TAXES

WARRANTY IS 1 YEAR PARTS AND LABOR

**We propose to furnish MATERIAL and LABOR in accordance with the above specifications for the SUM OF:**

**\$ 49,975.00**

TERMS NET 30 DAYS

**CONTRACT EXPIRATION:**

This PROPOSAL will become a Contract between us if accepted by you on or before APRIL 28, 2013 and subsequently approved by our Credit Department.

PURCHASER ACCEPTANCE:

P.O.#

DEALER APPROVAL:

JOE GUZIK

DATE:

05-09-13

ACCEPTED:

DATE:

JOB NO.:



**Castle Heating and Air**

2020 Lakeside Avenue  
Cleveland, Ohio 44114

Phone 216.696.3940  
Fax 216.696.3942

May 9, 2013

Myron Scruggs  
Cleveland Public Library

Re: AHU #3 & #25 Cooling Coil Replacement

Myron,

The following is our scope of work for the above referenced project:

1. Provide all labor required to remove existing cooling coils from the above noted AHU's and remove from site including disconnection of existing piping & removal of existing pipe insulation.
2. Furnish and install new cooling coils for noted AHU's with equal capacity as to existing.
3. Furnish and install all required pipe & fittings to reconnect existing piping to new coil connections.
4. Furnish and install all required pipe insulation to replace what was removed
5. Provide labor & material for cleaning of the new piping for coils
6. Provide water balancing reports for new coils

We exclude the following items:

1. Replacement of existing coil drain pans
2. Replacement of existing drain pan piping
3. Replacement of existing cooling coil supports or coil framing (existing supports & framing will accept new coil installation)
4. Replacement of existing AHU pipe gasket's (gaskets used where pipe penetrates AHU exterior)
5. Asbestos removal if found
6. Temperature control work or control valves
7. Premium time labor
8. Tax

Our price for the above noted scope of work shall be :

AHU #3 : \$71,500.00

AHU #25 : \$19,700.00

Thank You

Ken Plewacki  
Project Manager





# MARLIN MECHANICAL LLC.

April 11<sup>th</sup>, 2013  
**April 30, 2013 - updated**

Cleveland Public Library  
325 Superior Ave  
Cleveland, Ohio 44114

Attn: Myron Scruggs – Director of Property Management

Re: Main Library – AHU 3 & AHU 24 (McQuay Unit) Cooling Coil replacements.

Mr. Scruggs:

Marlin Mechanical is grateful and appreciative to be presenting our proposal for the above  
aforementioned project, **revised to reflect AHU 3 coil(s) replacement only.**

Marlin Mechanical has taken this opportunity very seriously and with great care to address the  
means of rigging and handling of this type of equipment in and around your active facility but also  
the proper arrangement and selections of these coils to match AHU # 3 cooling needs has been  
addressed.

We propose the following turnkey proposal to facilitate this project: **(As related to AHU #3  
Coils only).**

- Complete removal and crating of the existing coils from the both AHU’s in a manner and means to avoid any damage and or interruptions to the Library facility and its operation.
- Complete sterilization of the immediate area/space once the coils are removed. (We will use a Microbial agent to “kill” any pathogens and follow up with a treatment to ensure the vacated area and pans are void of any microbial during our project services.)
- Reuse the existing drain pans and drain piping weep piping b/w upper and lower pans.
- Reuse the existing framing and coil supports.



- Modify the existing pipe extension that extend out of the air stream – this modification will allow the use of a Victaulic fitting versus the threaded style currently used. This will avoid or eliminate any chronic leaks or potential leaks once the system rolls over to Hot water from its steady state CHW duty. (*this pertains more to AHU 3 than AHU 24*)
- Furnish replacement coils of equal capacity – actually have the original manufacturer remake the exact coils less the coil connections that are modified to improve longevity.
- Provide for an allowance to repair and or adjust the “piping thimbles “that are used to seal the piping that extend thru the side wall of the AHU 3 casing.
- Provide cleaning/flush of the piping, valves and circuit t setters to ensure no debris can obstruct each of those components operation.
- The re Insulation of any disturbed piping that will be removed to facilitate the Coil replacement.
- Provide Coil Performance capacity runs with certifications.

## PRICING –

As we proposed and suggested earlier, Marlin mechanical can use the current energy project as a means to secure the Cooling coils immediately. Our proposal herein is broken down in that fashion for review.

### **Purchase of Cooling Coils only (AHU #3 & AHU24)**

Marlin Mechanical Cost **\$ 33,455.00**

This includes a total of (6) coils crated and delivered to the dock area for installation by others.

### **FURNISH & INSTALL SUBJECT COILS IN EACH RESPECTIVE AIR HANDLER (AHU #3 & AHU24)**

Marlin Mechanical Cost **\$ 58,808.00**

This includes a total of (4) coils replacement with the **one target Air Handler** per the scope of Services described herein.

Lead time -

AHU# 3 coils (standard Lead time is 11-15 business days)

AHU #24 coils (standard Lead time is 8-12 business days)

Labor to Remove and Install new Coils

AHU# 3 coils - 4-6 work days  
AHU #24 coils - 2-4 work days.

EXCEPTION TO OUR PROPOSAL PRESENTED HEREIN:

- Premium labor hours/working periods.
- Asbestos
- Applicable taxes
- Conditions of equipment and or components not able to be inspected and or determined at time of inspection for developing the estimate herein.
- Operation of Air Handlers based on existing condition and original design / construction parameters.
- New Controls and or Isolation Valves.

Marlin Mechanical understands the trying times public institutions have with capital and operating expenses. We have conducted similar projects for institutions such as; Case Western University, CSU , Tri-CCC , Cleveland Public Schools , Lakewood High School, John Carroll University , Carlyle Condominiums and Medical Mutual to name a few.

If there are concerns or questions, with our proposal do not hesitate to contact me. I'm the President and COO of Marlin Mechanical LLC, my direct number is 440-773-3081, office at 216-881-5155, or [robertambrose@marlinmech.com](mailto:robertambrose@marlinmech.com)

Sincerely

Robert M. Ambrose  
President/COO