

**MEMORANDUM
DEPARTMENT OF FACILITY SERVICES
COUNTY OF PLACER**

To: Honorable Board of Supervisors Date: August 18, 2015

From: Ken Grehm, Facility Services Interim Director
By: Rob Unholz, Capital Improvements Manager

Subject: Capital Improvements / Job Order Contracting / Pride Industries One, Inc. and John F. Otto, Inc. dba Otto Construction / Job Order Contracting, Project No. 9486.04

ACTION REQUESTED

Approve award of bid to Pride Industries One, Inc. and John F. Otto, Inc. dba Otto Construction, the two lowest responsible and responsive bidders, for Job Order Contracting in an amount not-to-exceed \$1,000,000 per contract, for a 12 month period from the date of the first Notice to Proceed issued under each contract.

Adopt a Resolution authorizing the Director of Facility Services, or designee, to execute the contracts, to sign Job Orders up to \$250,000 and approve any supplemental Job Orders, consistent with the County Purchasing Manual and Section 20142 of the Public Contract Code. Funding is provided by current and future Capital Projects.

BACKGROUND: On May 19, 2015, your Board approved plans and specifications and authorized solicitation of bids for Job Order Contracting. Bid solicitations were advertised in accordance with the Public Contract Code. Fourteen (14) building exchanges were notified of the bid solicitation and bid documents were viewed by one hundred fourteen (114) trade contractors on Public Purchase. Bids were opened by Procurement Services on June 17, 2015, resulting in the six (6) bids listed in the attached Bid Tabulation Sheet (Attachment 1). The two apparent responsive and responsible low bidders are PRIDE Industries One, Inc. located in Roseville, CA, and John F. Otto, Inc. dba Otto Construction located in Sacramento, CA.

These Job Order Contracts provide indefinite quantity contracts under which contractors will perform a variety of projects, consisting of specific construction tasks, at various locations. The scope of the work performed includes general construction, repair, remodel and other repetitive related work to be performed under the management of the Department of Facility Services.

The contracts are defined as indefinite quantity contracts; however, the Minimum Contract Value is \$50,000 for each contract and each Contractor will receive aggregate Job Orders totaling at least \$50,000 during the Contract term. The Estimated Maximum Contract Value is \$1,000,000. The County reserves the right to exercise an option to increase the Maximum Contract Value to the amount currently authorized by the California Public Contract Code, currently \$4.1 million. Facility Services recommends that your Board authorize the Director of Facility Services, or designee to execute Job Orders up to \$250,000 for approved, funded projects and maintenance work. The Department will return to your Board for authorization of Job Orders not meeting these criteria. In order to proceed with the Job Order Contracting project, it is requested that your Board award the bid pursuant to the County Purchasing Policy Manual.

ENVIRONMENTAL CLEARANCE: Because there are no specific projects related to the request to bid the JOC Contract, your Board's action is not a Project as defined in the California Environmental Quality Act (CEQA) Guidelines Section 15378(a) and therefore is not subject to CEQA.

FISCAL IMPACT: The estimated total cost of Job Orders to be awarded is anticipated to be \$2,000,000. There are sufficient funds appropriated in the Capital Project Fund.

Attachment 1- BID TABULATION
Attachment 2- RESOLUTION

KG:SB:RU:DH:SH

CC: COUNTY EXECUTIVE OFFICE
PROCUREMENT SERVICES

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BID TABULATION

JOB ORDER CONTRACTING – GENERAL CONSTRUCTION

PROJECT NO. 9486.04

BID DATE: JUNE 17, 2015

BID NO.: 9486.04

Adjustment Factor

<u>CONTRACTOR</u>	<u>LOCATION</u>	<u>BID AMOUNT</u>
1. PRIDE Industries One, Inc.	Roseville, CA	1.0686
2. John F. Otto, Inc. dba Otto Construction	Sacramento CA	1.0786
3. PNP Construction, Inc.	Auburn, CA	1.0876
4. Landmark Modernization dba Landmark Construction	Loomis, CA	1.0914
5. Fregoso Builders, Inc.	Sacramento, CA	1.1189
6. Staples Construction Company	Ventura, CA	1.1385

Before the Board of Supervisors County of Placer, State of California

In the matter of: A RESOLUTION AUTHORIZING
THE DIRECTOR OF FACILITY SERVICES, OR
DESIGNEE, TO TAKE VARIOUS ACTIONS
ASSOCIATED WITH JOB ORDER CONTRACTING,
PROJECT NO. 9486.04.

Resol. No. _____

The following Resolution was duly passed by the Board of Supervisors of the County of Placer
at a regular meeting held _____, 2015 by the following vote on roll
call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

Chair, Board of Supervisors

Attest:

Clerk of said Board

BE IT HEREBY RESOLVED by the Board of Supervisors of the County of Placer, State of
California, this Board delegates authority to the Director of Facility Services, or designee, to
execute the contracts, to sign Job Order up to \$250,000 and approve any supplemental Job
Orders, consistent with the County Purchasing Manual and Section 20142 of the Public Contract
Code.