



M E M O R A N D U M
FACILITIES MANAGEMENT
CAPITAL IMPROVEMENTS DIVISION
County of Placer

TO: Honorable Board of Supervisors **DATE:** July 7, 2020

FROM: Steve Newsom, Director of Facilities Management
By: Genevieve Vargas, Senior Architect

SUBJECT: Capital Improvements / Award of Bids / Pride Industries One, Inc., North Star Construction and Engineering, Inc., Mesa Energy Systems, Inc. / Job Order Contracting

ACTION REQUESTED

Approve award of bids to Pride Industries One, Inc., North Star Construction and Engineering, Inc. and Mesa Energy Systems, Inc., the three 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 commencing upon issuance of the first Notice to Proceed of the first Job Order.

Authorize the Director of Facilities Management, or designee, to execute the contracts, upon County Counsel and Risk Management concurrence, 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 for the projects constructed under these contracts is included as part of project budgets submitted in the FY 2020-21 Capital Projects Fund Budget.

BACKGROUND

On May 5, 2020, 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. Seven building and bid exchanges and three hundred eighty-two vendors were notified of the bid solicitation and bid documents were viewed by thirteen trade contractors on bids&tenders™. On June 4, 2020, four bidders submitted their proposed Adjustment Factors which serve as their bids (see attached Bid Tabulation Sheet). These Adjustment Factors are applied to preset unit prices for project labor, material, and equipment as established in the County's published Construction Task Catalog which is a part of the plans and specifications. The three apparent responsive and responsible low bidders are Pride Industries One, Inc., North Star Construction and Engineering, Inc and Mesa Energy Systems, Inc.

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 of County buildings to be performed under the management of Facilities Management.

The contracts are defined as indefinite-quantity contracts; however, there is no minimum contract value and the estimated maximum contract value of each of the three contracts is \$1,000,000.

Facilities Management recommends that your Board authorize the Director of Facilities Management, 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 IMPACT

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. Environmental clearance will be required on a project-specific basis.

FISCAL IMPACT

Assuming all contracts are expended up to the maximum contract value, the estimated total project cost is \$3,300,000. This includes \$3,000,000 for construction and \$300,000 for Project management, force account work, and contingencies. No funding is being requested as part of this item. Individual Job Orders are budgeted as separate projects in the Capital Projects FY 2020-21 Budget with funding determined as part of each project's approval.

ATTACHMENTS

Attachment 1 - Bid Tabulation

ATTACHMENT 1

BID TABULATION

JOB ORDER CONTRACTING – GENERAL CONSTRUCTION

PROJECT: Job Order Contracting 2020

BID DATE: June 4, 2020

BID NO.: 20086

Adjustment Factor

Criteria		Award
<u>CONTRACTOR</u>	<u>LOCATION</u>	<u>BID</u>
<u>AMOUNT</u>		
1. Danco Builders*	Arcata, CA	
1.1960		
2. Pride Industries One, Inc.	Roseville, CA	
1.2495		
3. North Star Construction and Engineering, Inc.	Yuba City, CA	
1.2943		
4. Mesa Energy Systems, Inc.	Sacramento, CA	
1.3743		

*Procurement Services deemed Danco Builders' bid non-responsive.

