

Board of Park Commissioners Approval Form

Botanical Conservatory Boilers Replacement Project

Project: 2024040 QuestCDN No.: 9119903

Project Approval Request

Scope of Work:

This project includes turnkey installation of new boilers, components, and services to upgrade the existing boiler system at the Foellinger-Freimann Botanical Conservatory. Three existing boilers will be removed, and three new specified units installed. In addition, the flue pipe will be modified as required for the new system, while the water supply, return piping, and gas lines will be reconfigured to accommodate the proper function of the new system.

Improper function of condensation lines has led to prior maintenance issues; these will be redirected to existing floor drains. In addition, any rooftop ventilation modifications will be completed as necessary.

Two quotes were received through an advertised, public bid process via QuestCDN on behalf of the Board of Park Commissioners on June 7, 2024, and Allied Mechanical, Inc. was the lowest, qualified bidder.

Board Approval:

At this time, I would like to request approval for a contract with **Allied Mechanical, Inc.** at a total cost of **\$234,933.00**, with the funding to come from the Parks Cumulative Capital Fund and Conservatory Trust.

The Fort Wayne Parks and Recreation and the Board of Park Commissioners, met to host their regularly scheduled monthly Board meeting on **June 13, 2024**, to approve the above-referenced project and contract, in the amount of **\$234,933.00**.

*We, the Board of Park Commissioners, on the date stated, do **ATTEST**, sign the above-referenced and attached documents, and approve as presented.*

Justin Shurley, President

Cory Miller, Vice-President

Richard Briley, Commissioner

Jenna Jauch, Commissioner

Steve McDaniel, Director, Board Secretary



Foellinger Freimann Botanical Conservatory Boilers Replacement Project

Bid Request

City of Fort Wayne Parks and Recreation Department

The Fort Wayne Parks and Recreation Department shall receive bids for a turnkey installation of new boilers, components, and services to upgrade the existing boilers system per the scope of work in the bid specifications. Bids shall be uploaded to the website www.QuestCDN.com until 11:00a.m. on Friday, June 07, 2024. Refer to boilerplate bid documents for requirements of bid submission and work to be completed.

Existing boilers are found in the basement-level mechanical room. There is a freight elevator that traverses from the Conservatory basement to the first floor. The elevator doors open to the east on the basement level, and opens to both east and west on the first floor. The first-floor west doors open to the exterior of the building. This can be used by installers we ask that you closely coordinate usage with the owner.

Scope of Work

The following is a general scope of work for the project. The vendor/contractor shall provide the work and materials required for a complete installation that meets local, state, and federal codes. This may not be a completely inclusive list of the required work and materials needed for the turnkey solution.

1. Remove (3) existing boilers per E.P.A regulations and supply and install (3) Lochinvar FBN2001 Crest 99% efficient boilers or approved equal. All spoils generated by this work shall be removed and disposed of off-site by the contractor.
2. Stainless steel flue pipe to be modified as required to meet manufacturers' recommendations for the proper function of new boilers and meet current codes.
3. Reconfigure the heating water supply and return piping as required for the proper function of new boilers and to meet manufacturers' recommendations along with identifying stickers.
4. Reconfigure the existing gas lines to boilers as required to make proper connections to new boilers and to meet manufacturers' recommendations along with identifying stickers.
5. Include all electrical components and modifications as required for proper function and installation of new boilers.
6. All new piping to be insulated.



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7. All condensation lines are to be directed to existing floor drains, and the existing floor drain grates need to be replaced with new ones.
8. Provide necessary work and materials required in the basement mechanical room.
9. Include necessary items required for permitting and for state certification.
10. The vendor/contractor shall contact Troy Bates (427-6922) with Fort Wayne Parks and Recreation to schedule a site visit to view the existing boilers prior to bids due. Allow a minimum of two days' notice.
11. CONSTRUCTION SCHEDULE: July 5, 2024 to September 27, 2024.
12. PERMITS: Contract price shall include permits and licenses, and shall arrange for and make required inspections and tests that are required by any governmental agencies.
13. CODES: The boilers equipment shall be furnished and installed in accordance with manufacturer specifications.
14. CONTINGENCY ALLOWANCE: A contingency allowance of \$5,000 shall be automatically added to each bid through the QuestCDN bid site. This amount shall be utilized for scope changes as directed by the Owner.
15. PHOTO DOCUMENTATION: See attached photos for reference.

Submit Proposals via www.QuestCDN v-bid website in .pdf format by the due date and time.

Bid Tabulation

Project Name: Foellinger-Freimann Botanical Conservatory Boilers Replacement

QuestCDN No.: 9119903

Project No.: 2024040

Bids Due: 6/07/2024 at 11:00am EST

CONTRACTOR:	Flow-Tech	Allied Mechanical Inc.	
Base Bid (including \$5,000 allowance):	\$243,400.00	\$234,933.00	
TOTAL	\$243,400.00	\$234,933.00	

Existing Boiler photos

Botanical Conservatory Boiler Replacement					
TYPE	GAS	IN	OUT	CIRCUIT SETTERS	
Boiler #1	7	44	43		34
Boiler #2	6	46	45		36
Boiler #3	5	48	47		38
Future	4	50	49		
Pump #1		41	42		
Pump #2		39	40		
Expansion Tank		35			























