

Minutes

RTA Organizational, Services and Performance Monitoring Committee Meeting

9:31 a.m., May 14, 2019

Committee: Lucas (Chair), Bibb

Other Board members: Byrne, Clough, Joyce, McCall, Moss, Welo

Not present: Serrano

Also Present: Anderson, Astolfi, Becker, Benford, Bitto, Boylan, Brooks-Williams, Burney, Catalusci, Caver, Cottrell, Cranford, Dietrich, Faith, Ferraro, Fields, Flannery, Finnerty, Gautam, Gibbons, Gray (D), Gray (M), Harris, Houston, Jaszczak, Keshtkaran, Kirkland, Laule, Lewis, Lively, Loh, Manning, Ortega, Peganoff, Pinkney-Butts, Ponder, Ross, Schipper, Shaffer, Shariff, Sims, Singh, Stocking, Sutula, Temming, Togher, Uhas, Vukmanic, Wiehe, Wilson, Winn, Young, Zeller

Rev. Lucas called the meeting to order at 9:31 a.m. The secretary called the roll and reported that two (2) committee members were present. Mayor Clough asked for volunteers to join this committee.

RFP Procurement: Elevator, Escalator and Lift Maintenance

Terence Boylan, manager of Asset & Configuration and Shawn Becker, contract administrator, made the presentation. Currently, RTA has 12 escalators and 38 elevators. All the elevators are to meet ADA requirements. There are monthly preventative maintenance on all equipment per manufacture specifications. Kone has been servicing equipment for RTA for the last 12 years. They have handled preventative and corrective maintenance with an overall up time of 95%. ADA compliance at all bus and rail stations is required. The equipment is maintained in adverse conditions. The equipment runs 24 hours a day, 7 days a week and 365 days a year. Equipment is located at 24 different locations between rail, bus stations and buildings. It's maintained and reliable for public use. In the new contract, there is monthly maintenance with 24 hour coverage. There is no cost for call outs after hours. They will monitor the equipment remotely at no cost to RTA and there will be an annual escalator step cleaning. Two mechanics will be available at all times during business hours from 7 a.m. – 3:30 p.m. There will be maintenance control plans, which is mandated by the State of Ohio.

This RFP was issued January 14, 2019. Proposals were due February 14. Six interested parties downloaded the package. Three firms submitted proposals. All were brought in for interviews. The evaluation panel consisted of various RTA departments using evaluation criteria. The recommended vendor is Kone, Inc. They were founded in 1910. They are a global leader in this industry and have experience with large agencies similar to RTA. They have a local office in Brecksville, OH. They have been RTA's contractor for 12 years. They are dedicated to call back reduction, which is demonstrated in their no cost for call backs. They have experience with Cleveland Hopkins Airport, the Federal Building, John Glenn Columbus International Airport, Washington Metropolitan Area Transit Authority (WMATA), among others. A 0% DBE goal was assigned to this procurement.

Staff requests that the Organizational, Services & Performance Monitoring Committee recommend an award to Kone, Inc. to provide elevator, escalator & lift maintenance & repair services in a total contract amount not to exceed \$2,680,000.00 for a three year base period with two one-year options not to exceed \$952,000.00 and \$984,000.00 respectively, for a total contract not to exceed

\$4,616,000.00. Chief McCall asked that there be a provision for turnaround response time for repairs. Shawn Becker added that with the remote monitoring, Kone will know when equipment goes down. Terry added that the new contract calls for a two-hour response time and one hour for emergencies. They will also have a dedicated parts warehouse for RTA equipment. Ms. Moss asked if there are penalties if they don't perform in accordance with the contract. Shawn said there are penalties in the contract, up to 5% of the annual contract amount. The previous five-year contract was \$4.8 million compared to the current contract of \$4.6 million, which demonstrates improvements with the cost.

It was moved by Mr. Bibb, seconded by Rev. Lucas and approved to move to the full board.

Quarterly Management Report – 1st Quarter

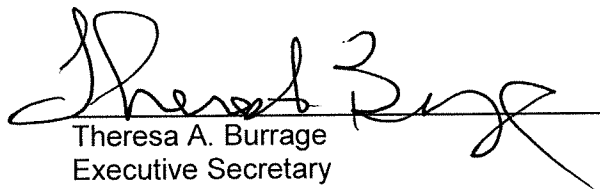
Dr. Caver, interim CEO, General Manager/Secretary-Treasurer, made the presentation. For the 1st quarter, RTA has been executing and strategically planning. The management team is focused on advancing the Pillar Studies and advocating for increased transit infrastructure funding. During the 1st quarter, two of the five studies were completed. Those are the Economic Impact study and Rail Car study. The System Redesign study and Fare Equity studies were kicked off. The Financial and Economic Review study conducted by the GCP will begin in the 2nd quarter. A presentation will be made to the board at the next meeting. Advocacy efforts along with local, regional and state partners have resulted in the passage of Ohio House Bill 62, which pledged \$70 million statewide. The Bill funding was increased by \$40 million. These funds were moved out of the State Transportation budget and pledged to be incorporated into the General Fund Revenue budget. The plan is to use the money for infrastructure recapitalization.

The Operating Ratio is projected at 20%. It's below the 25% goal, but it is higher than previous years. The 1-month Operating Reserve is projected at 1.7 month coverage. This allows for fiscal solvency if there are negative effects from revenue. During the federal shutdown, the operating reserve enabled RTA to have cash to pay vendors. Agencies without an operating reserve were negatively affected. The sales tax contribution to capital goal is >10%. Thirteen percent will be committed this year. This helps to match grants and pay for local components of the capital fund. The CIP is strong, but there are still unfunded portion. Sales tax is continuing to do well. It's projected to have a 3% increase. The goal is 1.5% increase, which is line with economic forecasting.

Rev. Lucas adjourned the meeting at 9:45 a.m.



Floun'say R. Caver, Ph.D., Interim CEO
General Manager/Secretary/Treasurer



Theresa A. Burrage
Executive Secretary