



## CITY COUNCIL ACTION REPORT

August 5, 2008

TO: Phillip L. Nelson, City Manager

FROM: John M. Lamerato, Assistant City Manager/Finance and Administration  
Susan A. Leirstein, Purchasing Director  
Cathleen A. Russ, Library Director  
Loraine M. Campbell, Museum Manager

SUBJECT: Standard Purchasing Resolution 2: Bid Award – Sole Bidder Meeting Specifications – Stain Exterior General Store

### **Background**

- On June 11, 2008, bids were opened to furnish all equipment, material and labor to stain the exterior of the General Store located at the Troy Historical Museum.
- Maintaining the exterior of the General Store has been problematic. Exterior latex paint has repeatedly peeled off the building within a year of application. In 2006, a test area on the north side of the building was stripped of all paint. Semi-translucent stain was applied and allowed to weather for two winters. This stain was recommended because it is porous and would adhere to the clapboard. The stain has weathered well and has not peeled. Specifications for the entire building were developed using the stripper and stain that produced these good results in the test area.
- Stripping and staining the General Store will reduce future maintenance costs for the building by eliminating the cost of scraping peeling paint. Stain slowly wears but does not peel. This will minimize the cost and increase the efficiency and effectiveness of City government.
- 147 vendors were notified via the Michigan Intergovernmental Trade Network (MITN) system. One vendor, Hermes Painting Company, 2582 Blackpine, Troy MI 48098, submitted a total bid of \$45,000.00. One statement of no bid was also received.
- Three companies that completed site inspections were asked why they did not submit bids and provided the following responses:
  - Felt that semi-translucent stain would not provide a completely uniform, visually appealing finish.
  - Insufficient staff to complete the project.
  - Could not provide the bid deposit when bids were due.

### **Financial Considerations**

- Funds for stripping and staining the General Store are available in the Museum capital account #4018047975900.

August 5, 2008

To: Phillip L. Nelson, City Manager  
Re: Bid Award – Stain Exterior General Store

### **Legal Considerations**

- ITB-COT 08-14, Staining of the General Store Exterior was competitively bid as required by City Charter and Code.
- All bidders were given the opportunity to respond with their level of interest in supplying all equipment, labor, and materials to strip and stain the exterior of the General Store.
- The contractor has submitted proper insurance and specified requirements.

### **Policy Considerations**

This recommendation addresses the following Outcome Statement:

- Troy adds value to properties through maintenance or upgrades of infrastructure and quality of life venues.

### **Options**

- City management and the Museum staff of the Library Department recommend awarding a contract to strip and stain the exterior of the General Store to the sole bidder, Hermes Painting Company, 2582 Blackpine, Troy MI 48098 for a total estimated cost of \$45,000.00 at prices contained in the bid tabulation opened on June 11, 2008.

LC/councilmemostripandstain.doc

Opening Date -- 6/11/08  
 Date Prepared -- 8/4/08 sl

CITY OF TROY  
 BID TABULATION  
 STAINING GENERAL STORE

VENDOR NAME:	**	<b>Hermes</b>			
		<b>Painting Co.</b>			
Ck #		1250360430			
Amount	10%	\$ 4,500.00			
Proposal: FURNISH ALL EQUIPMENT, MATERIAL, AND LABOR TO STAIN THE EXTERIOR OF THE GENERAL STORE LOCATED AT THE TROY HISTORICAL MUSEUM					
<b>COMPLETE FOR THE SUM OF:</b>		<b>\$ 45,000.00</b>			
STAIN BRAND:		<b>Woodscapes Semi Transparent</b>			
MANUFACTURED BY:		<b>Sherwin Williams</b>			
<b><u>ADDITIONAL COSTS</u></b>		UNIT PRICE			
Clapboard Replacement:		Per Ln.Ft			
		<b>\$ 5.00</b>			
<b>INSURANCE:</b>	Can Meet	XX			
	Cannot Meet				
<b>SITE INSPECTION</b>	Visited the Site	Yes			
	Date:	6/4/2008			
	Did not visit Site				
<b>COMPLETION DATE</b>	Can complete by	<b>August 15, 2008</b>			
	Cannot complete				
	But offers:	Date Depends on the			
<b>PROGRESS PAYMENTS</b>	Payment Schedule	Stripping			
		Blank			
<b>TERMS:</b>		Blank			
<b>WARRANTY:</b>		3 yrs			
<b>EXCEPTIONS:</b>		Blank			
<b>ACKNOWLEDGEMENT: Signed</b>	Y or N	Yes			

NO BID:  
Regal Painting of Michigan

\*\* DENOTES SOLE BIDDER

ATTEST:  
Loraine Campbell  
Diane Fisher  
Linda Bockstanz

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 Susan Leirstein CPPB  
 Purchasing Director