



# City of Eustis

P.O. Drawer 68 • Eustis, Florida 32727-0068 • (352) 483-5430

TO: EUSTIS CITY COMMISSION

FROM: Tom Carrino, City Manager

DATE: March 7, 2024

RE: Resolution Number 24-30: Fire Station Number 22 Bay Doors Replacement –  
Emergency Request

---

## **Introduction:**

Resolution Number 24-30 approves expenditure in excess of \$50,000 and authorizes the City Manager to execute an agreement with AAA American Garage Doors, Inc. for professional installation of seven (7) bay doors at the Eustis Fire Station #22.

## **Background:**

Fire Station Number 22 experienced a faulty, malfunctioning bay garage door a couple years ago and a repair was performed to the rolling door opener. It has now gotten to the point where all seven garage doors are in a deplorable condition. The metal guides and beams which roll open the doors are falling apart and can potentially prevent the vehicles from exiting the fire station when called for emergency assistance. This could result in a “Life or Death” situation and be considered a serious and dangerous condition requiring immediate action.

Staff discussed this situation with other fire departments in Lake County. Their consensus was to hire AAA American Garage Doors, Inc. of Clermont, Florida. The City of Leesburg’s Fire Department has recently experienced the same issues with their bay doors and highly recommend this company. AAA American Garage Doors has also previously worked with the City and provided a quality product at competitive pricing.

Due to the dire state of affairs these deteriorating doors present, staff is requesting to forego the City’s Bid Policy requirements for purchases over \$50,000. These doors need to be replaced immediately and the bidding process requires public advertising resulting in potentially a lengthy award process.

AAA American Garage Doors, Inc. has presented the City with an offer to replace all seven doors:

- (4) 18x14 rolling steel commercial doors with one see-through section; 18 gage material with 100,000 high cycle spring; galvanized steel guides with galvanized mounting angle. **\$55,200**
- (3) 12x14 rolling steel doors with 1 see-through section; 18 gage material with 100,000 high cycle spring; galvanized steel guides with galvanized mounting angle. **\$29,961**
- (7) Lift master gear head industrial motors with cell phone operation and 28 transmitters with entrapment protection. **\$16,450**
- Remove all existing doors and motors. **No Charge**
- Labor to install new doors and motors **\$18,000**

The total cost for this project is **\$119,661**. There are sufficient funds for this purchase in the approved 2023/24 Capital Outlay Account #010-8600-522-60-16 (FS 22 Bay Doors).

The City's purchasing policies require that the Commission approve any purchase that exceeds \$50,000.

**Recommended Action:**

Staff recommends approval of Resolution Number 24-30.

**Discussion of Alternatives:**

In this particular situation, there really are no alternatives to consider. The City of Eustis must be able to provide emergency assistance to their residents at all times. Faulty bay doors at the fire station may ultimately lead to locking our emergency vehicles inside the building, rendering them unable to respond to the crisis.

**Budget/Staff Impact:**

The Fiscal Year 2023/24 CIP Budget includes funding for the required replacement of Fire Station 22's Bay Doors.

**Prepared By:**

Sally Mayer, Administrative Assistant – Public Utilities

**Reviewed By:**

Rick Gierok, P.E., Director of Public Works and Utilities  
Chief Michael Swanson, Eustis Fire Department  
Deputy Chief Shawn Kelleher, Eustis Fire Department

**Attachments:**

Resolution Number 24-30  
AAA American Garage Doors, Inc. - proposal