



STATE OF OHIO
DEPARTMENT OF ADMINISTRATIVE SERVICES
GENERAL SERVICES DIVISION
OFFICE OF PROCUREMENT SERVICES
4200 SURFACE ROAD, COLUMBUS, OH 43228-1395

REQUIREMENTS CONTRACT: Property Management for the William Green Building

CONTRACT NUMBER: CSP904909

EFFECTIVE DATES: 06/22/09 TO 06/30/11

The Department of Administrative Services has accepted Proposals submitted in response to Request for Proposal (RFP) No. CSP904909 that opened on May 22, 2009. The evaluation of the Proposal responses has been completed. The Offeror listed herein has been determined to be the highest ranking Offeror and has been awarded a Contract for the services listed. The respective Proposal response including, Contract Terms & Conditions, any Proposal amendment, special Contract Terms & Conditions, specifications, pricing schedules and any attachments incorporated by reference and accepted by DAS become a part of this Services Contract.

The agency listed herein is eligible to make purchases of the contracted services in any amount and at any time as determined by the agency. The State makes no representation or guarantee that department will purchase the volume of services as advertised in the Request for Proposal.

This Requirements Contract is effective beginning and ending on the dates noted above unless, prior to the expiration date, the Contract is renewed, terminated, or cancelled in accordance with the Contract Terms and Conditions.

This Requirements Contract is available to the Ohio Bureau of Workers Compensation as applicable.

Questions regarding this and/or the Services Contract may be directed to:

Ross Leider, CPPB
ross.leider@das.state.oh.us

This Requirements Contract and any Amendments thereto are available from the DAS Web site at the following address:



<http://www.ohio.gov/procure>

UNSPSC CATEGORY CODE: 80161600

Budget data: FY2008 \$2.7 million

FY2009 \$2.9 million

FY2010 projected to not exceed \$2.6 million

OAKS Number: 16279

Staffing Plan	Rate	Total Cost FY2010	Rate	Total Cost FY2011
MANAGEMENT AND ADMINISTRATION				
Building Manager	\$ 49.18	\$ 135,742	\$ 49.18	\$ 135,742
Accountant	\$ 21.84	\$ 59,419	\$ 21.84	\$ 59,419
Administrative Assistant	\$ 15.77	\$ 42,905	\$ 15.77	\$ 42,905
Painter	\$ 19.57	\$ 56,315	\$ 19.57	\$ 56,315
Utility	\$ 13.95	\$ 40,143	\$ 13.95	\$ 40,143
HVAC				
Operation Manager	\$ 37.50	\$ 103,331	\$ 38.00	\$ 103,331
Assistant Manager	\$ 25.19	\$ 72,487	\$ 25.19	\$ 72,487
Lead Mechanic	\$ 24.21	\$ 69,666	\$ 24.21	\$ 69,666
Mechanic	\$ 20.10	\$ 57,840	\$ 20.10	\$ 57,840
HVAC Operator	\$ 20.87	\$ 60,056	\$ 20.87	\$ 60,056
CLEANING				
Manager	\$N/A	\$	\$ N/A	\$
GENERAL BUILDING/ATRIUM				
Utility	\$ 19.57	\$ 56,315	\$ 19.57	\$ 56,315
SECURITY				
Control Room	\$ 15.22	\$ 141,247	\$ 15.53	\$ 144,072
TOTAL STAFFING PLAN		\$ 895,466		\$ 898,291
Budget Plan	Fee	Total Cost FY2010	Fee	Total Cost FY2011
MANAGEMENT AND ADMINISTRATION				
Management Fee	\$ 7,083\mth	\$ 85,000	\$ 7,083	\$ 85,000
Supplies / Miscellaneous	\$ 1,680\mth	\$ 20,162	\$ 1,731	\$ 20,767
HVAC				
In-House Salaries/Wages	\$In Staff Plan	\$	\$In Staff Plan	\$
Materials / Supplies	\$ 11,496\mth	\$ 137,950	\$ 11,668\mth	\$ 140,020
Other (Explain)	\$ 5,315\mth	\$ 63,783	\$ 5,368\mth	\$ 64,421
CLEANING				
Contract Services	\$ 35,074\mth	\$ 420,882	\$ 35,600\mth	\$ 427,195
Supplies	\$ 6,500\mth	\$ 78,000	\$ 6,630\mth	\$ 79,560
In-House Salaries / Wages	\$ 0	\$0	\$ 0	\$
GENERAL BUILDING/ATRIUM				
In-House Salaries / Wages	\$In Staff Plan	\$	\$In Staff Plan	\$
Contract Services	\$ 53,192\mth	\$ 638,303	\$ 53,990\mth	\$ 647,878
SECURITY				
Contract Services – Control Room/Dock	\$ In Staff Plan	\$	\$In Staff Plan	\$
TOTAL BUDGET PLAN		\$ 1,444,080		\$ 1,464,841
TOTAL ANNUAL NOT TO EXCEED COST = Staffing Plan+Budget Plan		FY2010 \$ 2,339,546		FY2011 \$ 2,363,132

CONTRACTOR INDEX

CONTRACTOR AND TERMS:

BID CONTRACT NO.: CSP904909-1 (06/30/11)

0000085830
Jones Lang LaSalle Americas
200 E. Randolph Street
Suite 4300
Chicago, IL 60601

TERMS: Net 30 Days

Remit To Address
000085830
Jones Lang LaSalle Americas
30 W. Spring Street
Level B2
Columbus, OH 43215

CONTRACTOR'S CONTACT: Mr. jack Quatman

Telephone: (614)-644-5250
Fax: (614) 752-8156
E-Mail: jack.quatman@am.jll.com