

**MEMORANDUM
COUNTY OF PLACER
DEPARTMENT OF ADMINISTRATIVE SERVICES
PROCUREMENT SERVICES DIVISION**

TO: Honorable Board of Supervisors
FROM: Brett Wood, Purchasing Manager
DATE: October 20, 2015
SUBJECT: Kings Beach Benefit Assessment District Maintenance Services, Reject All Bids

ACTION REQUESTED

Authorize rejection of all bids received for the Kings Beach Benefit Assessment District Maintenance Services Bid No. 10498.

BACKGROUND

The Kings Beach Commercial Core Improvement Project (Project) is located within the County's unincorporated area of Kings Beach. The Project represents a public investment in excess of \$48 million to revitalize Kings Beach through constructing storm water drainage and treatment infrastructure, reconfiguring and rebuilding State Route 28, and adding 10-foot wide sidewalks, Class 2 bike lanes, public bus shelters, and related improvements. An important element highlighted during public outreach was how the new improvements will be maintained into the future. In Tahoe City adjacent property owners are responsible for maintaining sidewalk areas adjacent to their property, including snow removal. An assessment district is a means for the property owners to collectively fund efforts to maintain the sidewalk areas adjacent to their properties.

On October 23, 2012, your Board adopted a Resolution to form Kings Beach Benefit Assessment District No. 1. The District was created pursuant to the provisions of the Benefit Assessment Act of 1982, Article XIII D of the Constitution of the State of California, and the Proposition 218 Omnibus Implementation Act, that provides for the levy and collection of assessments by Placer County to pay for the maintenance and services of all improvements and related facilities within the District.

The formation of the Kings Beach Benefit Assessment District No. 1 ("District") intends to provide and ensure consistent maintenance and operations of the streetscaping improvements within the sidewalk areas. These improvements are located within the road right-of-ways and dedicated public easements which are within the boundaries of the District. The maintenance of the District improvements include snow management (including removal, hauling, and storage), the repair/replacement of all sidewalk improvements, power-washing of the sidewalks, emptying of trash receptacles, landscape maintenance and litter pick up. Services provided include all materials, equipment, labor and administrative costs associated with the annual administration and operation of the District.

The Department of Public Works and Facilities-Tahoe Engineering Division collaborated with Procurement Services to develop Invitation for Bids (IFB) No. 10498 for The Benefit Assessment District Maintenance Services which included all of the tasks intended to maintain the improvements made within the District. The IFB was distributed to Three hundred sixty three potential bidders and posted on the County's website. Twenty-two firms reviewed the Bid. A Pre-Bid Meeting was conducted in Tahoe on September 10, 2015 with six firms present and a subsequent total of two bid responses were received.

Due to the low number of responses received, the Procurement Services Division contacted firms which had attended the pre-bid conference but did not submit bid responses. The firms indicated they chose not to participate in the bid due to licensing constraints and limited partnership opportunities within the community between landscape and snow removal services.

The bid requested annual pricing for all tasks. Both submitted bids were found to be responsive and responsible, however both bids came in significantly over budget. Procurement Services and the Department were unsuccessful in negotiating a mutually acceptable contract with either firm. No bid protests were received on this solicitation. The Department concurs with Procurement's recommendation to cancel all bids.

FISCAL IMPACT

There is no fiscal impact associated with this action.

- cc: Ken Grehm, Director of Public Works and Facilities
- Peter Kraatz, Deputy Director of Department of Public Works and Facilities
- Brian Stewart, Senior Civil Engineer, Tahoe Engineering Division
- Cynthia Taylor, Senior Administrative Services Officer – Department of Public Works and Facilities

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