

AGENDA
PUBLIC BUILDING AUTHORITY
October 31, 2023 Meeting

Council Hall – Sevierville Civic Center

2:00 P.M.



AGENDA
PUBLIC BUILDING AUTHORITY
October 31, 2023
Sevierville Civic Center – Council Hall
2:00 P.M.

A. CALL TO ORDER

1. Pledge of Allegiance
2. Invocation

B. ROLL CALL

C. MINUTES – August 2, 2023

D. PUBLIC FORUM

E. REPORTS

F. OLD BUSINESS

1. Consider **correction for purchasing door hardware for the Community Center**
(August 2, 2023 Agenda, Item G.8) – *Lucas Munasque*

1

G. NEW BUSINESS

1. Election of Officers
2. Consider approval **to purchase flooring for the Children’s Center** in the amount of
\$11,312.22 – *Lucas Munasque*

13

H. OTHER BUSINESS

I. ADJOURNMENT

**PUBLIC BUILDING AUTHORITY of the
CITY OF SEVIERVILLE, TENNESSEE**

August 2, 2023

A called meeting of the Public Building Authority of the City of Sevierville, Tennessee, was held at Sevierville Civic Center, 130 Gary Wade Boulevard, Sevierville, Tennessee, on August 2, 2023, at 2:00 PM.

There were present and participating at the meeting:

Brenda McCroskey, Secretary/Treasurer

Jim Medlin, Director

Jessica Ratcliff, Director

Mike Sutton, Director

Rodney Tarwater, Vice Chairman

Andrew Temple, Chairman

Absent:

Howard Murrell, Director

Senior Staff Present:

Lynn McClurg, CFO/City Recorder

Bob Moncrief, Project Manager

Ed Owens, City Attorney

Joseph Manning, Police Chief

Bob Parker, Parks & Recreation Director

Russell Treadway, City Administrator

Chairman Temple chaired the meeting with Lisa Taylor as secretary of the meeting. A motion was made by Vice Chairman Tarwater and seconded by Director Sutton to approve the March 29, 2023, minutes and to dispense with the reading. Motion carried.

PUBLIC FORUM

Chairman Temple opened the public forum. There being no comments, the public forum was closed.

REPORTS

Chairman Temple recognized Bob Moncrief, who updated the board regarding the cost estimates for the community center and police department expansion projects.

NEW BUSINESS

Chairman Temple recognized Bob Moncrief, who requested approval to amend the operating contract by and between the City of Sevierville and the Public Building Authority of the City of Sevierville to increase the budget for the community center expansion to an amount not to exceed \$10,900,000 to enable Denark to contract with Morristown Automatic Sprinkler for replacement of the main pipe and fittings, sprinklers, etc. in the existing areas currently not under contract for renovation. A motion was made by Director McCroskey and seconded by Director Medlin to approve the amendment as requested. Motion carried.

Chairman Temple recognized Bob Moncrief, who requested approval of Prime Contract change order No. 3 to Denark Construction for police station PEMB shed in the amount of \$218,278.00. A motion was made by Director Sutton and seconded by Director Ratcliff to approve the change order as presented. Motion carried.

Chairman Temple recognized Bob Moncrief, who requested approval of Prime Contract change order No. 4 to Denark Construction for replacement of existing fire suppression system in the amount of \$294,889.00. Denark will subcontract to Morristown Automatic Sprinkler Company. A motion was made

by Director McCroskey and seconded by Director Medlin to approve the change order as requested. Motion carried.

Chairman Temple recognized Bob Moncrief, who requested approval of Prime Contract change order No. 6 to Denark Construction for electrical modifications per changes to ASI 007 in the amount of \$40,828.00. Moncrief stated it was an error by the contractor and they have agreed to pay \$10,500.00 toward the modifications. A motion was made by Vice Chairman Tarwater and seconded by Director Sutton to approve the change order as requested. Motion carried.

Chairman Temple recognized Bob Parker, who requested approval to purchase flooring for the gymnasium in the Children's center in the amount of \$37,704.08 from RFS Sports/Tarkett Sports under Sourcewell contract #031022-FTU. A motion was made by Vice Chairman Tarwater and seconded by Director Ratcliff to approve the purchase as requested. Motion carried.

