



City of Ketchum

July 5, 2022

Mayor Bradshaw and City Councilors  
City of Ketchum  
Ketchum, Idaho 83340

Mayor Bradshaw and City Councilors:

**Recommendation to Approve Purchase Order #22114 to  
Replace One HVAC Unit at City Hall**

**Recommendation and Summary**

Staff is recommending the Council approve Purchase Order #22114 with Thornton Heating to replace one gas/ electric HVAC unit at City Hall by adopting the following motion:

“I move to approve Purchase Order #22114 with Thornton Heating for a new HVAC unit at City Hall.”

**Introduction and History**

The current unit has failed and is not repairable. Initially, the city scoped replacement of all mechanical systems as part of the tenant improvements to new City Hall. The systems are not only at the end of their useful life; they are also very inefficient and do not meet the city’s clean energy standards. The initial estimate below was developed and did not include costs associated with strengthening electrical service to the building.

**23 HEATING, VENTILATING & AIR CONDITIONING**

HVAC Demolition, Allowance	15,575	SF	1.73	\$26,945
Sheetmetal Duct & Insulation	14,020	LBS	10.64	\$149,173
Grilles, Registers & Diffusers	100	EA	258.75	\$25,875
HVAC Equipment, Allowance	15,575	SF	25.30	\$394,048
HVAC Control System	15,575	SF	4.89	\$76,162
HVAC Test & Balance	80	HRS	120.75	\$9,660
HVAC Misc Work, Allowance	1	LS	35,000	\$35,000
			<b>46.03</b>	<b>\$716,862</b>

Based on the need to reduce the scope and budget, this component was reduced from the final project. Staff did investigate installation of an electric-based cooling unit but power upgrade to the building would need to occur.

**Financial Impact**

Funds will come from the CIP account.

**Attachments**

Purchase Order #22114  
Thornton Heating Quote



**CITY OF KETCHUM**  
 PO BOX 2315 \* 191 5TH ST. \* KETCHUM, ID 83340  
 Administration 208-726-3841 (fax) 208-726-8234

**PURCHASE ORDER**  
 BUDGETED ITEM? \_\_\_ Yes \_\_\_ No

**PURCHASE ORDER - NUMBER: 22114**

<b>To:</b> 4114 THORNTON HEATING & SHEETMETAL INC BOX 242 KETCHUM ID 83340	<b>Ship to:</b> CITY OF KETCHUM PO BOX 2315 KETCHUM ID 83340
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P. O. Date	Created By	Requested By	Department	Req Number	Terms
07/01/2022	kchoma	kchoma		0	

Quantity	Description	Unit Price	Total
1.00	CITY HALL FURNACE 01-4193-9930	15,345.00	15,345.00
	SHIPPING & HANDLING		0.00
	TOTAL PO AMOUNT		15,345.00

\_\_\_\_\_  
 Authorized Signature

Thornton Heating & Sheetmetal, INC.  
P.O.Box 242  
Ketchum, Idaho 83340  
208-726-5520

# Proposal

Date	Estimate #
6/15/2022	2098

Name / Address
Ketchum City Hall City of Ketchum Box 2315 Ketchum, ID, 83340

Sales Rep	GC
Project	
191 W. 5th. St.	

Quantity	Description	Cost	Total
	HVAC		
1	State HVAC permit	390.00	390.00
1	Demo with discard fees	860.00	860.00
1	Carrier 96% efficient gas furnace	3,788.00	3,788.00
1	Carrier R-410 A/C coil	1,320.00	1,320.00
1	Carrier 13 SEER A/C condenser	4,458.00	4,458.00
1	Crane rental	680.00	680.00
1	Installation and ductwork modification	3,849.00	3,849.00
thorntonheating@hotmail.com		<b>Total</b>	\$15,345.00

Terms: All material is guaranteed to be as specified. All work to be completed in a professional manner according to standard practices. Any alteration or deviation from the original proposal will be an extra charge above the original figure. Proposals are good for 30 days. Any proposal constitutes a firm price for work to be done. Budget numbers will be billed on time and material and can exceed or fall short of proposal price.

Signature \_\_\_\_\_

Date: \_\_\_\_\_

ALL CREDIT CARD PAYMENTS WILL  
HAVE A 3% PROCESSING FEE AS OF  
5/04/2020.