



City of Smyrna

City of Smyrna
A.Max Bacon City Hall /
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Issue Sheet

File Number: AGR2021-15

Agenda Date: 11/15/2021

Version: 2

Status: Agenda Ready

In Control: City Council

File Type: Agreement

Agenda Number: B.

WARD / COUNCILMEMBER: Ward 3 / Councilmember Travis Lindley

\$ IMPACT: \$63,175.00

Agenda Title:

Approval for the replacement of the boiler at Smyrna City Hall (2800 King Street, Smyrna) by MaxAir Mechanical, 814 Livingston Court, Marietta, GA, 30067, in the amount of \$63,175.00 to be funded out of the Green Energy CIP and authorize the Mayor to sign and execute all related documents.

Ward 3: Councilmember Travis Lindley

ISSUE AND BACKGROUND:

Project Scope: Remove and replace (1) hydronic heating boiler with condensing boiler

Option 2 - Replace existing boiler and buffer tank with high-efficiency condensing boiler:

- Replace existing CHN0990 boiler with new Lochinvar Crest FBNIO0I condensing boiler
- New unit features:
 - o Up to 98% thermal efficiency
 - o Up to 10:1 turndown
 - o Smart system digital controls with graphic LCD display
 - o Stainless steel fire-tube heat exchanger
 - o Low NOx operation
 - o Includes condensate neutralization kit
 - o Includes new ECM variable speed boiler pump
 - o Medium-mass design eliminates need for buffer tank
- Demolition of existing boiler and tank
- Demolition of existing venting
- Installation of new boiler and tank
- Installation of new PVC venting
- Reconnect piping, with appropriate insulation
- Installation of emergency shut -off to comply with ASME CSD-1 standard
- Startup and verify proper boiler and tank operation

Total Cost - Option 2: \$63,175

Clarifications:

- All material and labor required to complete the work in a professional manner to be provided by Maxair.
- All debris associated with work performed to be cleaned and removed.
- Demolition and salvage of sheet metal, plumbing, and piping material and equipment is property of Maxair, including coils.
- Insulation to match existing base-building on new work only. Patching, or insulation of existing ductwork, is not included , but can be priced upon ceiling removal and inspection.
- All required cranes, lift s, and ladders to be provided by Maxair.

Exclusions:

- Only work listed above is included in our scope.
- Unless otherwise noted: after hours work, trash removal, painting and cleaning, electrical and power wiring, fire/life-safety including duct smoke detectors, repairs to existing equipment and controls, roofing and structural steel are not included in this price.
- Protection of base building and tenant areas.
- Pricing is subject to change after 30 days.

RECOMMENDATION / REQUESTED ACTION: Approval for the replacement of the boiler at Smyrna City Hall (2800 King Street, Smyrna) by MaxAir Mechanical, 814 Livingston Court, Marietta, GA, 30067, in the amount of \$63,175.00 to be funded out of the Green Energy CIP and authorize the Mayor to sign and execute all related documents.