Chairman Temple recognized Bob Parker, who requested approval to purchase fitness equipment for the Community Center in the amount of \$321,456.00 from Direct Fitness Solutions under Sourcewell contract #081120. A motion was made by Director Medlin and seconded by Director Sutton to approve the purchase as requested. Motion carried.

Chairman Temple recognized Bob Parker, who requested approval to purchase office furniture for the Community Center in the amount of \$35,075.00 from OfficeWorks under Omnia Partners Cooperative contract #2020000610. A motion was made by Director McCroskey and seconded by Vice Chairman Tarwater to approve the purchase as requested. Motion carried.

Chairman Temple recognized Bob Parker, who requested approval to purchase door hardware for the Community Center in the amount of \$15,932.00 from Newstone, Inc. a member of Sourcewell. A motion was made by Director Medlin and seconded by Director Sutton to approve the purchase as requested. Motion carried. (Staff follow-up determined this vendor does not have a Sourcewell contract and product will be competitively priced and presented to the Board at an upcoming meeting.)

Chairman Temple recognized Joseph Manning, who requested approval to purchase office furniture for the police department in the amount of \$48,521.00 from OfficeWorks under Omnia Partners Cooperative contract #2020000610. A motion was made by Director McCroskey and seconded by Vice Chairman Tarwater to approve the purchase as requested. Motion carried.

Chairman Temple recognized Joseph Manning, who requested approval to purchase fitness equipment for the police department in the amount of \$15,084.00 from Direct Fitness Solutions under Sourcewell contract #081120. A motion was made by Director Ratcliff and seconded by Vice Chairman Tarwater to approve the purchase as requested. Motion carried.

Chairman Temple recognized Bob Moncrief, who requested approval to purchase lockers for the Community Center and police department in the amount of \$43,496.37 from Global Industrial under Omnia Partners Cooperative contract #R211402. A motion was made by Director Medlin and seconded by Director Sutton to approve the purchase as requested. Motion carried.

There being no further business to discuss, the meeting adjourned at 2:23 PM.

Approved: _____
Andrew Temple, Chairman

Attest: _____
Lisa K. Taylor, Recorder



PBA Board Memorandum

DATE: October 31, 2023

AGENDA ITEM: Consider correction for purchasing door hardware for the Community Center (August 2, 2023 Agenda, Item G.8)

PRESENTATION: At the PBA meeting on August 2, 2023, Item G.8, Door Hardware for the Community Center, was presented for \$15,932 to Newstone and listed as a “Sourcewell” approved vendor. We found this was an error. The order was split among the following vendors to bring into compliance with our purchasing policy:

Build with Ferguson	\$2,462.32 (Lock cores)
Grainger	\$5,991.03 (Lock Levers & Cylindrical locks)
Newstone	\$5,223.00 (Exit Devices)
Newstone	\$2,598.00 (Locksmithing)

REQUESTED ACTION: Consider correction as requested.



PBA Board Memorandum

DATE: August 2, 2023

AGENDA ITEM: Consider approval to purchase door hardware for Community Center.

RESPONSIBILITY: Bob Parker

PRESENTATION: It is necessary to replace the forty plus year old hardware to match the new door hardware and lock system in the Community Center.

Consider approval to purchase door hardware in the amount of \$15,932.00. Newstone, Inc. is the supplier of door hardware for the expansion areas and is a member of one of our approved purchasing cooperatives: Sourcewell.

REQUESTED ACTION: Approve as presented.

↓
Not a "Sourcewell"
vendor

Bob Moncrief

From: David Curd
Sent: Tuesday, October 24, 2023 10:48 AM
To: Bob Moncrief
Subject: FW: Thank You For Your Build With Ferguson Order!

From: Build.com Customer Service <customerservice@build.com>
Sent: Thursday, October 5, 2023 9:19 AM
To: David Curd <dcurd@seviervilletn.org>
Subject: Thank You For Your Build With Ferguson Order!

Caution! This message was sent from outside your organization.

[Allow sender](#) | [Block sender](#)



Thank you for your order!

We'll send tracking when items ship.

[View Order Summary](#)

[Order #86939023](#)

Placed: 10/05/2023

Shipping Information

City of Sevierville
David Curd
310 Robert Henderson Rd
Sevierville, TN 37862
8656804426

Payment Information

Visa (7021) - \$2,462.32

City of Sevierville
David Curd
PO Box 5500
Sevierville, TN 37864
8654535504

Shipping Details

Standard Delivery



Schlage 23-030-C123

Color/Finish: Satin Chrome

Locking: Single Cylinder

47 @ \$52.23 each

Leaves the Warehouse in 1 to 2 business days



Schlage 35-003

Color/Finish: Nickel

\$7.51

Leaves the Warehouse in 1 to 2 business days

Order Summary

Subtotal:	\$2,462.32
Shipping:	FREE
Grand Total:	\$2,462.32

NEED TO MAKE CHANGES?

ACT FAST. WE SHIP QUICKLY.

[Cancel Online](#) [Order Summary](#)

Once items have processed, we are unable to change the order.

Your App For Every Home Improvement Project



Customer Quotation.

Ship To:

CITY OF SEVIERVILLE
Attn: DAVID CURD
120 GARY WADE BLVD
SEVIERVILLE, TN 37862-3844
US
Shipper Account:

Information

Grainger Quote Number 2055522739, 48525935,
Print Date 09/14/2023
Customer Account 879287720
Department Number
Contact Name DAVID CURD
Contact Phone 8658680939
Contact Fax
Contact Email dcurd@sevierilletn.org
Customer PO
Customer Job Name

eQuote Information: 2055522739, 48525935, 2055560078

Comments: One or more items may be non-cancelable /non-returnable. Please see item notes below.

Line	Description	MFG Part No	Lead Time Bus.days	Qty.	Unit	Quote Price	Extended Price
10		ALX53JD RHO 626	5	17	EA	191.75	3,259.75
	RHODES ENTRY SATIN CHROME LEVER Mfr Brand Name SCHLAGE Customer Part No.: Carrier: 22327 - FDX GROUND Cost expiration date: 12/11/2023 Taxable: NO Notes: Product is Non-Cancelable/Non-Returnable.						
20		ALX10 RHO 626	5	3	EA	163.93	491.79
	GRADE 2 PASSAGE CYLINDRICAL LOCK Mfr Brand Name SCHLAGE Customer Part No.: Carrier: 22327 - FDX GROUND Cost expiration date: 12/11/2023 Taxable: NO Notes: Product is Non-Cancelable/Non-Returnable.						

Thank You!

WW GRAINGER FINDMRO BRANCH
FINDMRO BRANCH
100 GRAINGER PKWY
LAKE FOREST IL 60045-5201

800-Grainger
www.grainger.com

Page 1 / 2



Customer Quotation

Information

Grainger Quote Number	2055522739
Print Date	09/14/2023
Customer Account	879287720
Page	2 / 2

30	ALX80JD RHO 5	5	EA	191.75	958.75
	626				

GRADE 2 STOREROOM CYLINDRICAL LOCK

Mfr Brand Name SCHLAGE

Customer Part No.:

Carrier: 22327 - FDX GROUND

Cost expiration date: 12/11/2023

Taxable: NO

Notes: Product is Non-Cancelable/Non-Returnable.

40	26-091 C 626 5	8	EA	127.53	1,020.24
----	----------------	---	----	--------	----------

MORTISE CYLINDER

Mfr Brand Name SCHLAGE

Customer Part No.:

Carrier: 22327 - FDX GROUND

Cost expiration date: 12/05/2023

Taxable: NO

50	1-Cyl Deadbolt, Less FSIC, Satin Chrome	46TX09	2	2	EA	130.32	260.50
	SCHLAGE B660J 626 Country of Origin: Mexico Total \$						

Total Sell Price in USD

5,991.03

This is not an invoice. Changes to product or quantities may result in different pricing. Availability and lead times are subject to change and can be confirmed at order placement. Additional lead time may apply for AK and HI. Unless otherwise stated, these items are sold for domestic consumption in the United States. If exported, purchaser assumes full responsibility for compliance with U.S. export control. Contact Sales Rep or Grainger branch listed below for questions, order placement or to submit a new request. RETURN POLICY: Sourced Product is subject to the manufacturer's return policy and may not be returnable. Please contact Grainger at Customer Care at 1-800-GRAINGER (472-4643) to verify whether your Sourced Product item(s) can be returned. A restocking fee and other charges may apply. Returned Sourced Product must be in new/unused and in original packaging. Customer is responsible for return shipping costs for Sourced Products. No cancellations, refunds or credits are allowed for items marked in Sourced Product quotations or invoices as "Non-Cancellable" or "Non-Returnable".



BID TABULATION FORM

PO #: _____
Date: 10-16-2023 By: D.Curd

7



FREE SHIPPING
ALL ORDERS \$300 AND UP!

HELLO: SIGN IN / REGISTER

MY CART ▼




Search Site...

WE SHIP SAME DAY, FROM MULTIPLE WAREHOUSES


[Locks & Hardware](#) » [Cart Contents](#)

Shopping Cart

Free Shipping on Orders \$300 & Up - No sales tax will be charged (except orders shipped to NY)

Remove	Product(s)	Qty.	Total
	 Dorma 9600AA 630 Grade 1 Concealed Vertical Rod Exit Device, Narrow Stile Pushpad <small>630 Series - Stainless Steel</small>	2	\$3,430.08
			Sub-Total: \$3,430.08 Standard Delivery: Free

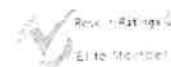
UPDATE

Comments About Your Order

Continue Shopping

CHECKOUT

OR


[Shipping Rates & Options](#)
Check Out with **PayPal**
[Home](#) [Shop By Brand](#) [Request a Quote](#) [Shipping & Returns](#) [Contact Us](#)
[Commercial Locks](#) [Residential Locks](#) [Exit Hardware](#) [Mortise & Pin Locks](#) [Exit Devices](#) [Electric Cylinders](#)
[Door Closers](#) [Continuous Hinges](#) [Builders Hardware](#) [Door Sills & Holders](#) [Door Uprights](#)
[Pushpads/Grabbars](#)

[Back to Top](#)



FREE SHIPPING
ALL ORDERS \$300 AND UP!

HELLO: SIGN IN / REGISTER

MY CART ▼



Search Site...




WE SHIP SAME DAY, FROM MULTIPLE WAREHOUSES



Locks & Hardware » Cart Contents

Shopping Cart

Free Shipping on Orders \$300 & Up - No sales tax will be charged (except orders shipped to NY)

Remove	Product(s)	Qty.	Total
	 <p>Cal-Royal 98TP-00 Entrance Thumbpiece Trim Size: 98TP-00 - Entrance Thumbpiece Trim Color: Silver - Small for 1 1/2" Bore, 1" Core - 255 core Door Thickness Standard - 1 1/2" - 3 1/2" door</p>	4	\$530.72
	 <p>Cal-Royal NALRMA9800EQ Rim Push Bar Alarm Exit Device Size: NALRMA9800EQ - Rim Push Bar Alarm Exit Device Finish: US320 - Satin Stainless Steel</p>	4	\$2,117.48
	 <p>Schlage 23-030 Full Size Interchangeable (Removable) Core FSIC Size: 23-030 - Full Size Interchangeable (Removable) Core FSIC Finish: 23-030 - Full Size Interchangeable (Removable) Core FSIC</p>	4	\$237.60
			Sub-Total: \$2,885.80
			Standard Delivery: Free

Comments About Your Order


[Shopping Cart Contents](#)

 Check Out with **PayPal**

[Home](#) [Shop By Brand](#) [Request a Quote](#) [Shipping & Returns](#) [Contact Us](#)

[Commercial Locks](#) [Residential Locks](#) [Exit Hardware](#) [Keypad/Prox Locks](#) [Pivot Hinges](#) [Electric Strikes](#)
[Door Closers](#) [Continuous Hinges](#) [Exit Hardware](#) [Door Stops/Butlers](#) [Door Hinges](#)
[Thresholds/Caseworking](#)

[Plexon.com](#)



FREE Shipping on \$500+ orders

[98TP-US32D-3 Von Duprin 98 Series with 990TP Thumbpiece Rim Panic Exit Device in Satin Stainless](#)**LOCKDEPOT®**

Search



Your Cart (4 Items)

Von Duprin

[98TP-US32D-3 Von Duprin 98 Series with 990TP Thumbpiece Rim Panic Exit Device in Satin Stainless](#)

98TP-US32D-3

\$1,758.58

< 4 >

\$7,034.32**Subtotal:** \$7,034.32**Shipping:** [Add Info](#)**Coupon Code:** [Add Coupon](#)**Gift Certificate:** [Gift Certificate](#)**Grand total:** \$7,034.32

We're offline

October 16, 2023 8:37 AM

Newstone

5944 Quintus Loop Chattanooga, TN 37421
(423) 313-8698 Phone (423) 321-8317 Fax

9/27/23

City of Sevierville Community Center
Sevierville, TN

4 each Cal-royal exit devices - **\$2,659.00 plus tax**
(openings: 211A, 211B, 211C, & 213B)

There are more exit devices on the list that we had to price with Dorma due to Cal-royal not having the narrow stile device.

2 each Dorma exits - **\$2,574.00 plus tax**
(opening: 100C)

Locksmith/keying work for the project per your list - **\$2,598.00 plus tax**

- Note: Locksmith/keying price is for keying only and does not include the cylinder/core for each lock/exit

Thanks,

Shawn Stone
Newstone, Inc.
423 313-8698

The pricing listed above is valid for 30 days.



PBA Board Memorandum

DATE: October 31, 2023

AGENDA ITEM: Consider approval to purchase flooring for the Children's Center in the amount of \$11,312.22.

PRESENTATION: Consider approval to purchase LVT flooring for the Children's Center in the amount of \$11,312.22. The pricing is under state contract.

REQUESTED ACTION: Approve as presented.

Interface®



Quotation #
Q-1237534

BILL TO
City Of Sevierville
310 Robert Henderson Rd.,
Sevierville, Tennessee
37862
United States

SHIP TO
City Of Sevierville
310 Robert Henderson Rd.,
Sevierville, Tennessee
37862
United States

Quote Location	Heartland
Date	7/28/2023
Job Name	City of Sevierville - LVT Quote
Contact	David Curd
Account Executive	Patrick Kelley
Account Executive Phone #	(615) 504 3971
Account Executive Email	patrick.kelley@interface.com
Expiration Date	8/27/2023

All products are made to order, we cannot accept returns or change orders.

Line Item	Style	Size	Backing	Color	Quantity	Price	Per	Total Value
LVT								
1	Scorpio	50 cm x 50 cm	4.5 mm Sound Choice Backing	Pewter.A0171 7	2,825.55	\$ 2.99	ft²	\$ 8,448.39
2	Scorpio	50 cm x 50 cm	4.5 mm Sound Choice Backing	Electric Blue.A01708	807.30	\$ 2.99	ft²	\$ 2,413.83
Subtotal								\$ 10,862.22
Others								
3	Freight				1.00	\$ 450.00		\$ 450.00
Subtotal								\$ 450.00
Total								\$ 11,312.22

This Quote does not include Freight, Taxes or Install, unless noted. For questions regarding Taxes, Freight or Install, please contact Customer Service using the contact information below.

Quote Comments

STATE OF TN CONTRACT Vendor ID: 0000157845 Contract Number: 0000000000000000000072746

Additional Information

Click this "<https://shop.interface.com/US/en-US/help-center/lead-time-and-overage.html>" for our Standard Overage Policy, Custom And Standard Options Overage Policy, Adhesives, Sealers and TacTiles® Application.

Customer Service

Expedited shipping charges may apply if you elect to ship outside of our allotted time frame.

PLEASE INCLUDE BOTH THIS QUOTE AND YOUR CUSTOMER'S PO IN ORDER TO BE PROCESSED PROPERLY.

To place an Order, please use quoteNo, or visit our website at www.interface.com. All Quotes and POs can be emailed or faxed to the following :

PHONE: 800.634.6032

EMAIL: orders@interface.com

FAX : 1.844.812.6555

FAX CS EAST AREA